



100 HIGHLAND AVE, NEEDHAM MA

# NEEDHAM GATEWAY SHOPS

±1,655 AVAILABLE FOR LEASE



# PROJECT DETAILS

NEEDHAM GATEWAY SHOPS • ± 1,655 SF AVAILABLE

## PROPERTY HIGHLIGHTS

- 1,655 SF available
- Co-tenants include Panera & Geico, Landrys & Splash and Dash
- 99 shared parking spaces
- Total GLA: 23,224 SF
- Traffic count on Highland Ave: 35,000 ADT

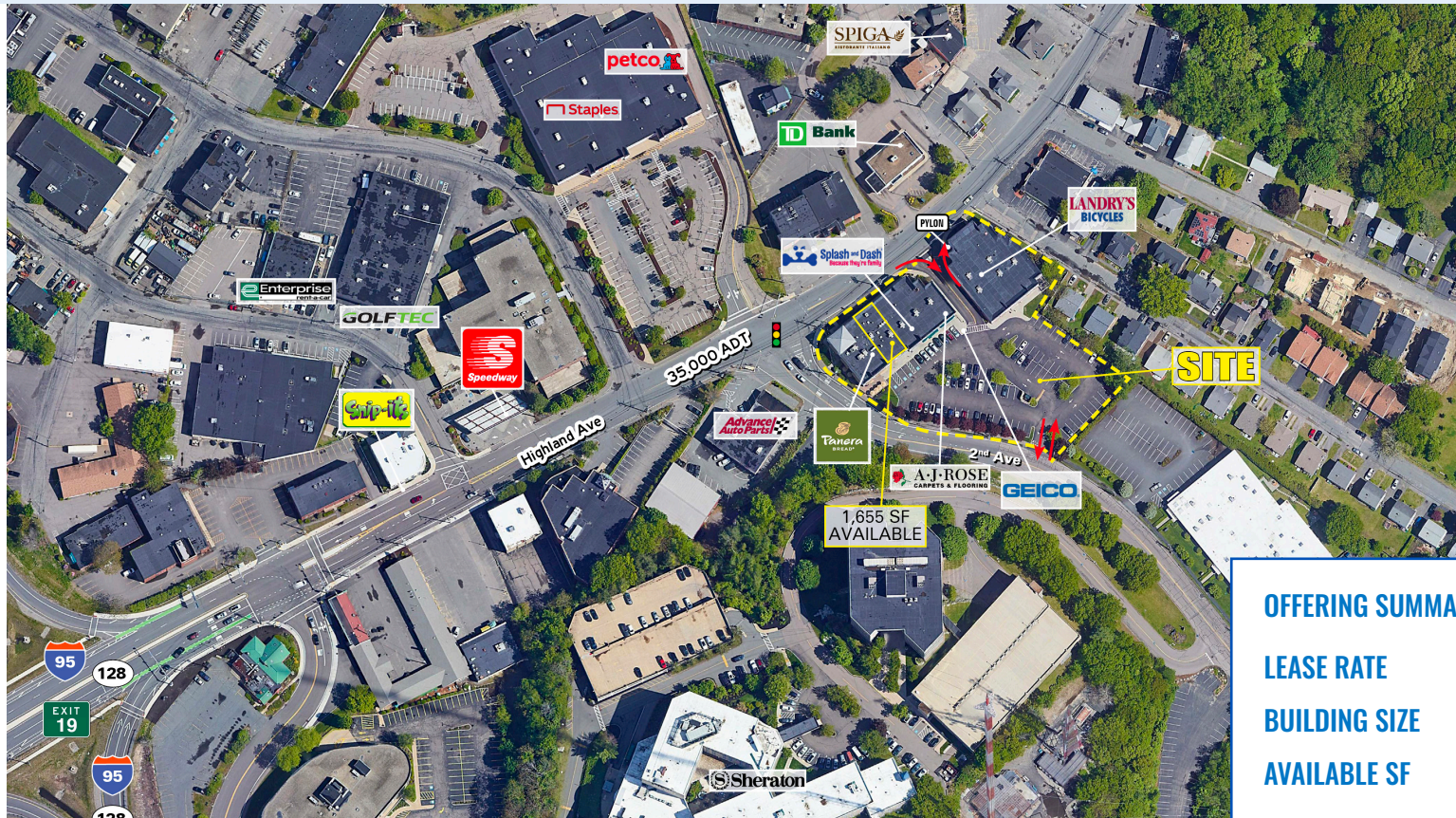
## 2024 DEMOGRAPHICS

### TOTAL POPULATION

	1 MILE	2 MILES	3 MILES	4 MILES
TOTAL POPULATION	11,947	45,960	96,648	161,334
DAYTIME POPULATION	17,066	53,973	110,256	196,573
MEDIAN HH INCOME	\$122,959	\$163,215	\$163,099	\$148,080

### DAYTIME POPULATION

### MEDIAN HH INCOME



## OFFERING SUMMARY

LEASE RATE	Call for Pricing
BUILDING SIZE	23,224 SF
AVAILABLE SF	1,655 SF

AERIAL



# CHESTNUT HILL

CHESTNUT HILL MALL  
bloomingdale's Crate&Barrel

The Container Store  
SHOWCASE



9

CVS pharmacy



BOSTON BALLET SCHOOL

NATIONAL GROCER  
COMING SOON

FERGUSON

Michaels

HomeGoods

PETSMART



Marshalls

PRESSED CAFE

Staples  
petco

**SITE**

A-J-ROSE  
CARPETS & FLOORING

GEICO

LANDRY'S  
BICYCLES

Splash and Dash  
*Because They're Family*

TD Bank

Sheraton

Sola

Where Restaurants  
Begin  
Romaine  
Diner

HOMEWOOD  
SUITES by Hilton

Residence  
Inn  
Marriott

goldfish swimschool

tripadvisor

TRADER  
JOE'S  
CVS pharmacy

58,400 ADT

LIFE TIME  
ATHLETIC

Wegmans  
EQUINOX

NEWTON SOUTH  
HIGH SCHOOL  
1,861 STUDENTS

128



93,300 ADT

35,000 ADT

CO-TENANT

NEEDHAM GATEWAY SHOPS • ± 1,655 SF AVAILABLE

LANDRY'S BICYCLES

100 HIGHLAND AVE | NEEDHAM, MA

# NEEDHAM GATEWAY SHOPS

±1,655 SF AVAILABLE | RETAIL

**ADAM CIREL**

617.239.3621  
ACIREL@ATLANTICRETAIL.COM

**JAMIE LYNCH**

561.459.7000  
JLYNCH@ATLANTICRETAIL.COM



- ALBANY
- ATLANTA
- BOSTON  
THE PRUDENTIAL CENTER  
BOSTON, MA 02199  
617.239.3600
- CHARLOTTE
- LOS ANGELES
- NEW YORK CITY
- ORLANDO
- PITTSBURGH

[WWW.ATLANTICRETAIL.COM](http://WWW.ATLANTICRETAIL.COM)

[LINKEDIN.COM/COMPANY/ATLANTIC-RETAIL-PROPERTIES](https://www.linkedin.com/company/atlantic-retail-properties)  
[INSTAGRAM.COM/ATLANTIC\\_RETAIL/](https://www.instagram.com/atlantic_retail/)

