



FOR LEASE

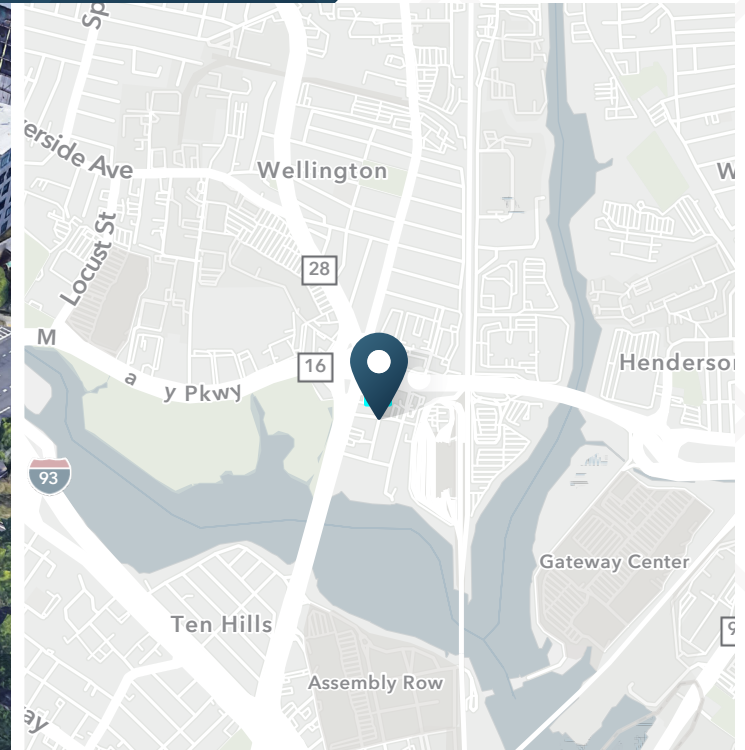
Former Walgreens

49 Station Landing | Medford, MA



Former Walgreens

49 Station Landing | Medford, MA 02155



13,664 SF

Available

07/31/2026

Lease Expiration

\$20.00

Asking Price

DESCRIPTION

- Nearby retail includes Planet Fitness, Aldi, Wegmans, Marshalls, Chipotle, Kelly Roast Beef, Liv's Juice & Acai Bar, Bertucci's, Starbuck, Cold Stone Creamery, Five Guys and more.
- Wellington Medford is a neighborhood along the Mystic River about five miles north of Boston
- About 56 minutes or 2.9 miles from Bunker Hill Community College. Also near Tufts University and Lesley University.
- All offers are subject to approval by Walgreens Real Estate Committee.

NEARBY RETAILERS



TRAFFIC COUNTS

McGrath Highway	53,152 VPD
Revere Beach Parkway	55,838 VPD
Mystic Valley Parkway	35,280 VPD

Year: 2020 | Source: Mass.DOT



MEADOW GLEN

190,746 AADT

- Wegmans
- DICK'S SPORTING GOODS
- KOHL'S
- petco
- Marshalls
- verizon

FELLSWAY PLAZA

28,623 AADT

- STOP & SHOP
- PET SUPPLIES PLUS
- DUNKIN'
- Panera BREAD
- smashburger
- ALDI
- planet fitness
- Job Lot
- MODELL'S SPORTING GOODS

WELLINGTON CIRCLE PLAZA

50,133 AADT

- CHIPOTLE MEXICAN GRILL
- MEN'S WEARHOUSE
- Sprint
- CVS pharmacy
- lyft
- SUBWAY

GATEWAY CENTER

50,133 AADT

- TARGET
- COSTCO WHOLESALE
- THE HOME DEPOT
- Panera BREAD
- ULTA BEAUTY
- PET SMART
- CHUCKE CHEESE'S
- Michaels
- TEXAS COOKIES

SHOPS AT STATION LANDING

190,746 AADT

- AC HOTELS MARRIOTT
- Starbucks
- Regina Pizzeria
- Walgreens
- QDOBA MEXICAN EATS
- FIVE GUYS BURGERS and FRIES
- T-Mobile

ASSEMBLY ROW

64,505 AADT

- Lake Fifth Avenue
- OFF 5TH
- Reebok
- AMC THEATRES
- Bath & Body Works
- NIKE
- LEGO DISCOVERY CENTER
- Columbia Sportswear Company
- Nike Factory Store
- carter's
- LUCKY STRIKE SOCIAL
- POLO RALPH LAUREN FACTORY STORE
- LOFT
- MOUSE PAINTBAR

