



# 1 COLUMBUS AVE

3,882 SF RETAIL / SHOWROOM OPPORTUNITY FOR LEASE

# THE SAUNDERS BUILDING 1 COLUMBUS AVE



## PROPERTY DETAILS

Position your retail store / showroom at the bustling base of this iconic building: a 250,000 SF, first-class office building nestled in the heart of Boston's premier Back Bay. Just steps from the upscale shops and vibrant dining of Newbury Street and Boylston Street, and a short stroll to the serene Boston Public Garden, this highly visible retail space offers unmatched foot traffic and visibility. Surrounded by a dynamic mix of professionals, affluent residents, and visitors from nearby luxury hotels like the Four Seasons, The Newbury, and the Hilton Boston Park Plaza, the location is ideal for capturing a steady stream of daily customers. It also offers seamless connectivity to Boston's most desirable neighborhoods - including the Theatre District, Downtown, Bay Village, the South End, and Beacon Hill - with MBTA Green and Orange line access just moments away.

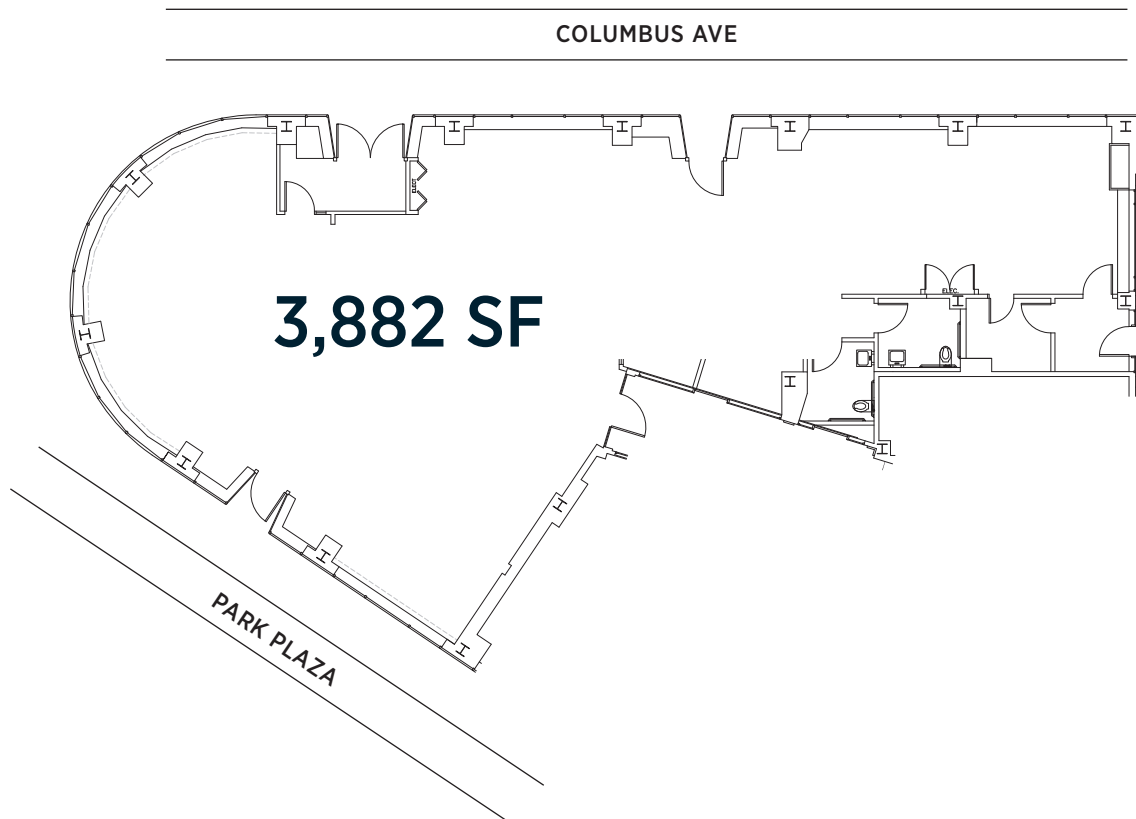
## DEMOGRAPHICS

	0.5 MILES	1 MILE	2 MILES
 TOTAL POPULATION	27,882	79,418	258,378
 DAYTIME POPULATION	97,855	319,327	587,199
 MEDIAN HH INCOME	\$119,114	\$132,451	\$107,479



