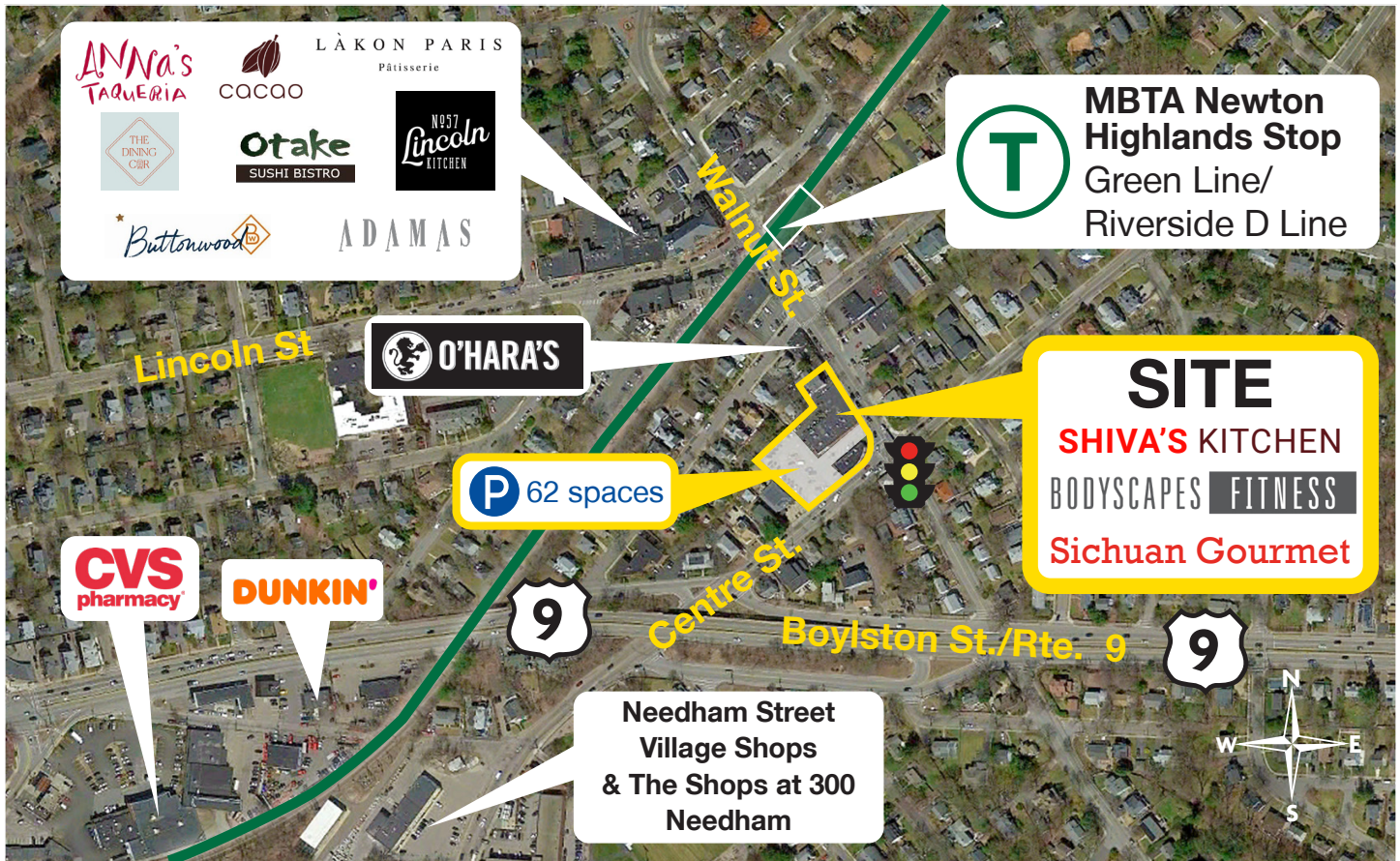


Newton Highlands

1637 Centre St. & 1197 Walnut St., Newton, MA 02460



DESCRIPTION

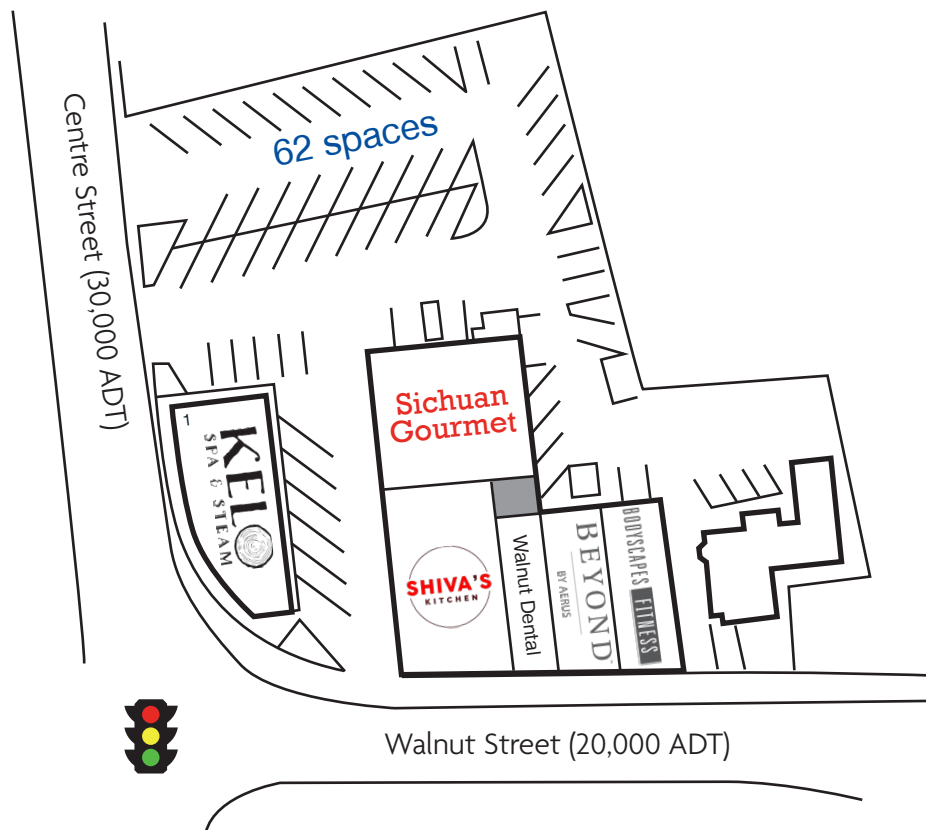
- Fully Leased
- Three freestanding buildings totaling 15,357 SF located at Walnut Street and Centre Street (dominant retail arteries in Newton)
- Newton Highlands is a densely-populated, affluent neighborhood in Newton approximately 7 miles west of Boston
- Located 1 block from Boylston St./Rte. 9 and 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

Evan Eisenhardt, SVP - Leasing | eisenhardt@linearretail.com | Office 781.202.3536 | Cell 617.807.0577

