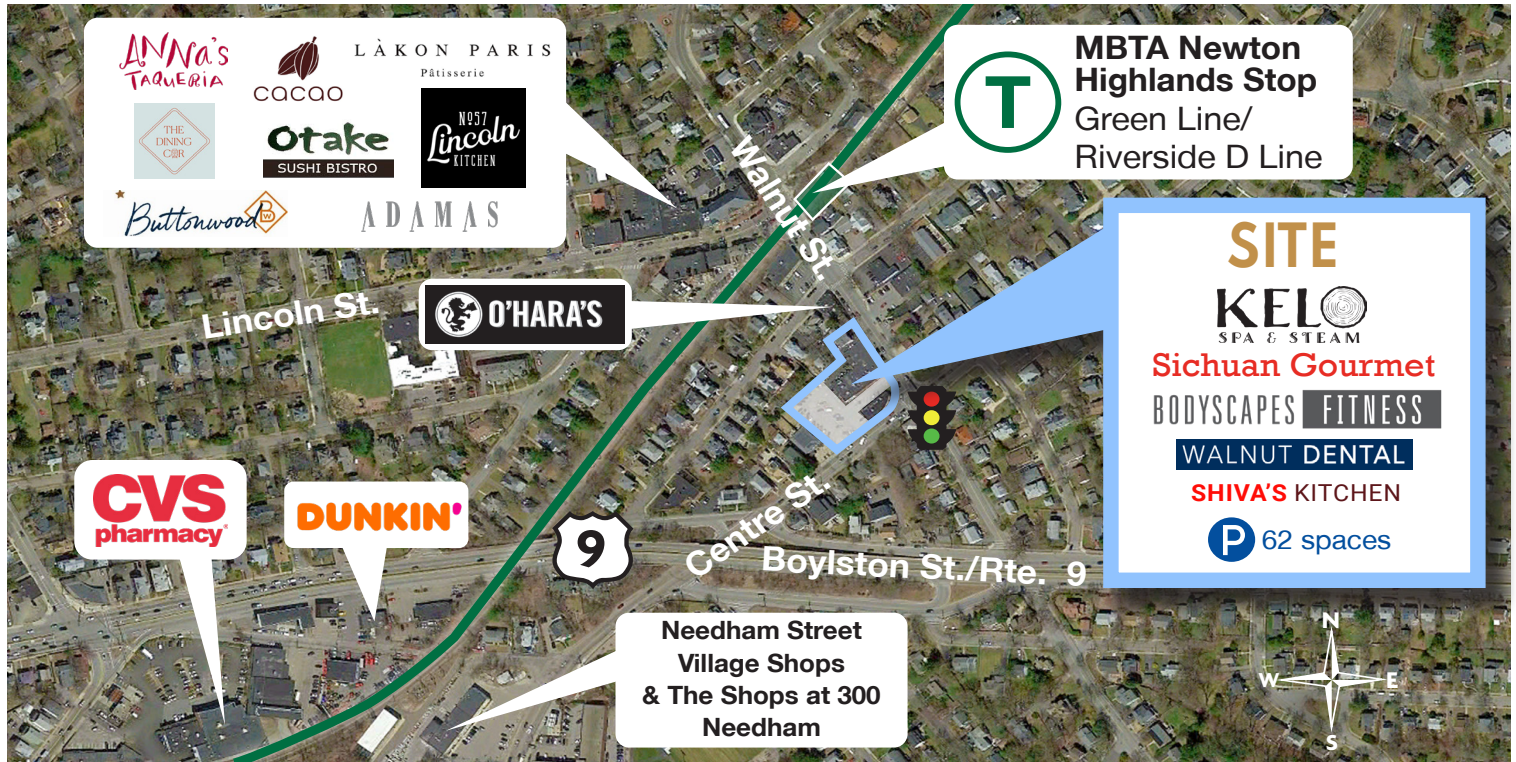


1637 Centre Street

1637 Centre Street, Newton, MA 02461

PROPERTY SF
15,357 SF

AVAILABLE SF
FULLY LEASED



DESCRIPTION

- Fully Leased
- Three freestanding buildings totaling 15,357 SF located at Walnut Street and Centre Street (dominant retail arteries in Newton)
- Newton Highlands is a densely-populated, affluent neighborhood in Newton approx. 7 miles west of Boston
- Located 1 block from Boylston St./ Rte. 9 and 1.5 miles from Exit 20 on I-95/Rte.128
- 1/4 mile from MBTA green line T stop Newton Highlands with approx. 423,000 annual weekday boardings
- 62 space private parking lot