ASSEMBLY SQUARE

147,366 AADT

- BED BATH & BEYOND
- TJ-maxx
- TRADER JOE'S
- Burlington
- Staples
- xfinity
- Starbucks



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DEMOGRAPHIC HIGHLIGHTS

1 MILE

24,888 Population	28,021 Total Daytime Population	\$106,161 Average Household Income	10,275 Total Households
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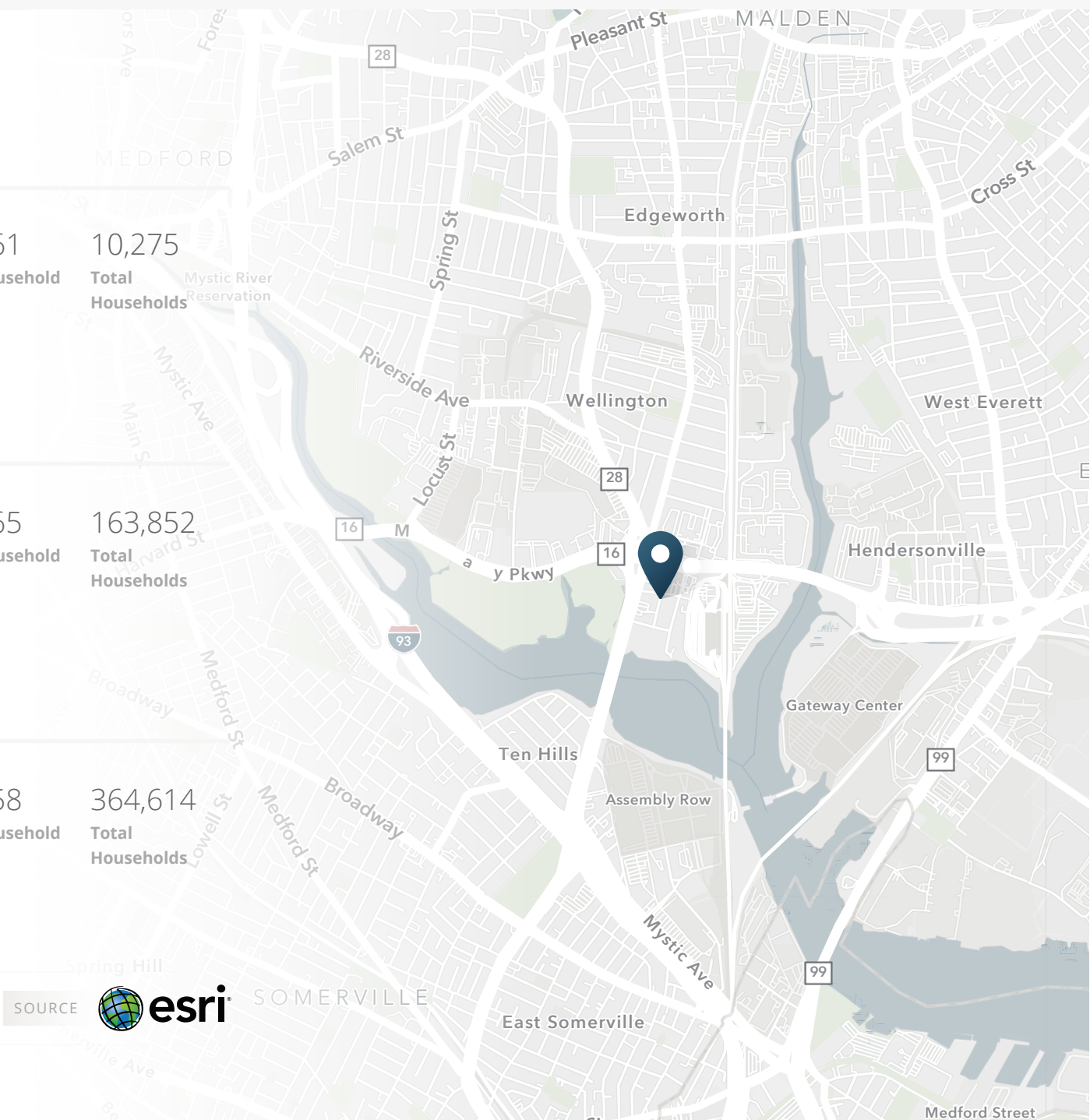
3 MILES

397,491 Population	402,641 Total Daytime Population	\$119,465 Average Household Income	163,852 Total Households
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5 MILES

884,462 Population	1,060,254 Total Daytime Population	\$129,158 Average Household Income	364,614 Total Households
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> **Want more?** Contact us for a complete demographic, foot-traffic, and mobile data insights report.





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