

95 WEST ST

Walpole, MA 02081

Medical Office/Retail For Lease



Property Highlights

- Ample parking ratio—approximately 10/1000
- Ideally located adjacent to the Walpole MTBA commuter rail station and steps from numerous dining, pub, and retail boutique options.
- Adjacent to Walpole's newest residential community with over 190 luxury apartment units

Availabilities	SF	Lease Rate	Date Available
First Floor Retail	5,400 SF	Negotiable	Immediately

Demographics (10 miles)

Population: 380,892
Households: 140,986
Average Household Income: \$155,894
Median Age: 42
Daytime Employment: 192,152 employees // 20,924 businesses
Total Consumer Spending: \$42,794 (average household)

Ellison Patten

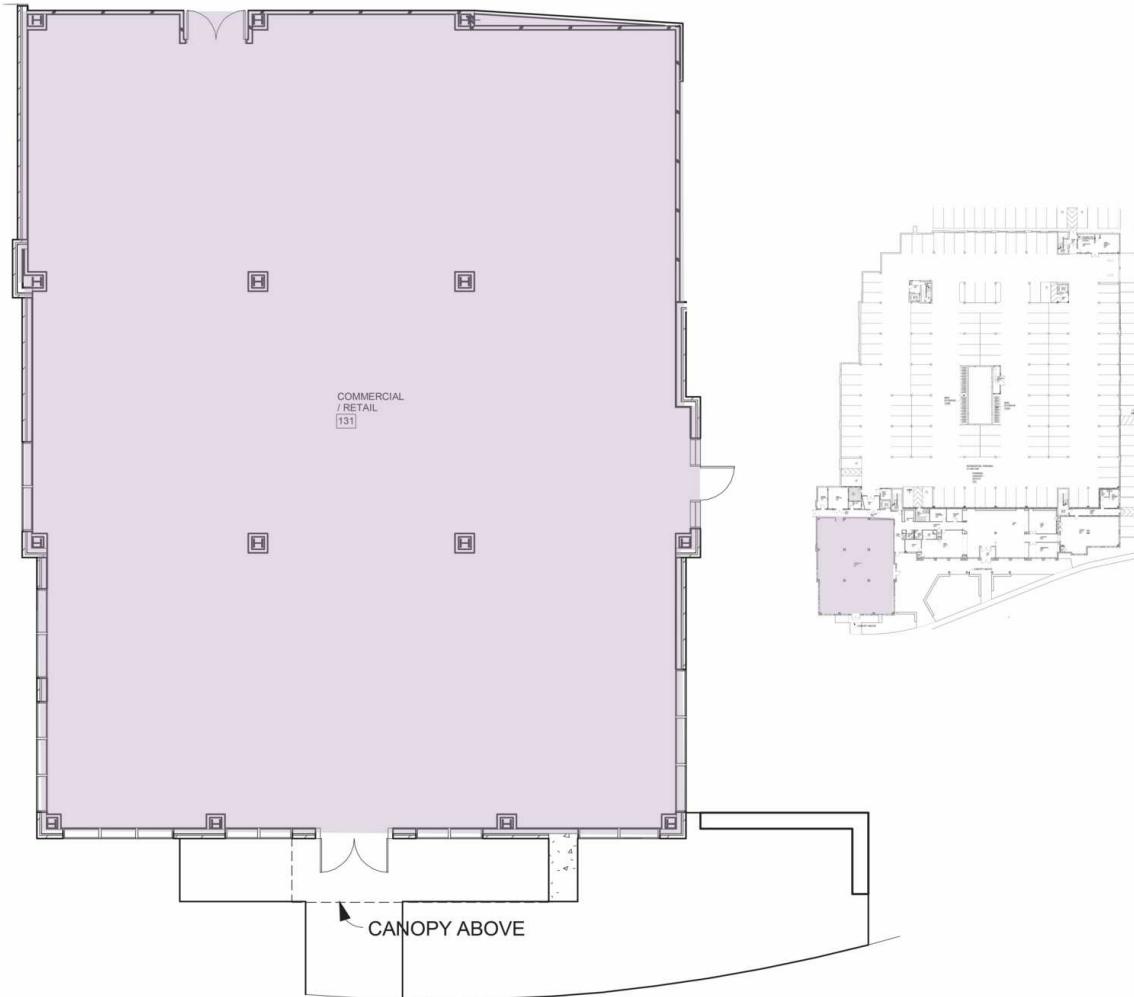
617.951.4136
epatten@lpc.com

Lincoln

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First Floor Retail



Suite	Size	Lease Rate	Description
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