



299 MISHAWUM ROAD | WOBURN, MA

WOBURN PLAZA

23,153 SF AVAILABLE



PROJECT DETAILS

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DEMOGRAPHICS:

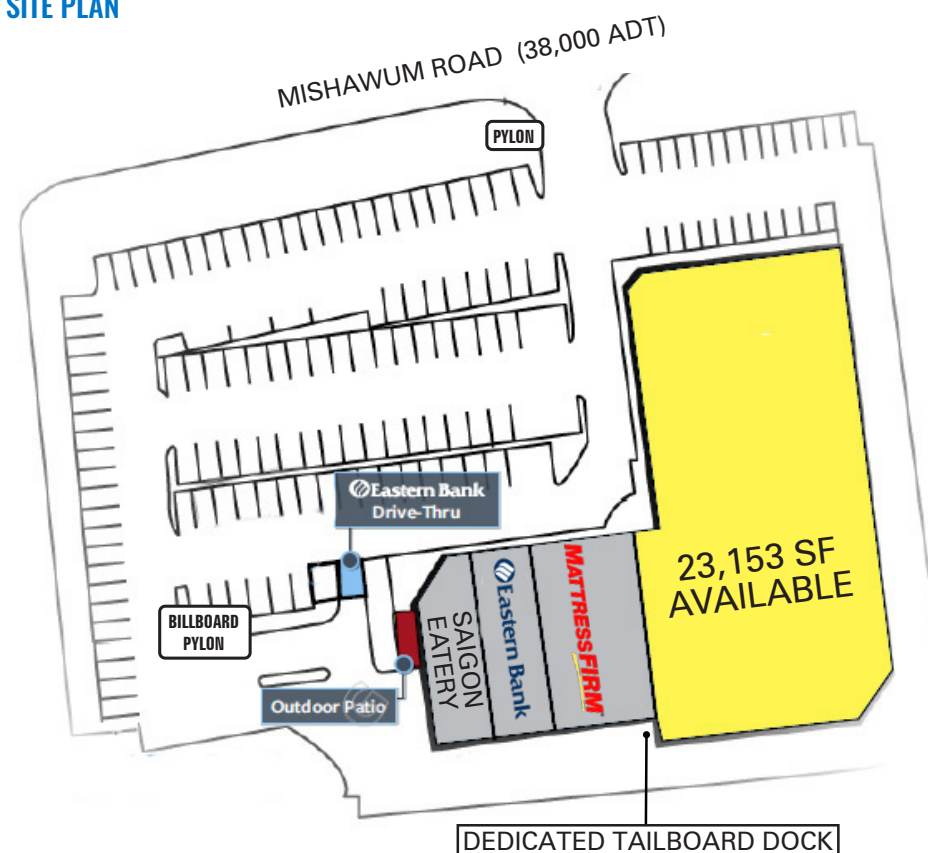
RADIUS RINGS	1 MILE	3 MILE	5 MILE
 POPULATION	6,657	97,083	214,470
 DAYTIME POPULATION	25,111	122,124	260,733
 AVG HH INCOME	\$201,375	\$190,610	\$209,721
 HOUSEHOLDS	2,485	39,796	85,200

DRIVE TIME	5 MIN.	10 MIN.	15 MIN.
 POPULATION	7,148	85,095	254,729
 DAYTIME POPULATION	26,074	140,688	315,444
 AVG HH INCOME	\$221,861	\$209,469	\$229,859
 HOUSEHOLDS	2,878	34,751	100,628

PROPERTY HIGHLIGHTS

- Adjacent Woburn Village center draws 4.9 million shoppers annually
- High visibility w/ signage on both Mishawum Road (38,000 ADT) & I-95 (181,600 ADT)
- Available 10/1/2028
- Total GLA 31,994 SF (4.3 spaces / 1,000 SF)
- Zoning B-1 (Interstate Business District)
- 38' high billboard pylon highly visible to I-95
- Clear height: 22'6" to the deck
- 400 amp, 3-phase, 480/277V service
- Dedicated Tailboard Loading Dock

SITE PLAN



BIRDS EYE
AERIAL

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MARKET
AERIAL

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MASSACHUSETTS
PLANNED BY TOWN REPORT



SITE

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