1637 Centre St. & 1197 Walnut St. Newton, MA



SITE DATA

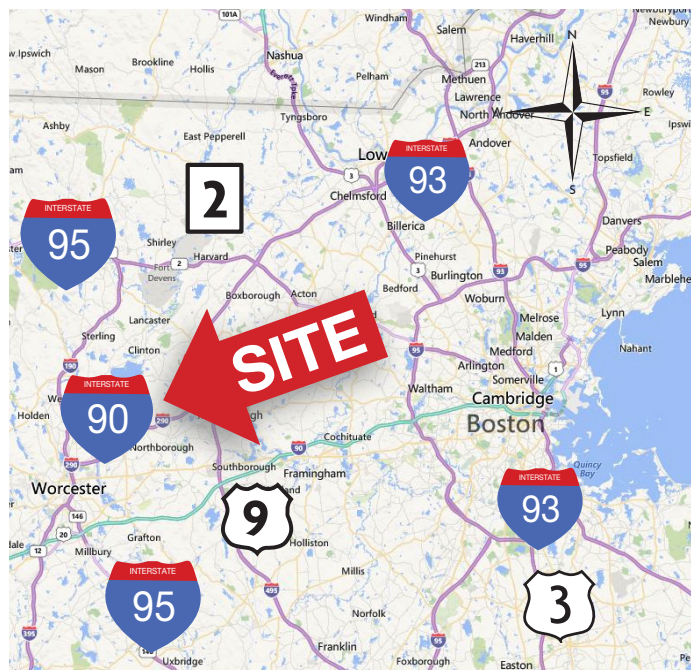
Space Available: Fully Leased

Area Tenants: O'Hara's Pub, Anna's Taqueria, Lakon Paris Patisserie, 57 Lincoln Kitchen, Buttonwood Restaurant

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

DEMOGRAPHICS

Radius	Residential Population	Average HH Income	Office Population
0.5 mile	5,056	\$252,572	2,798
1.0 mile	16,493	\$276,922	9,460
1.5 mile	30,025	\$273,544	20,750



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