



+/- 375 SF MEDICAL SUBLEASE AVAILABLE

255

**PARK AVE | STE 400
WORCESTER | MA**

255 PARK AVE | STE 400
WORCESTER | MA



Park View Tower Sublease Available

Full Service Structured Lease

Ample Parking for Clients

Ideal for Medical Uses



Situated directly within the established Webster Square Medical Center suite

Immediate access to a built-in, professional medical environment

Ideal opportunity to join a highly successful and recognized medical community



Flexible sublease structure ideal for growing or relocating medical practices

Lease Rate: Call to Inquire

Lease Type: Full Service

Suite 400

Office Use: Medical

Building SF: 113,300 SF

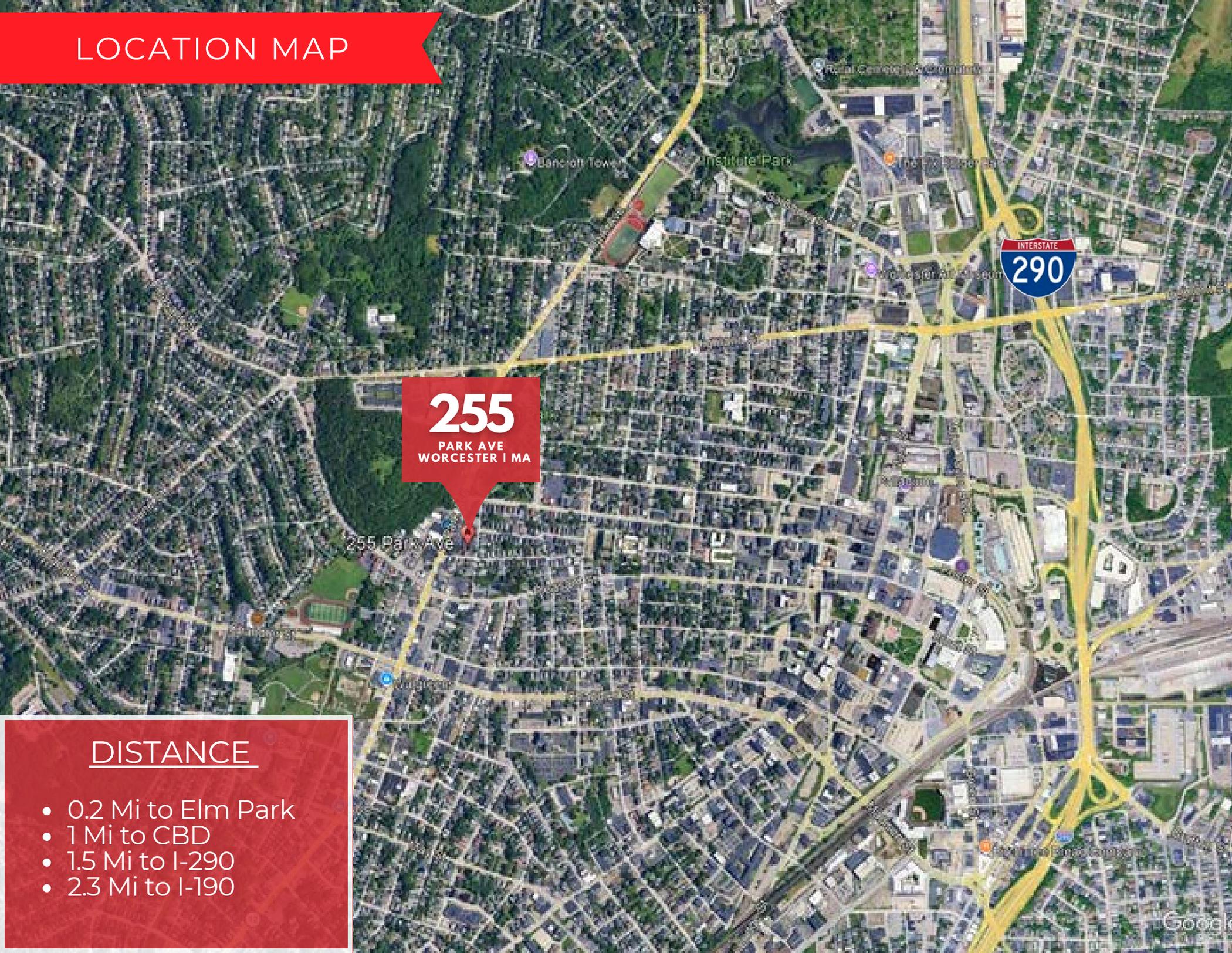
Available SF: 375 SF

Building Class: B

Year Built: 1985

Parking: 438 - Garage and Surface

LOCATION MAP

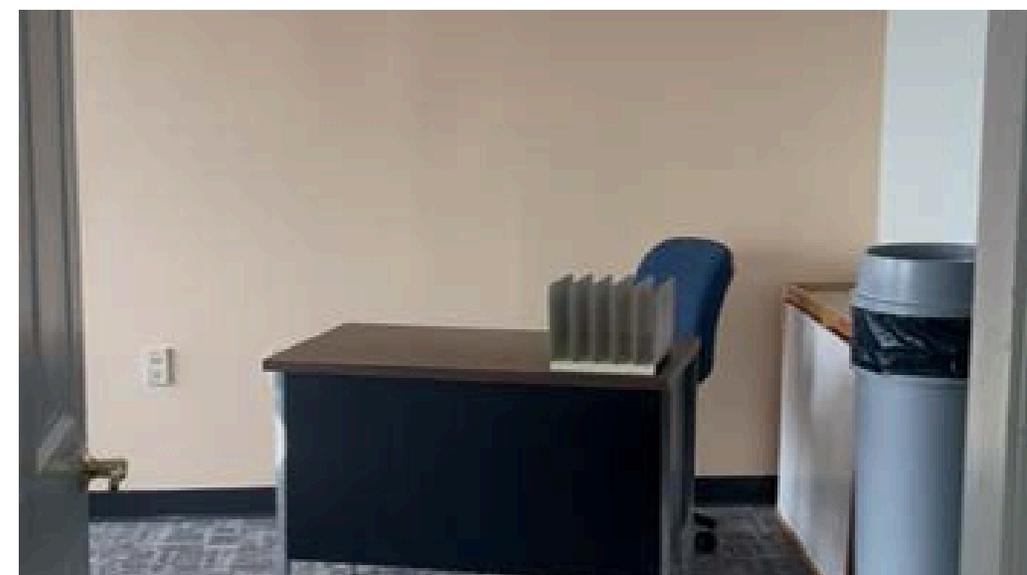
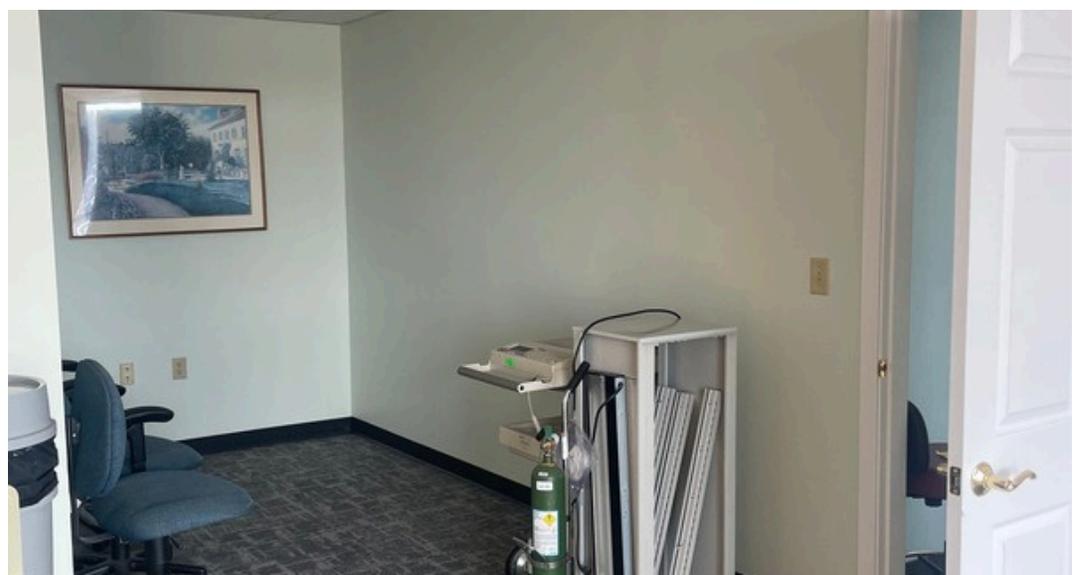


