

Commercial/Business - Commercial Sale - MLS # 1406375 - Active

47 John Street , East Providence, RI 02914



Neighborhood: **Taunton Ave/City Hall District**
 RE Taxes/Yr: **\$4,871 / 2025** List/Lease Pr: **\$499,900.00**
 Exempt Inc: **No** Original LP: **\$499,900.00**
 Assessment: **\$236,100** DOM: **26**
 Year Built: **1960** Condo Y/N: **N**
 Use Type: **Automotive**
 Type: **Auto Repair-Specialty, Auto Service, Cabinets, Free-Standing**

[View Live Mortgage Info](#)

Public Rems:

Don't miss this rare opportunity to own a 2,100 sq. ft. single-story commercial building in the heart of East Providence's vibrant Taunton Avenue Business District. This highly visible property features three oversized garage doors and a fenced-in yard, offering flexibility for a variety of business operations. Ideally located with quick access to Route 195, the property is surrounded by a dynamic mix of shops, restaurants, offices, and residential neighborhoods, providing excellent exposure and convenience. Zoned C-3 Mixed Use, the possibilities are endless. Potential uses include live/work space, retail, studio or theater, house of worship, medical or veterinary practice, kennel, tattoo studio, food establishment, fitness center, preschool, brewery, cigar lounge, storage, and much more. Currently operating as an auto repair facility, the space is ready for its next chapter. Please note that all equipment, including the lifts, are tenant-owned and will be removed. A versatile property in a prime location—perfect for entrepreneurs, investors, or expanding businesses looking to be part of East Providence's thriving commercial corridor

General Information

Building Name: Business Name:
 Franchise Y/N: **No** Franchise Name:
 Divisible Y/N: Freestanding Y/N: **Yes**
 Possible Use: **Automotive, Medical/Dental, Mini-Storage, Mixed Use, Nursery, Office, Other, Place of Worship, Recreational, Retail, Vacant**
 Under Construction: **No** Leased Land: **No** Short Sale: **No** Units Leased:
 Subsidized Housing: REO Bank Owned: **No** Zoning: **C3** RE Lic Owner: **No**
 Elevation Cert: **No** Loma: **No** Time Share: Historic: **Unknown**

Units

Unit	# Units	Total SqFt	Total Rent	Ceiling	Date Avail	Floor	Status
Retail	1	2,100		12-15 Ft	06/01/2026	1	Third Party w/lease
Totals	1	2,100	\$0				

Building / Site / Utilities

Assessor Lot: **14** Assessor Block: Assessor Plat: **206**
 Area Source: Apx Lot SqFt: **7,405** Basement:
 Bldg Area Total: **2,100** Elev/Escal Type: Furnished Y/N: **No**
 Equip Included: **All equipment is tenant owned and not for sale.**
 Non-Garage Spcs: **15** Parking Total: **20** Story: **1** Stories Total: **1**
 Ceiling Height: **12-15 Ft** Site Acres: **0.16** Loading Door: **11-14 Ft**
 Foundation Type: **Slab** Fndtn L x W: Building: **Masonry**
 Road: **Black Tar, Blacktop, High Traffic, Municipal, Sidewalks**
 Location: **Downtown, Free Standing**
 Site: **Sidewalks**
 Electric: **400 Amps**
 Water Supply: **Connected**
 Sewer: **Connected, Municipal**
 Heating System: **Forced Air, Gas Connected** Subject To:
 Cooling: **Heat Pump** Laundry:
 Present Use: Utilities: **Electric, Gas**
 Have: **Aerial Photo** Gas: **Available**
 Near: **Bus, Commuter Bus, Highway Access, Hospital, Interstate, Marina, Private School, Public School, Railroad, Recreational Facilities, Restaurants, Schools, Shopping, Swimming**

Financial

PL Statement: **No** Vacancy Rate: **0** Owners Gross Income: Owner Expenses:

Energy Efficiency/Sustainability Features

Construction: **No**

Information Deemed Reliable, but is neither guaranteed nor independently verified. Interested parties must make their own inquiries.