# FLOOR PLAN

## 1 COLUMBUS AVE



### PROPERTY HIGHLIGHTS

- 3,882 SF showroom / retail space
- Beautiful rounded glass storefront allowing for frontage on three sides at the base of the 250,000 square foot of first-class office building.
- Former Poggenpohl showroom space
- Available now



### NEIGHBORING HOME DECOR RETAIL

rochebobois

IL DÉCOR

Minotti  
NEW YORK | MIAMI | BOSTON

B&B  
ITALIA

RH  
RESTORATION HARDWARE

Pros. Weber  
HANDMADE AMERICAN COUNTRY

LAZZONI



BEACON HILL

BEACON ST

PARK STREET  
19,853 RIDERS/DAY

NEARBY AREA

BOSTON COMMON

PUBLIC GARDEN

1 COLUMBUS AVE  
3,882 SF  
MJ O'CONNOR'S FOSSIEL

WEN'S  
McDonald's  
DUNKIN'

DOWNTOWN CROSSING  
23,478 RIDERS/DAY

DOWNTOWN CROSSING  
15,143 RIDERS/DAY

Think & Run Boston  
H&R BLOCK

Jiang Nan  
AMC

THE REZZ/CARLTON'S

CAFFE NERO  
Citizens Bank

BACK BAY

SHREVE, CRUMP & LOW  
BRUNELLO CUCINELLI  
Cantessa  
TIFFANY & CO.  
VALENTINO

BISTRO du Midi  
HERMES PARIS  
BOTTEGA VENETA  
GIADA  
GINNE FONTOINE

FOUR SEASONS  
Hotels and Resorts

ZIMMERMANN  
VINCE.  
MaxMara  
RALPH LAUREN  
jenni kayne

BVLGARI  
Cartier IWC  
CHANEL  
BREITLING

corpower  
Tatte

ARLINGTON  
8,519 RIDERS/DAY

Starbucks  
PF CHANG'S

Colonial THEATRE

Tatte  
Bakery & Cafe  
TAQUERIA

CHINATOWN  
6,498 RIDERS/DAY

Bank of America

Santander

CLARENDON ST

BERKELEY ST

NEWBURY ST

BOYLSTON ST

BOYLSTON ST  
6,826 RIDERS/DAY

HAYWARD PL

ESSEX ST

ANTHROPOLOGIE  
H&M  
saatva

Citizens Bank

ST JAMES AVE

PARK PLAZA

STUART ST

Panera BREAD  
Popeye's

W HOTELS

CHINATOWN

CHASE

KNEELAND ST

COPLEY SQUARE

Starbucks  
NAYA  
TRADER JOE'S  
CACTUS CLUB CAFE  
STK

PARK SQUARE  
rochebobaïs  
BACCO  
FIRE+ICE  
CLUB PILATES

B&B ITALIA  
DAVIO'S  
OrangeTheory FITNESS

Leica  
Lynx LUXURY CLUB

Minotti  
NEW YORK | MIAMI | BOSTON

Ghost Light TAVERN

BOCH CENTER  
WANG THEATRE | SHUBERT THEATRE

刘一手  
LIU YISHOU  
CHONG QING  
HOT POT

TUFTS MEDICAL CENTER  
6,106 RIDERS/DAY

BERKELEY ST

COLUMBUS AVE

CASTLE AT PARK PLAZA

ARLINGTON ST

CHARLES ST

TREMONT ST

HARRISON AVE



# SURROUNDED BY LUXURY LIVING

- 2,107 Luxury Units in Immediate Area
- Average 1 Bedroom Luxury Apartment: \$5,900/Month
- Average 1 Bedroom Luxury Condo: \$2.1m

