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# THORNTON'S RESTAURANT

RETAIL PROPERTY FOR LEASE

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### PROPERTY DESCRIPTION

CRG Commercial has been exclusively retained to lease the former Thornton's Restaurant space at 100 Peterborough St in they Fenway neighborhood of Boston, MA. This property offers high foot traffic from the surrounding residential buildings filled primarily with students and young professionals. It's also one block from bustling Boylston St which leads to Fenway Park. The space features a 700 sf patio for seasonal outdoor dining and is well known in the community after decades of use as a restaurant space.

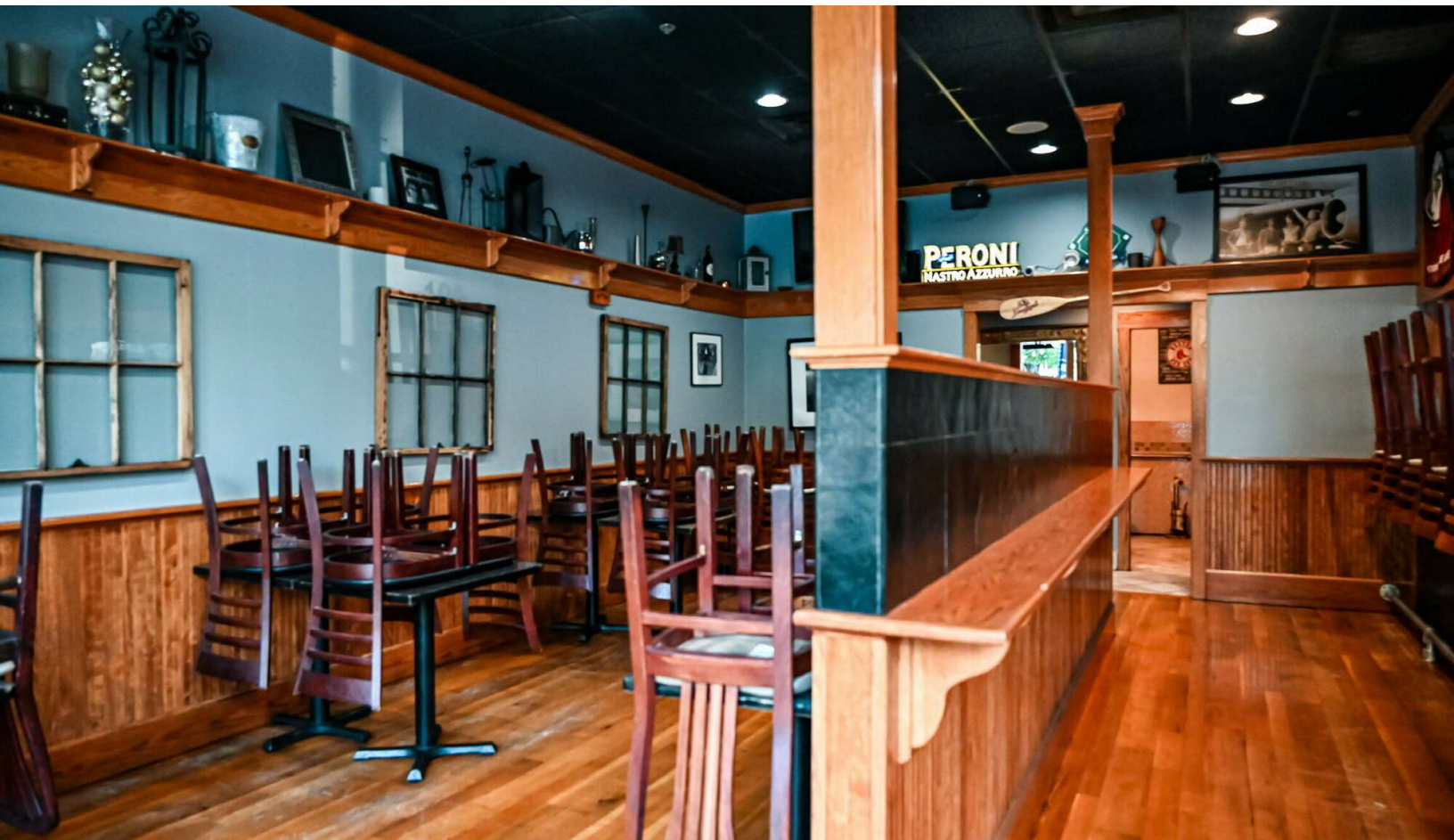
### PROPERTY HIGHLIGHTS

- 5 Walk-Ins (3 Fridge, 2 Freezer)
- High foot traffic and population density
- 700 sf Outdoor Patio (seasonal)
- Abundant natural light throughout the property
- Prime location offering exceptional visibility and access
- Customizable space to suit retail, office, or restaurant ventures
- Convenient and desirable address in the heart of Boston
- Ample opportunities for branding and signage

### OFFERING SUMMARY

Lease Rate:	\$15,000.00 per month (NNN)
Number of Units:	8
Available SF:	3,700 SF
Lot Size:	10,420 SF
Building Size:	7,364 SF

