

**FOR SALE OR LEASE**

# Office/Retail/Medical Space at Sumner Place

2,710 SF | \$299,000 | \$4,000/Month



## 34 Sumner Avenue

Springfield, Massachusetts 01108

### Property Highlights

- 2,710 SF Ready for Office, Retail or Medical
- Currently Configured with 5 Offices, Reception/Waiting Area, Kitchen, 2 Bathrooms, and Storage Area
- Professionally Managed and Well-Maintained Private Condominium Building with 48 Residential Units, Common Areas Fully-Renovated in 2023
- First Floor, Ground-Level Space with Dedicated Private Entrance and Direct Street Access, Lots of Windows and Natural Lighting
- Located in Historic Forest Park Neighborhood
- Easy Highway Access (.8 miles to I-91)
- High Traffic Location / On Bus Route
- Dedicated Reserved Parking in Private Parking Lot with Garage Parking Available

### OFFERING SUMMARY

<b>Available SF</b>	2,710 SF
<b>Lease Rate</b>	\$4,000/ Month Modified Gross
<b>Sale Price</b>	\$299,000



For more information

**Liam Reynolds**

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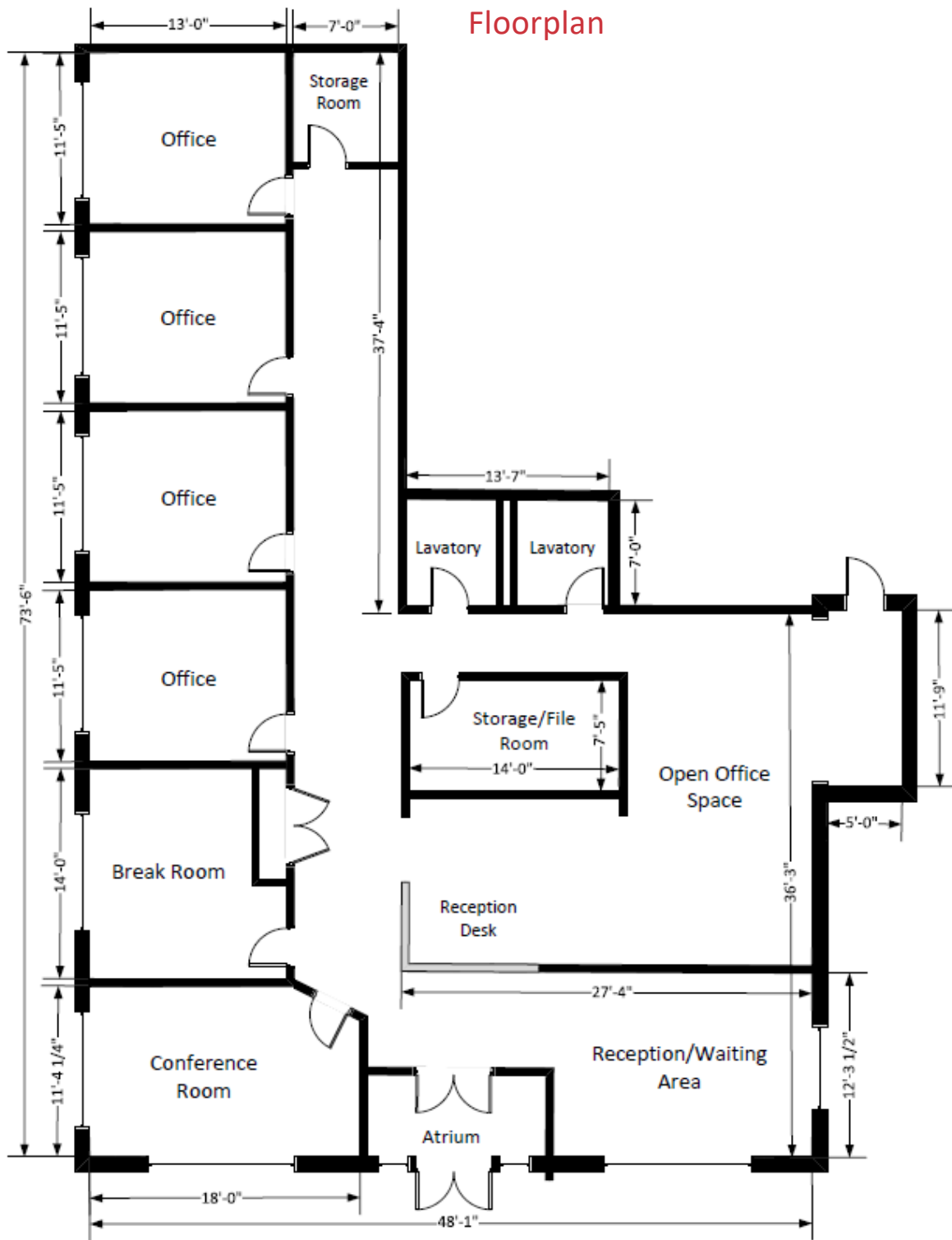
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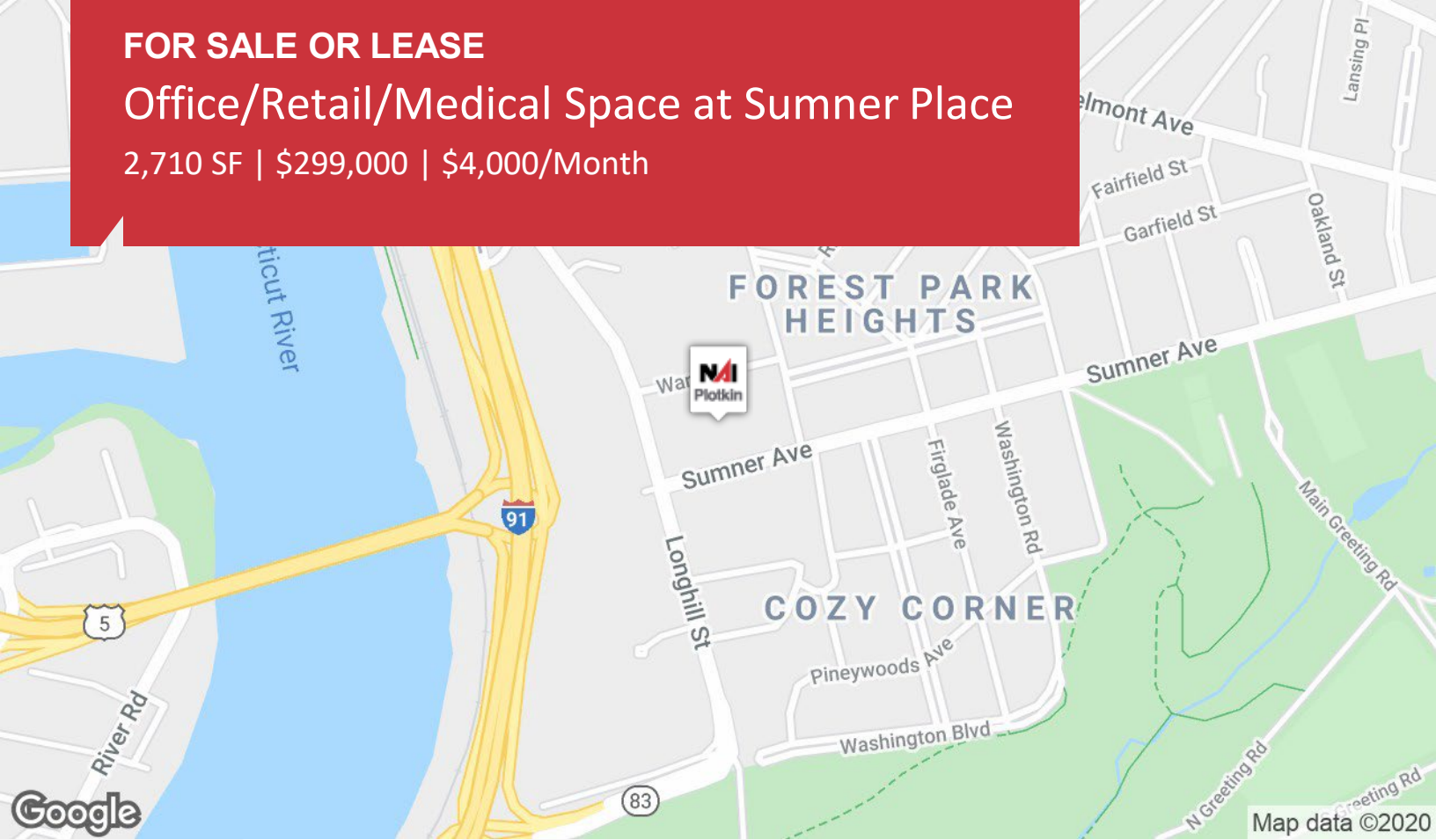
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**Nearby**