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DISTANCE

- 0.2 Mi to Elm Park
- 1 Mi to CBD
- 1.5 Mi to I-290
- 2.3 Mi to I-190

PHOTOS



PHOTOS

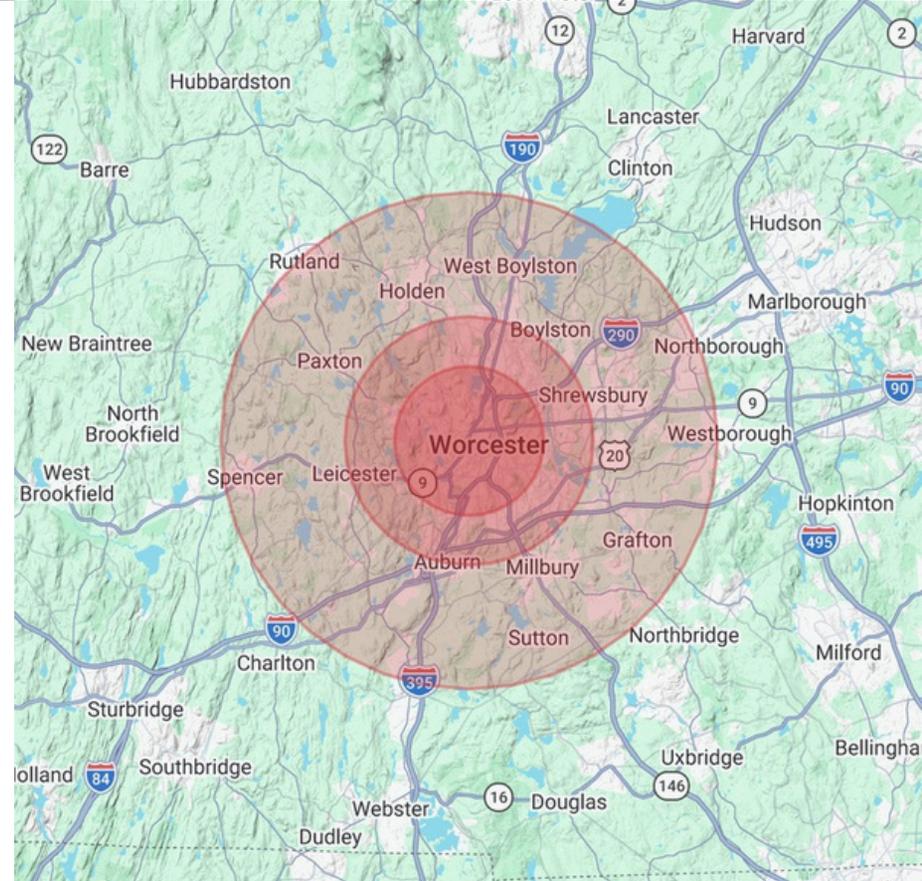


DEMOGRAPHICS



Population	3 Miles	5 Miles	10 Miles
Total Population	169,019	251,042	390,235
Average Age Average	38	39	40
Age (Male) Average	37	38	39
Age (Female)	39	40	41
Households & Income	3 Miles	5 Miles	10 Miles
Total Households	63,691	96,797	149,957
# of Persons per HH	2.7	2.6	2.6
Average HH Income	\$87,324	\$97,327	\$119,219
Average House Value	\$370,176	\$390,484	\$449,416

Demographics data derived from AlphaMap



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BROKERAGE | PROPERTY MANAGEMENT | CONSTRUCTION

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