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	4,769	7,917	32,861
Total Population	9,909	22,977	91,839
Average HH Income	\$91,633	\$77,907	\$97,118





Yard House

TD

Tasty Burger

BerkshireBank

Santander

STARBUCKS COFFEE

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BLICK art materials

Bank of America

BrooklineBank

CRG

FENWAY PARK

T

CHASE

CB2

PAVEMENT COFFEEHOUSE

CAFFÈ NERO

FENWAY HEALTH

clover food lab

Citizens

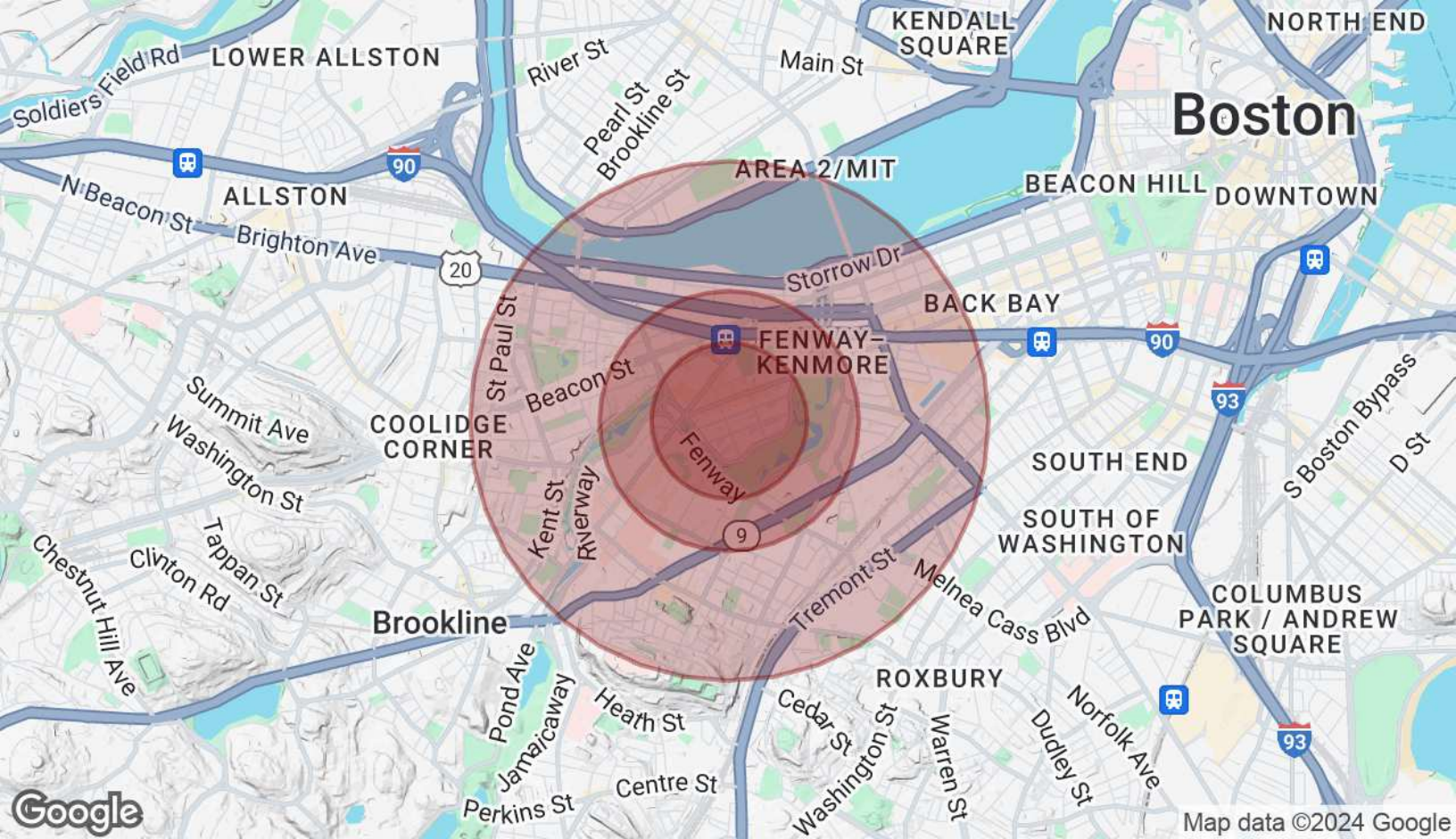
STARBUCKS COFFEE

verizon

TARGET

STARBUCKS COFFEE

Tatte BAKERY & CAFE



POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	9,909	22,977	91,839
Average Age	30	28	31
Average Age (Male)	31	29	31
Average Age (Female)	30	28	31
HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	4,769	7,917	32,861
# of Persons per HH	2.1	2.9	2.8
Average HH Income	\$91,633	\$77,907	\$97,118
Average House Value	\$816,440	\$743,520	\$902,793

Demographics data derived from AlphaMap