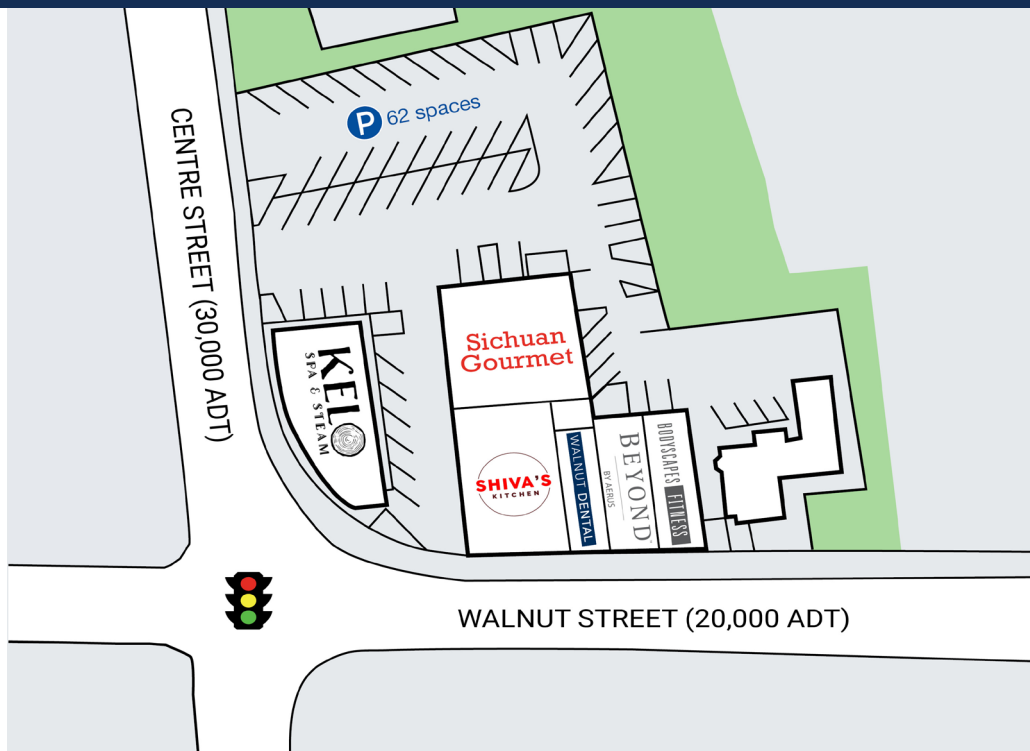
FOR MORE INFORMATION

Matt Sieckhaus, Asset Manager | msieckhaus@linearretail.com | Office 781.202.3532

1637 Centre Street, Newton, MA 02461

AVAILABLE SF

FULLY LEASED



SPACE AVAILABLE: Fully Leased

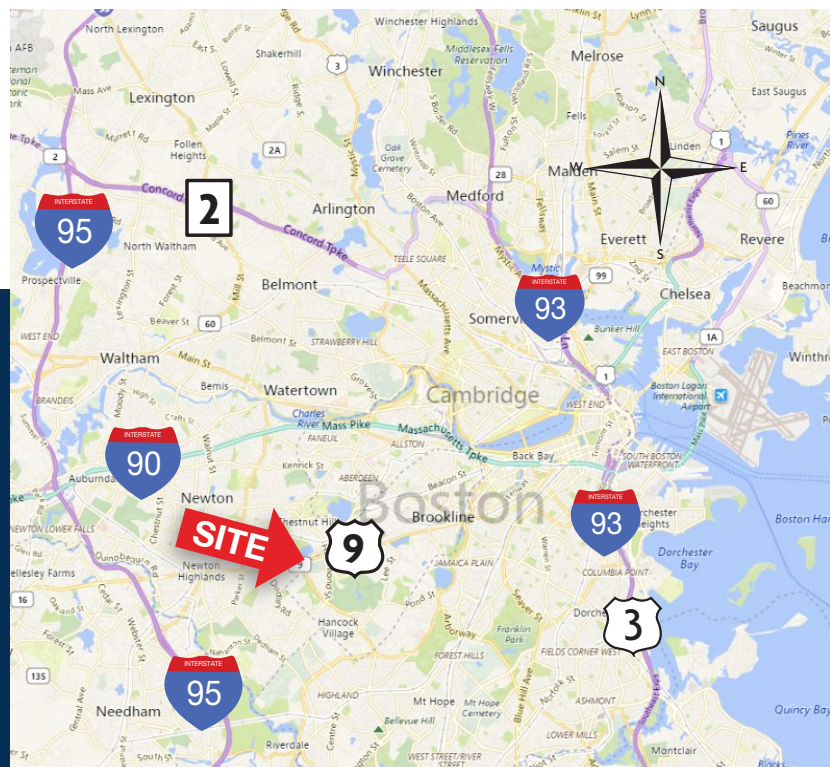
PARKING: 62 space private parking lot

ADT: 20,000 per day (Walnut St.)
30,000 per day (Centre St.)

Demographics

Radius	1.0 MI	1.5 MI	2.0 MI
Population	16,236	30,359	50,152
Average Income	\$194,463	\$200,915	\$206,589
Office Population	8,897	23,251	38,743

30,000 cars pass the site per day on Centre Street.



FOR MORE INFORMATION

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