

FOR LEASE

MEDICAL/RETAIL PROPERTY



# PLEASANT STREET MEDICAL SUITES

627 PLEASANT STREET, BROCKTON, MA 02301

*For More Information*

**DAVE ELLIS, SIOR**

781.919.0800 X701

dave@ellisrealtyadvisors.com

**DANIEL MORTON**

781.919.0800 X715

Dmorton@ellisrealtyadvisors.com



# PLEASANT STREET MEDICAL SUITES



## PROPERTY DESCRIPTION

Newly constructed modern medical/retail building located directly on Route 27 in Brockton. Multiple suites available for lease with flexible layouts. Ideal for medical, wellness, or professional service users seeking high visibility in a well-appointed, prime location. Ample on-site parking with 75 spaces available.

## PROPERTY HIGHLIGHTS

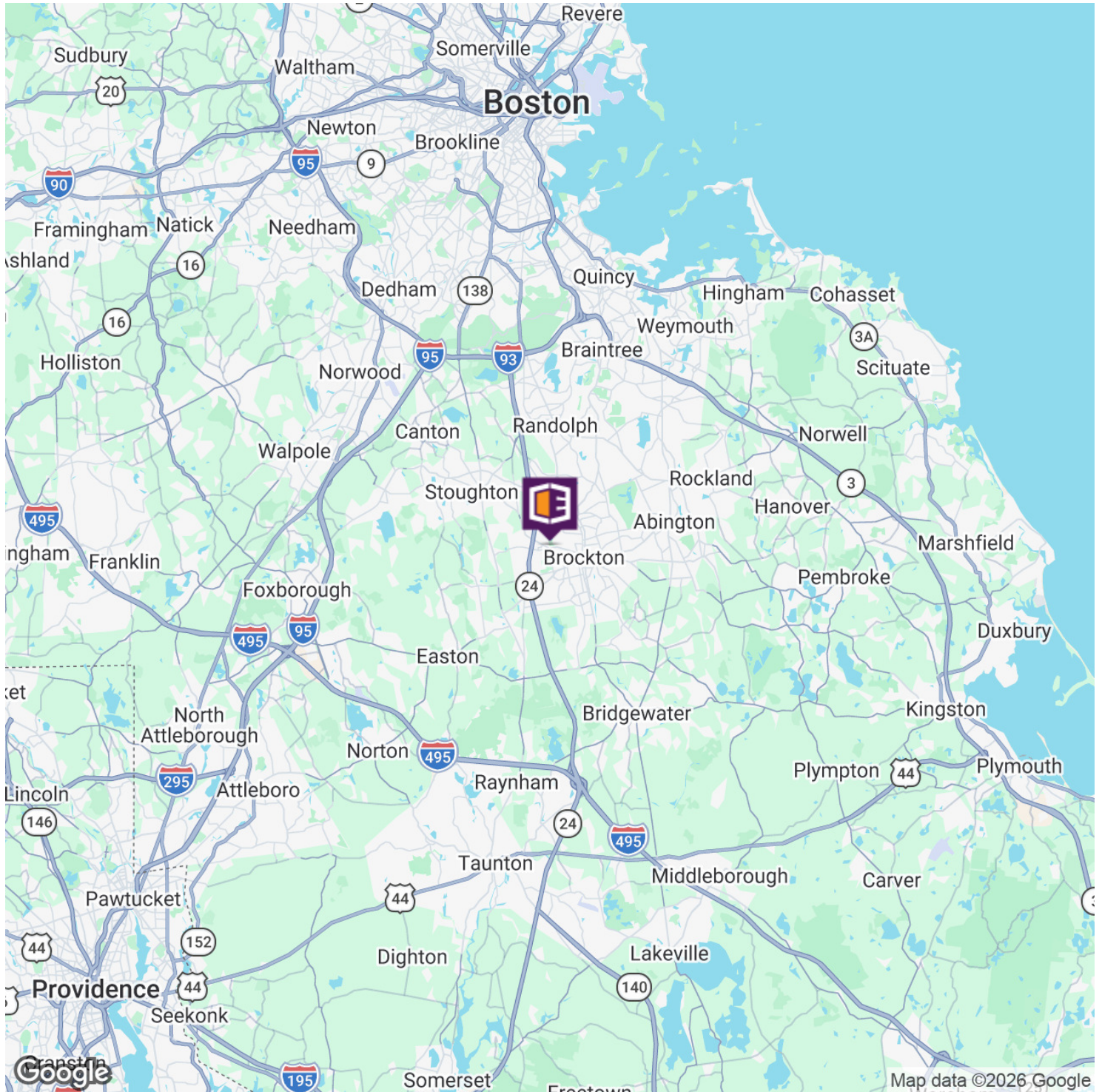
- Prime Location
- Convenient Highway Access
- New Construction
- Flexible Layout

## OFFERING SUMMARY

Lease Rate:	\$26.00 SF/yr (NNN)
Available SF:	2,400 - 6,000 SF
Lot Size:	72,379 SF
Building Size:	15,500 SF

