



NAI Glickman Kovago & Jacobs

17,432 SF OFFICE SPACE | FOR SALE

**326-328 MAIN STREET
SOUTHBRIDGE | MA**

EXECUTIVE SUMMARY

ASKING PRICE: \$750,000

BUILDING SIZE: 17,432 SF

LOT SIZE: 8,276 SF

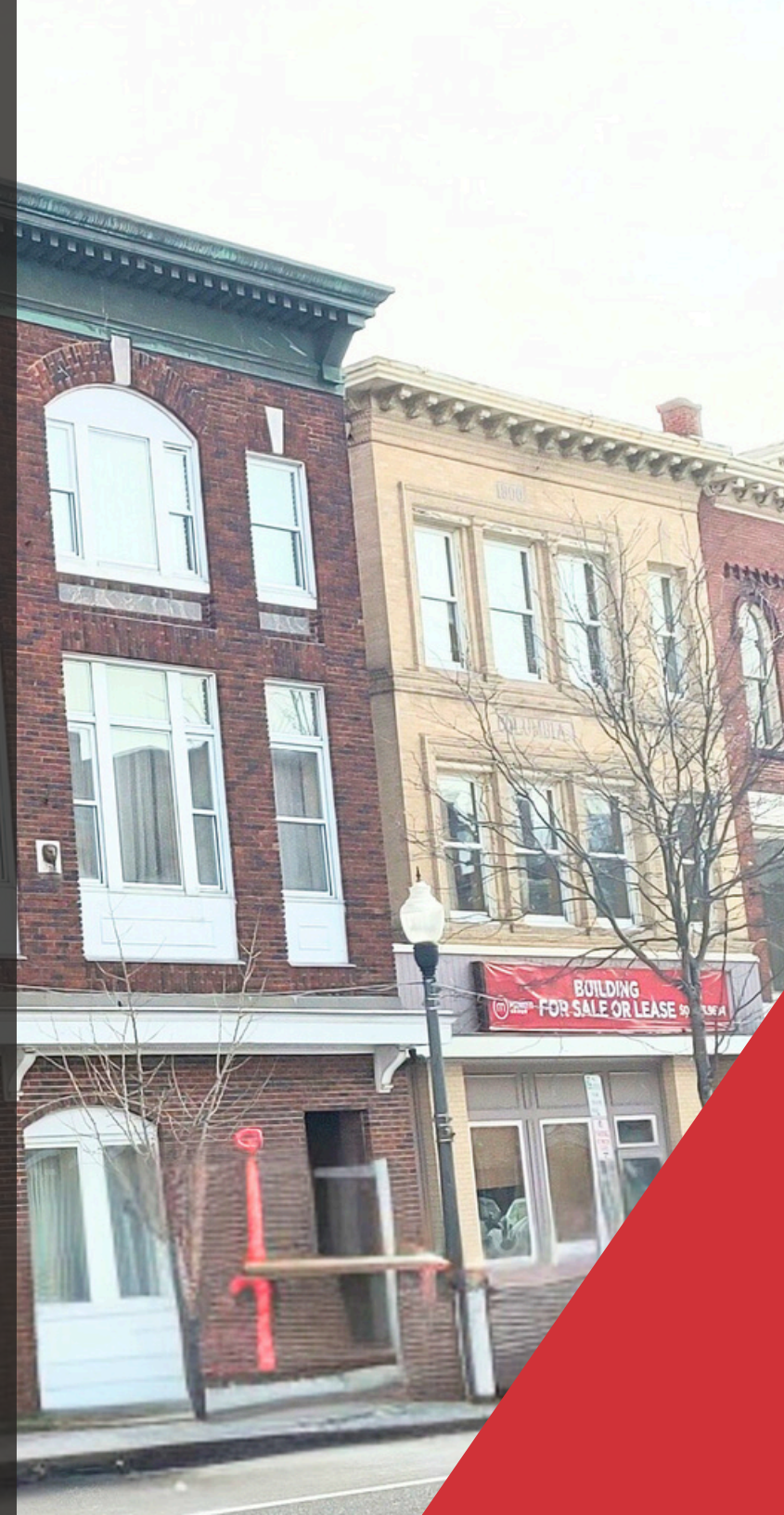
FLOORS: 3

YEAR BUILT: 1900

ZONING: CC

PARKING: XXXX

COMMERCIAL SPACE
FOR LEASE
(508)335-3765



PROPERTY HIGHLIGHTS

- Three story office building
- Private club/bar month to month tenant in lower level
- Elevator to all levels
- Handicap accessible
- Public water, sewer and gas
- Turnkey opportunity for office user and/or investor
- Central to local shopping and municipal offices/services



