

# Former Walgreens

7,500 SF with Potential  
Drive-Through Available

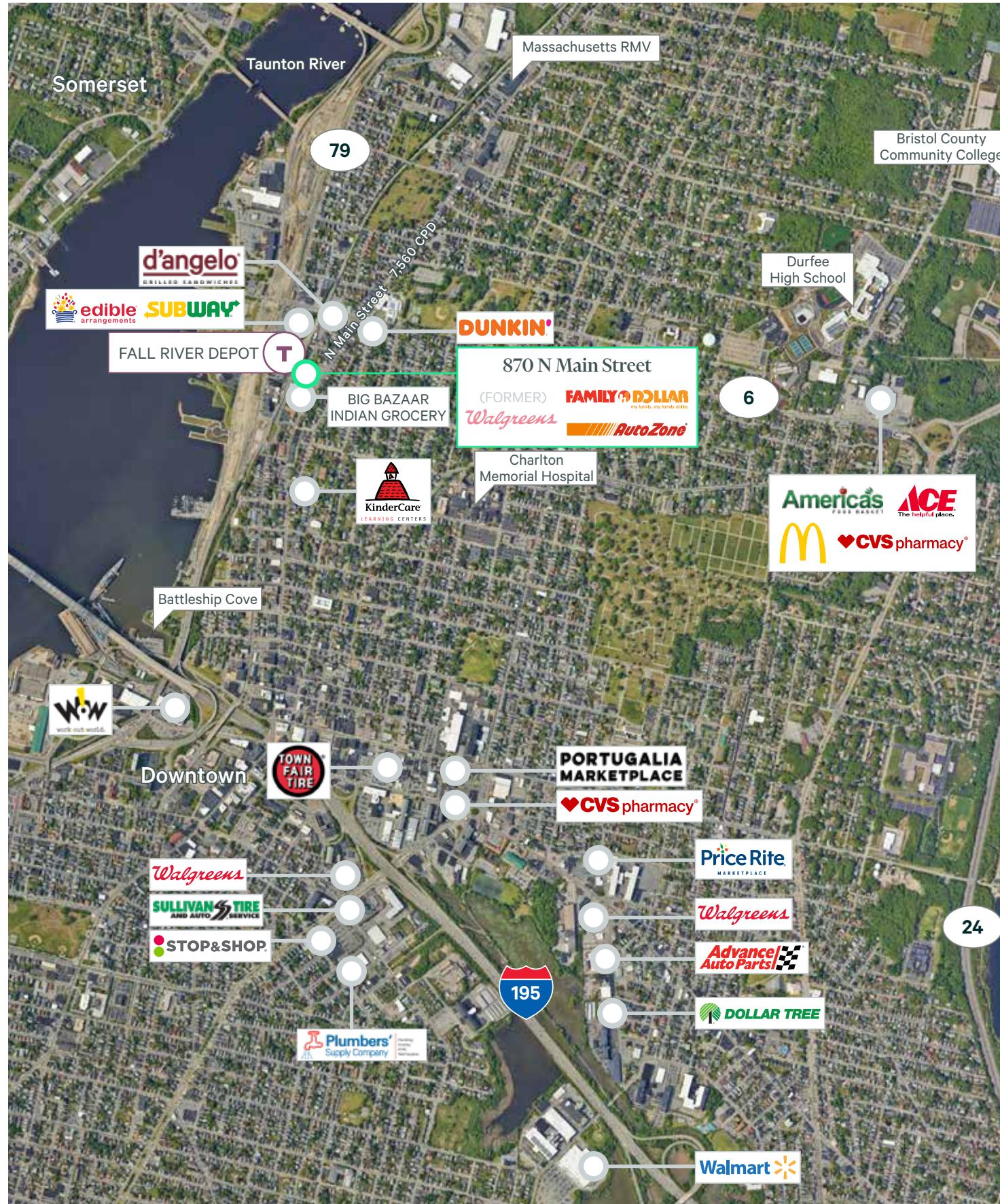
870 N Main Street  
Fall River, Massachusetts



## Features

- Former Walgreens available for lease in densely populated Fall River; located right off Rt. 6 and Rt. 79
- The property boasts prominent pylon signage and 106 parking spaces
- HVAC units in good working condition and electrical capacity of 350 AMPS servicing the space
- Size of the lot and positioning of the former Walgreens space are conducive to installing drive-thru window
- Densely populated area with over 101,245 people living within a 3-mile radius
- Located near Durfee High School (2,500 students) and Charlton Memorial Hospital

## Retail Market



## Site Plan

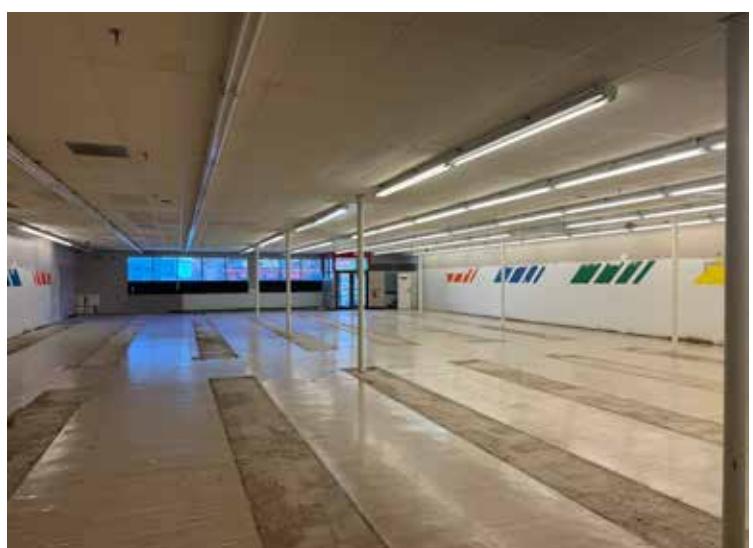


2024 Demographics	1 Mile	3 Miles	5 Miles	7 Miles
Estimated Population	18,426	101,245	136,003	187,601
Estimated Households	8,753	44,466	59,062	79,931
Estimated Average Household Income	\$69,219	\$81,285	\$90,730	\$102,381
Estimated Daytime Population	24,452	96,498	123,808	164,990

## Former Walgreens

870 N Main Street | Fall River, Massachusetts

For Lease



## Contact Us

### Christian Van Horn

Senior Associate  
+1 401 330 1911  
christian.vanhorn@cbre.com

### Tyler Coady

Associate  
+1 617 833 3631  
tyler.coady@cbre.com

© 2025 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable but has not been verified for accuracy or completeness. CBRE, Inc. makes no guarantee, representation or warranty and accepts no responsibility or liability as to the accuracy, completeness, or reliability of the information contained herein. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such marks does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.