

RETAIL PROPERTY FOR LEASE



1010 PARK AVENUE

Cranston, RI 02910

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PROPERTY SUMMARY



LOCATION DESCRIPTION

1010 Park Avenue is strategically located at the intersection of Reservoir and Park Avenue. The traffic along this main retail and commuter thoroughfare is over 27,000 cars per day, making it one of the busiest intersections in the state. The property is surrounded by national and local retailers, restaurants, banks, offices, and densely populated neighborhoods. Immediately adjacent to this property are CVS, Bank of America, and Cumberland Farms, with easy highway access to I-95 via RT 10.

PROPERTY HIGHLIGHTS

- Excellent location at the intersection of Park and Reservoir Avenue
- 3 curb cuts for easy access
- 52 parking spaces
- Highly visible pylon signage available
- Free-standing building with an open floor plan
- Strong demographics
- Bustling trade area
- Full climate-controlled basement

PROPERTY DESCRIPTION

10,570 SF free-standing single-level former Walgreens location with full climate-controlled basement. The property is equipped with three curb cuts for easy access and 52 parking spaces along with highly visible pylon signage. The floor plan is wide open and perfect for many types of uses.

OFFERING SUMMARY

Lease Rate:	\$15.00 SF/yr (NNN)
Available SF:	10,570 SF
Lot Size:	29,037 SF
Building Size:	10,570 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	8,435	62,769	142,006
Total Population	21,138	166,102	361,934
Average HH Income	\$95,021	\$83,383	\$95,104

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ADDITIONAL PHOTOS



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RETAILER MAP



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