



**FOR LEASE**

# REGION

**300 EAST MAIN STREET  
WESTFIELD, MA**

Region Commercial is pleased to offer on an exclusive basis, 300 East Main Street, Westfield, MA, available for lease. The property, is situated on roughly 0.78 acres and is approximately 2,052 square feet.

Located along East Main Street (Route 20), the property benefits from strong visibility on a heavily traveled commercial corridor that serves as a primary gateway into Westfield's retail district. The site offers convenient access to Interstate 90 (Mass Pike) via Exit 41, connecting the property to Springfield, Chicopee, and points east and west.

**PRICE \$95,000/YR**

<b>ZONING</b>	<b>BA</b>
<b>SIZE</b>	<b>2,052 SF</b>
<b>YEAR BUILT</b>	<b>1995</b>
<b>HEAT AND A/C</b>	<b>GAS &amp; CENTRAL</b>
<b>ELECTRIC</b>	<b>WESTFIELD GAS &amp; ELECTRIC</b>
<b>WATER</b>	<b>MUNICIPAL</b>
<b>SEWER</b>	<b>MUNICIPAL</b>

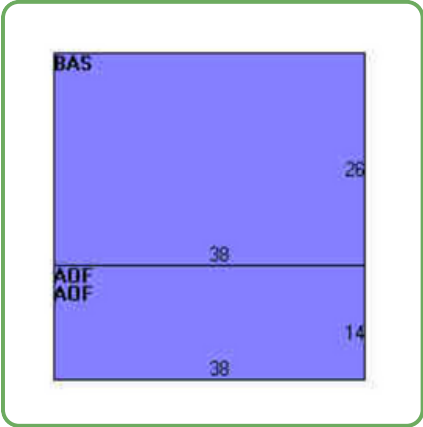
## CONTACT

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REGION CO LLC



Demographics			
Population		Median Income	
3 miles	4,212	3 miles	\$82,800
5 miles	33,907	5 miles	\$90,400
10 miles	73,479	10 miles	\$80,000





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THE INFORMATION CONTAINED HEREIN HAS NOT BEEN VERIFIED AND IS FROM THIRD PARTY SOURCES. ALL INDIVIDUALS CONSIDERING THE SUBJECT PARTY MUST CONDUCT THEIR OWN ANALYSIS AND DETERMINE THE ACCURACY OF THE INFORMATION PROVIDED.

## CONTACT

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