

Property Summary



DAILY TRAFFIC CONDITIONS

TRAFFIC COUNT	DAILY TRAFFIC
COUNT	180,092
STREET	I-95
COUNT 2	20,842
STREET 2	Main Street

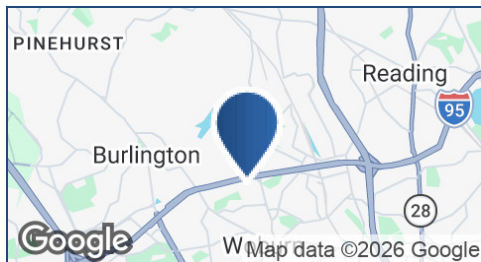
DEMOGRAPHICS - 2025

DEMOGRAPHICS	3 MILE	5 MILE	7 MILE
Estimated Population	86,374	213,272	474,259
Average HH Income	\$171,971	\$199,943	\$191,037
Estimated Households	34,342	82,317	185,906

PROPERTY HIGHLIGHTS

- ±10 acres for sale or lease
- Zoning is LBOD (Life Sciences and Business Overlay District)
- Area Retailers include Kohl's, Ulta Beauty, BJ's, MattressFirm, Mavis Discount Tire, Sun & Ski Sports, HomeGoods, DSW, Sephora, T.J. Maxx, Market Basket, Dave & Buster's, West Elm, Marshall's, Target, Michael's, Party City, and many more

* Figures shown represent estimates



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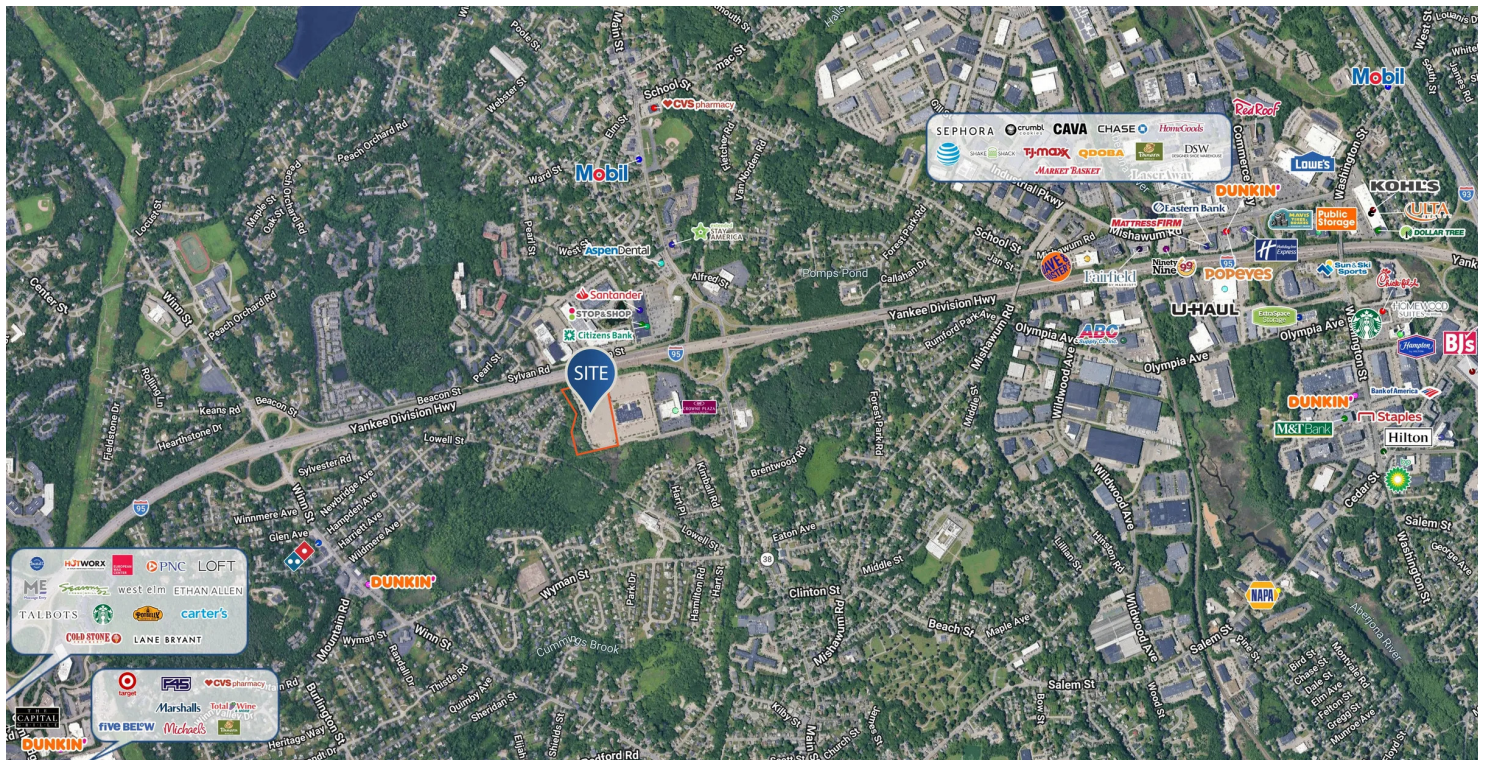
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No warranty or representation, expressed or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, any special list conditions imposed by our Principals.

Location Map



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