

715 BRANCH AVENUE PROVIDENCE, RI

4,000 SF BUILDING AVAILABLE / FOR LEASE



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HAYES & SHERRY

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LOCATION

Excellent access and visibility on Branch Avenue with direct access to Route 146. The newly renovated inside and out +/-4,000 SF Property has versatile use as office, retail or medical space. Abuts a newly renovated, densely populated residential building with over 200 units. Excellent retail synergy at the Route 146 on/off ramp.

AVAILABILITY

Immediate

ASKING RENT

Upon Request

NEIGHBORS

McDonald's, Oak Street Health, Cumberland Farms, Dollar General and many others...

TRAFFIC

Rout 146 62,799 vpd
Branch Ave at Site 12,168 vpd

DEMOGRAPHICS

	1 Mi. Radius	3 Mi. Radius	15 Min. Drive
Population	30,837	220,163	494,639
Med HH \$	\$46,677	\$56,134	\$59,715
Households	10,816	85,949	191,203
Daytime Emp	6,928	148,778	227,743