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	454	1,264	5,892
Total Population	1,208	3,349	16,374
Average HH Income	\$94,350	\$97,020	\$101,368

# PLEASANT STREET MEDICAL SUITES



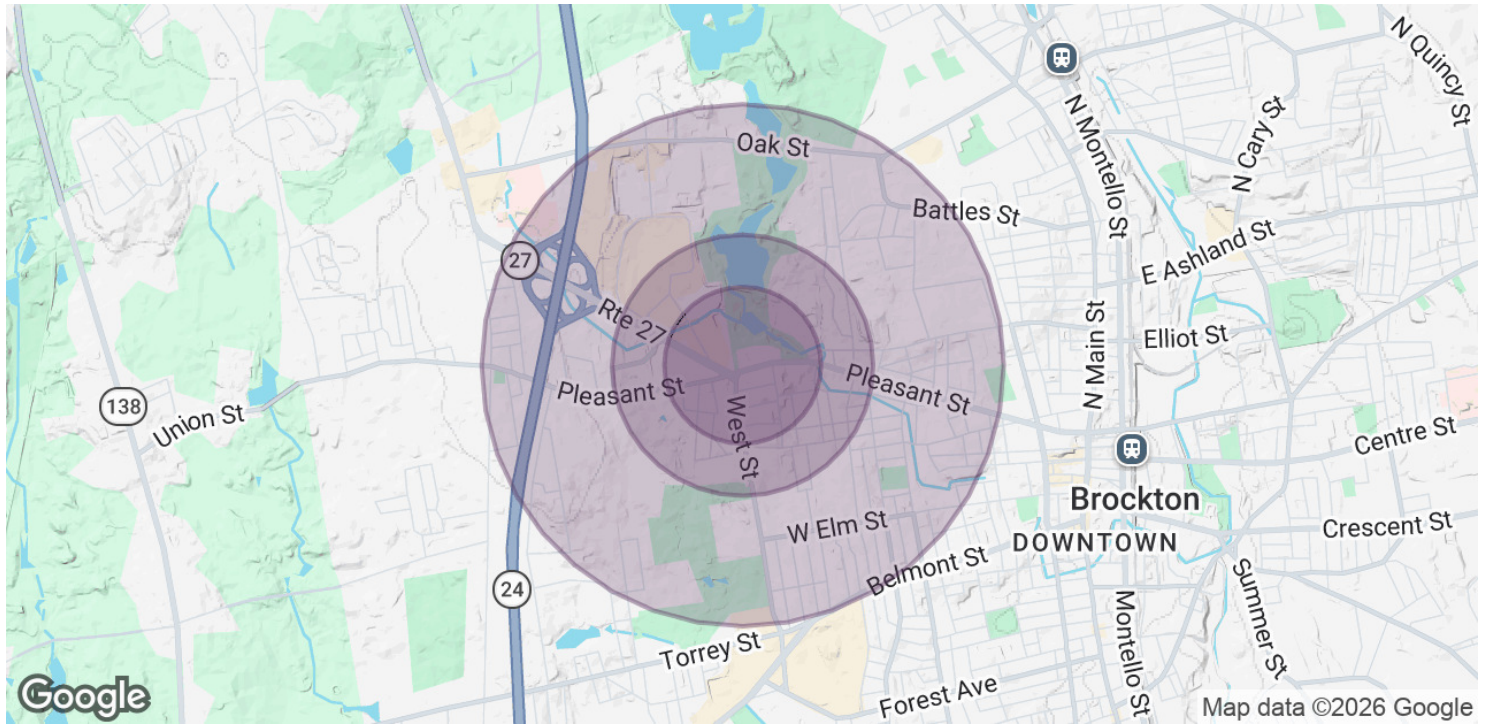
**DAVE ELLIS, SIOR**

781.919.0800 x701  
dave@ellisrealtyadvisors.com

**DANIEL MORTON**

781.919.0800 x715  
Dmorton@ellisrealtyadvisors.com

# PLEASANT STREET MEDICAL SUITES



POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	1,208	3,349	16,374
Average Age	43	43	41
Average Age (Male)	42	41	39
Average Age (Female)	44	44	43
HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	454	1,264	5,892
# of Persons per HH	2.7	2.6	2.8
Average HH Income	\$94,350	\$97,020	\$101,368
Average House Value	\$355,290	\$389,392	\$434,375

Demographics data derived from AlphaMap



**DAVE ELLIS, SIOR**  
 781.919.0800 x701  
 dave@ellisrealtyadvisors.com

**DANIEL MORTON**  
 781.919.0800 x715  
 Dmorton@ellisrealtyadvisors.com

ADDITIONAL PHOTOS

# PLEASANT STREET MEDICAL SUITES



**DAVE ELLIS, SIOR**  
781.919.0800 x701  
dave@ellisrealtyadvisors.com

**DANIEL MORTON**  
781.919.0800 x715  
Dmorton@ellisrealtyadvisors.com