



277 MAIN ST

WILMINGTON, MA

FOR LEASE | 15,392 SF FREE-STANDING RETAIL BUILDING

DANNY CRUZ
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EXCLUSIVE AGENT



THE
STUBBLEBINE
COMPANY

CORFAC INTERNATIONAL

PROPERTY SUMMARY



PROPERTY DESCRIPTION

15,392 SF Free-Standing Building on 1.66 AC for Sublease with Long-term Options

PROPERTY HIGHLIGHTS

- Half Mile to Commuter Rail
- Free-Standing Building
- The Lot is Situated on 1.66 Acres
- Long-term Lease Option
- Less than 3 Miles to I-93

ALLOWED USES BY-RIGHT

- Recreation
- Educational/Nursery School/Trade School
- Retail Store
- Business/Professional Office
- Restaurant/Brew Pub
- Bank
- Municipal Use/Public Service Utility

PROPERTY SPECIFICATIONS

Lease Rate:	\$17.00 PSF (MG)
Building Size:	15,392 SF
Lot Size:	1.66 AC
Available Space:	15,392 SF
Parking:	50 Spaces
Zoning:	General Business

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	2,184	17,670	51,604
Total Population	6,355	51,151	140,100
Average HH Income	\$184,769	\$188,372	\$175,915

TRAFFIC VOLUME

- Main Street: 21,987
- Lowell Street: 18,736
- MA 38: 11,688
- Salem Street: 9,321
- South Street: 8,143

ADDITIONAL PHOTOS







113

Pizza Hut **Stop & Shop** **DUNKIN'**
target **Habit** **Wendy's** **LONGHORN STEAKHOUSE**

HIGHWAY PROXIMTY

INTERSTATE 93 2.5 MILES
6 MINUTES

ROUTE 3 7.2 MILES
16 MINUTES

INTERSTATE 95 12 MILES
4.4 MINUTES

BOSTON
17 MILES | 26 MINS

NASHUA, NH
26 MILES | 39 MINS

277 MAIN ST.
WILMINGTON, MA

Starbucks **Santander**
DOLLAR TREE

CVS **WOBURN VILLAGE**

QDOBA **TJ-MAXX**

savers **DAVE & BUSTERS**

Citizens **KOHL'S** **Jake & Joes**
ALWAYS A GOOD CALL

DUNKIN' **CAFFE NERO** **McDonald's**

TAVERN IN THE SQUARE **PRESSED CAFE**

MARKET BASKET

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