



FOR LEASE

OFFICE/RETAIL/PROFESSIONAL/MEDICAL SPACE
1,200 SF AVAILABLE IMMEDIATELY
335 PROVIDENCE HIGHWAY, WESTWOOD, MA

1200 sf
AVAILABLE



Tremendous access to Rt. 128/95 within 1/2 mile. Over 40,000 ADT facing Route 1. Open bull pen, conference room, employee break area, ADA bathroom in 1200 SF retail location. Adjacent to Ski and Sports and AAA. Ample parking. Great location for Professionals needing exposure and regional access. Ready for immediate delivery.

CONTACT:

Bobby Burke
508-479-5294
bobby.acreco@gmail.com

AMERICAN COMMERCIAL REAL ESTATE
50 LEDGEVIEW WAY #2415, WRENTHAM, MASSACHUSETTS 02093
TEL: (508) 735-6378 | FAX: (508) 861-0537 | www.acreco.com



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REGIONAL MARKET POSITION



DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
Average HH Income	\$142,759	\$136,528	\$140,326
Population	7,058	60,147	164,895

RT. 1 - 40,000 AVERAGE DAILY TRAFFIC

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1200 SF of office space located on busy Rte 1.

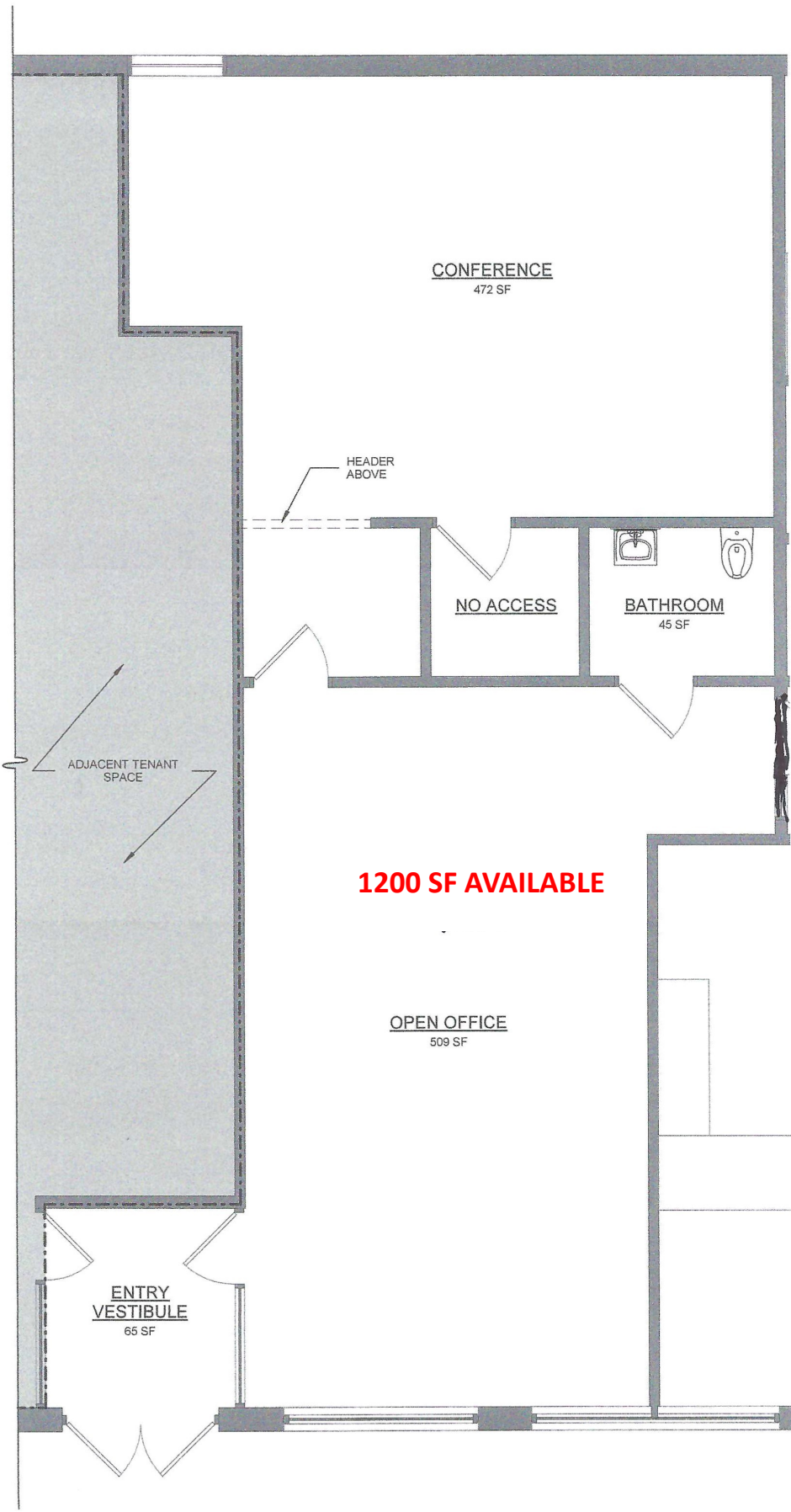


Bull pen area, conference room, ADA bathroom, and employee break area. Entry into the space has a common vestibule. Great signage on façade as well as Pylon on Rt. 1 with over 40,000 cars daily passing the site. Great regional access to Canton, Dedham and Norwood.

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CONFERENCE
472 SF

HEADER
ABOVE

NO ACCESS

BATHROOM
45 SF

ADJACENT TENANT
SPACE

1200 SF AVAILABLE

OPEN OFFICE
509 SF

ENTRY
VESTIBULE
65 SF