

# Retail & Office Space Available For Lease

## 135 Commonwealth Avenue

West Concord, MA



### Property Information

<b>Address:</b>	135 Commonwealth Avenue, West Concord, MA	<b>Traffic Counts:</b>	10,381+/- VPD via Commonwealth Avenue
<b>Available Space:</b>	1,404 +/- SF (Available 8/1/26) 180, 305, 725 +/- SF (2nd Floor Office Space)	<b>Water:</b>	Public
		<b>Sewer:</b>	Public
		<b>Gas:</b>	Natural
<b>Total SF:</b>	11,804 +/- SF	<b>Renovated:</b>	2013

### Trade Area Demographics

	2 Miles	5 Miles	10 Miles
<b>Population:</b>	15,509	70,508	329,341
<b>Households:</b>	5,635	26,552	123,010
<b>Average HH Income:</b>	\$175,289	\$171,146	\$156,381

135 Commonwealth Ave is a 11,804 +/- square foot multi-tenant retail strip located in West Concord, MA, featuring both retail and office space. This property benefits from 10,381+/- cars per day on the heavily traveled Commonwealth Avenue and is conveniently located off of US Route 2. Tenants located in the property include LoveCare Pet Grooming and Minuteman Automotive with nearby retailers including Orangetheory Fitness, Nashoba Brook Bakery, Pet Source, Dunkin Donuts and more. This retail opportunity is ideal for a retailer looking to bring their business to a highly sought after community such as West Concord, MA.

### For Leasing Information:

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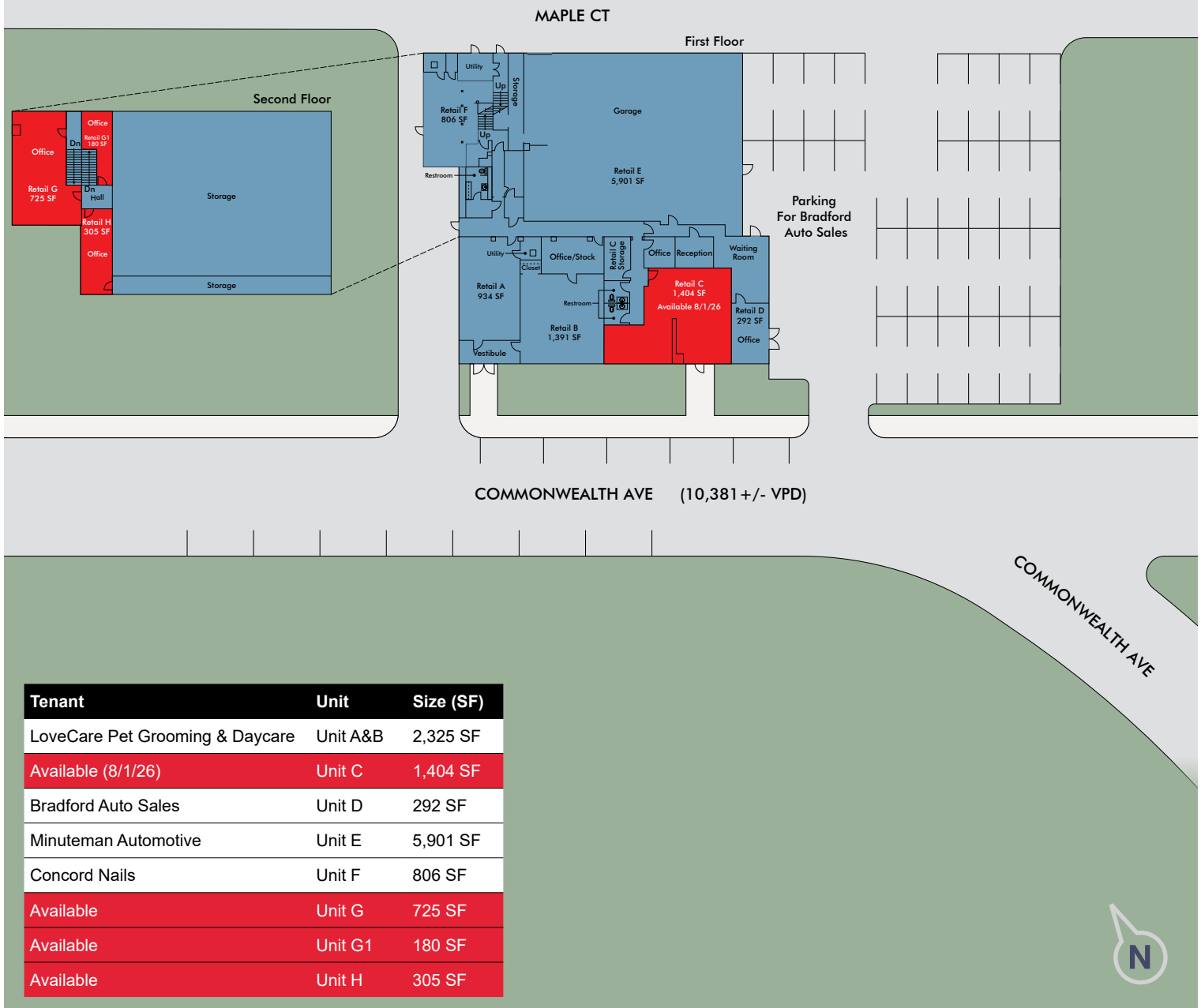
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PARTNERS

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