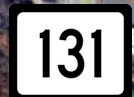
PHOTOS



LOCATION MAP

**326-328 MAIN STREET
SOUTHBRIDGE MA**

326 E Main St

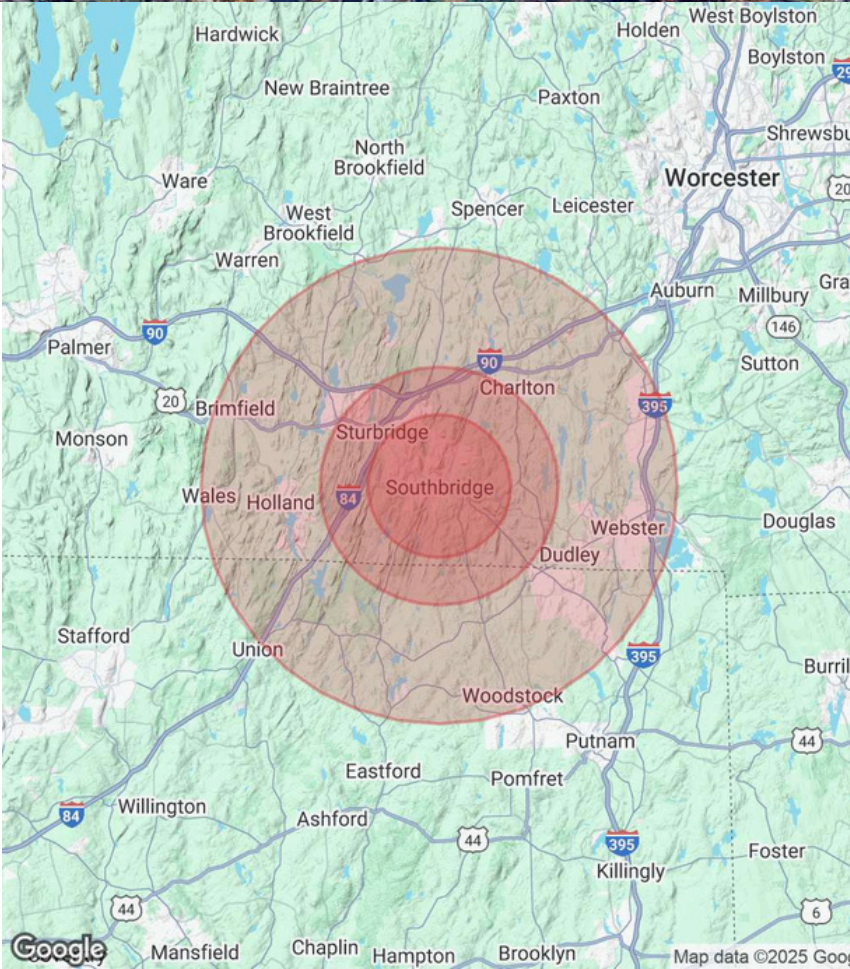


DEMOGRAPHICS



	3 Miles	5 Miles	10 Miles
Population			
Total Population	20,994	31,360	98,666
Average Age	41	42	43
Average Age (Male)	40	41	42
Average Age (Female)	42	43	44
Households & Income			
Total Households	8,675	12,635	39,788
# of Persons per HH	2.4	2.5	2.5
Average HH Income	\$90,777	\$103,844	\$112,540
Average House Value	\$388,555	\$408,964	\$410,164

Demographics data derived from AlphaMap





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