CARLTON HOUSE RESIDENCES - 52

1 COLUMBUS AVE  
3,882 SF  
MJ O'CONNOR'S FOSSIEL

THE GRANDVIEW - 61 UNITS

THE RITZ-CARLTON RESIDENCES - 300 UNITS

MILLENNIUM TOWER - 442

DOWNTOWN CROSSING 23,478 RIDERS/DAY

MILLENNIUM PLACE - 256 UNITS

HERITAGE ON THE GARDEN - 97 UNITS

FOUR SEASONS RESIDENCES - 95 UNITS

LE JARDIN - 8 UNITS

BOYLSTON 6,826 RIDERS/DAY

CHINATOWN 6,498 RIDERS/DAY

THE PARKER - 168 UNITS

ARLINGTON 8,519 RIDERS/DAY

ONE CHARLES - 231 UNITS

THE W RESIDENCES - 123

THE ARLINGTON - 128 UNITS

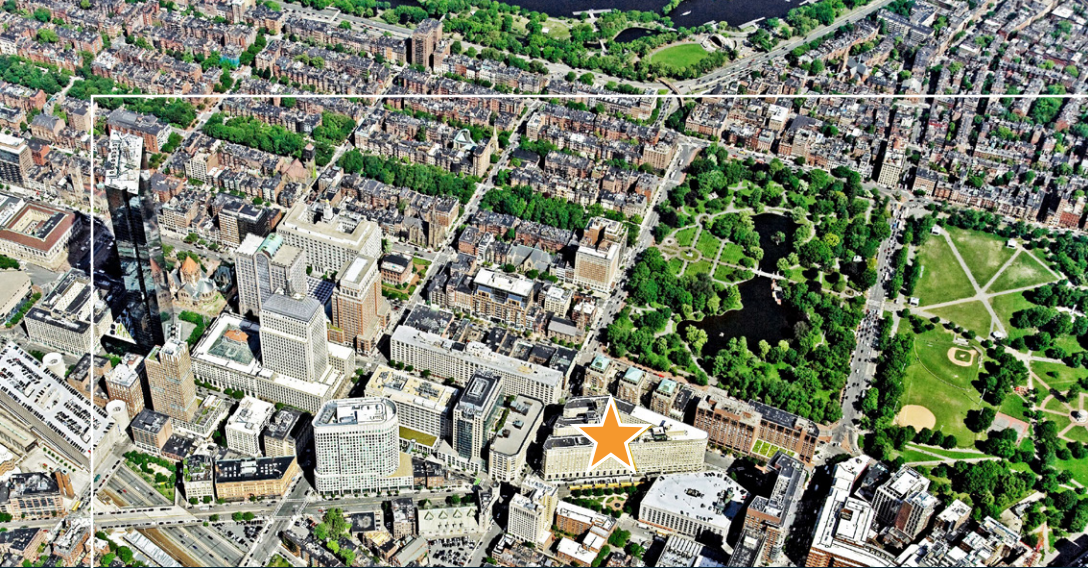
BAY VILLAGE

- 1,521 Residents
- \$151,819 Median HH Income
- 44% of Household Income >200k

TUFTS MEDICAL CENTER 6,106 RIDERS/DAY

RAFFLES RESIDENCES - 146





# THE NEIGHBORHOOD

As the premier destination in New England, the Back Bay provides residents, tourists, and employees alike with an unmatched roster of shopping, dining, cultural, and entertainment options. The neighborhood is home to approximately 450 retail stores and 200 restaurants that account for more than \$2.6 billion in annual retail sales, according to the Back Bay Association. This exceptional co-tenancy – and shopper affluence – secures the Back Bay’s place at the top of many national, regional, and local retailers’ list of must-have store addresses.

Boylston Street is the main artery of Back Bay, bustling with both vehicular and pedestrian activity. It hosts some of the neighborhood’s most successful restaurants, flagship retail destinations, and iconic Boston landmarks. Serving as the central corridor of the district, Boylston Street seamlessly connects the historic brownstone charm and boutique retail of Newbury Street with the modern density of high-rise offices and major retail hubs like the Prudential Center and Copley Place.

The Back Bay is undergoing a reorganization to become one of Boston’s Business Improvement Districts. This designation would further improve the visits to and in the Back Bay, as well as provide a robust calendar of seasonal activities for residents, tourists, and businesses.





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**ALBANY**

**ATLANTA**

**CHARLOTTE**

**LOS ANGELES**


**NEW YORK CITY**


**ORLANDO**

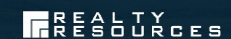
**PITTSBURGH**

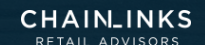
**WEST PALM BEACH**

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RETAIL ADVISORS