- FOREST PARK
- INTERSTATE 91
- MASSMUTUAL CENTER
- NEARBY SHOPPING

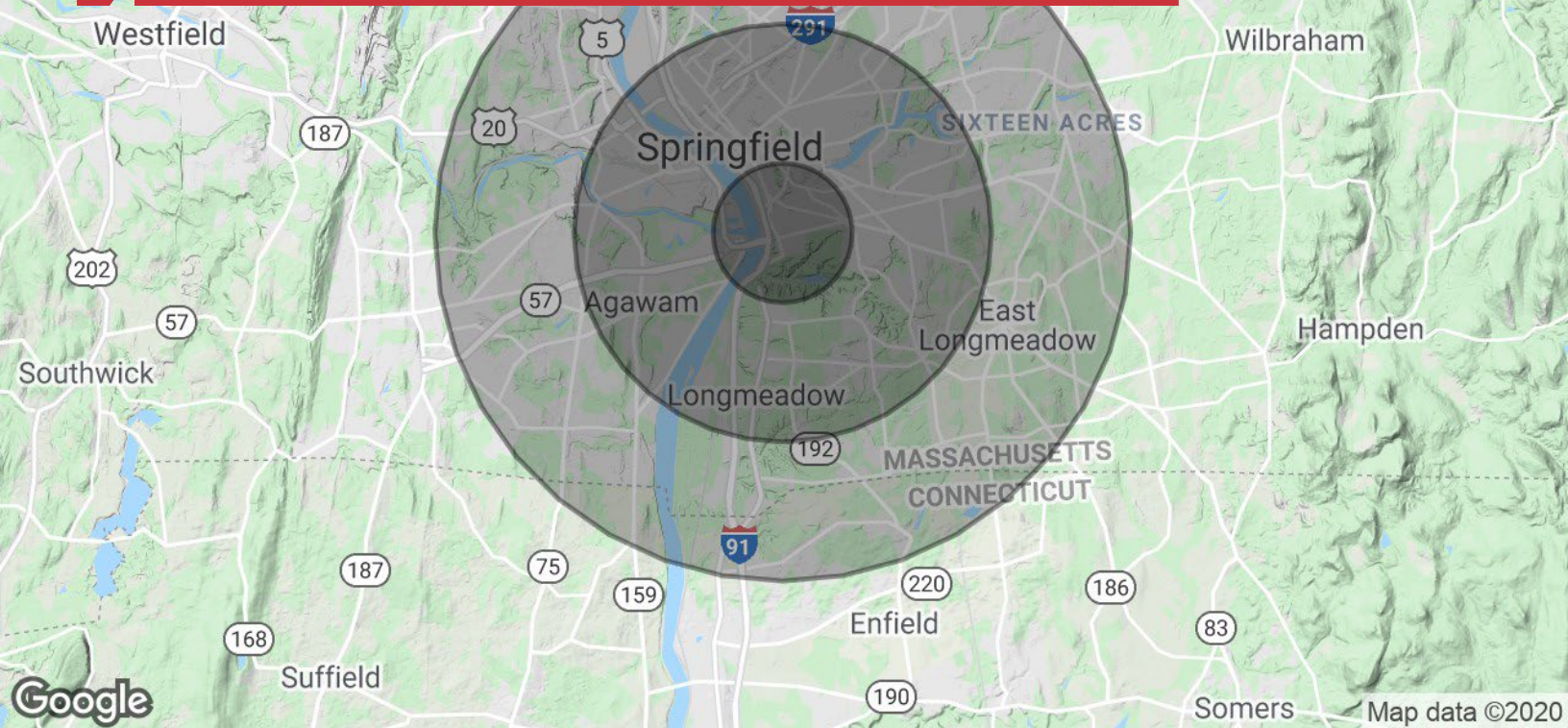
**Miles**

- .9
- .8
- 1.6
- 1.1

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### Nearby

	Miles
FOREST PARK	.9
INTERSTATE 91	.8
DOWNTOWN SPRINGFIELD	1.6
NEARBY SHOPPING	.8

### Population

	1 Mile	3 Miles	5 Miles
TOTAL POPULATION	15,613	124,337	261,523
MEDIAN AGE	29.5	32.3	34.7
MEDIAN AGE (MALE)	28.1	31.5	33.3
MEDIAN AGE (FEMALE)	30.6	33.2	36.2

### Households & Income

	1 Mile	3 Miles	5 Miles
TOTAL HOUSEHOLDS	5,999	45,860	97,774
# OF PERSONS PER HH	2.6	2.7	2.7
AVERAGE HH INCOME	\$40,394	\$52,219	\$56,887
AVERAGE HOUSE VALUE	\$217,646	\$239,917	\$237,144