

FOR LEASE

RETAIL PROPERTY



# 25 WASHINGTON STREET NORWELL

25 WASHINGTON STREET, NORWELL, MA 02061

*For More Information*

**DAVE ELLIS, SIOR**

781.919.0800 X701

dave@ellisrealtyadvisors.com





# 25 WASHINGTON STREET NORWELL



## PROPERTY DESCRIPTION

Uncover a unique opportunity at 25 Washington Street, Norwell. The property consists of a 3,856 SF main building plus additional 640 SF barn building, dating back to 1798 and recently renovated, is tailored for use as a high-end kitchen and design showroom. The property also includes a detached barn for flexible storage options. With its Commercial C zoning, this space offers the potential to become an elegant retail or showroom destination. Embrace the historical significance of this property and its potential for modern commercial use right at Queen Anne's Corner on the Norwell/Hingham line.

## PROPERTY HIGHLIGHTS

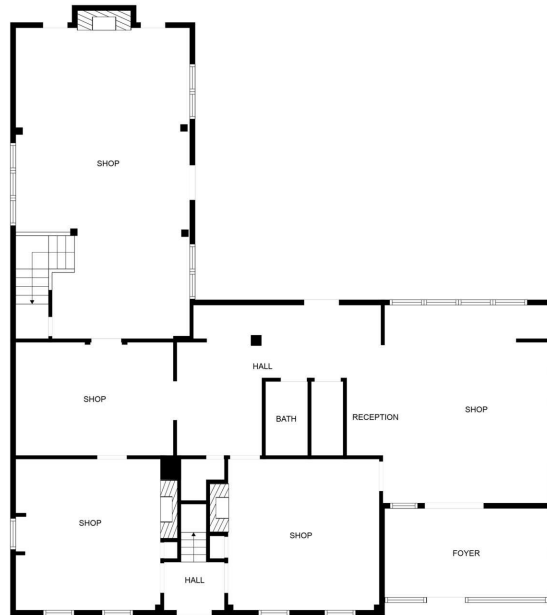
- 3,856 SF building plus 640 SF Barn Building
- Built in 1798, renovated in 2022
- Zoned Commercial C
- Prime Norwell location at Queen Anne's Corner

## OFFERING SUMMARY

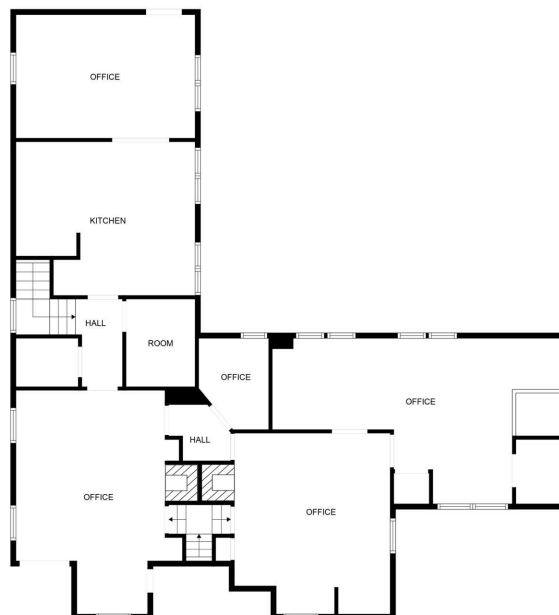
Lease Rate:	\$25.00 SF/yr (NNN)
Available SF:	4,496 SF
Lot Size:	0.98 Acres
Building Size:	4,496 SF

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	52	163	946
Total Population	164	505	2,819
Average HH Income	\$188,223	\$193,631	\$193,176

# 25 WASHINGTON STREET NORWELL



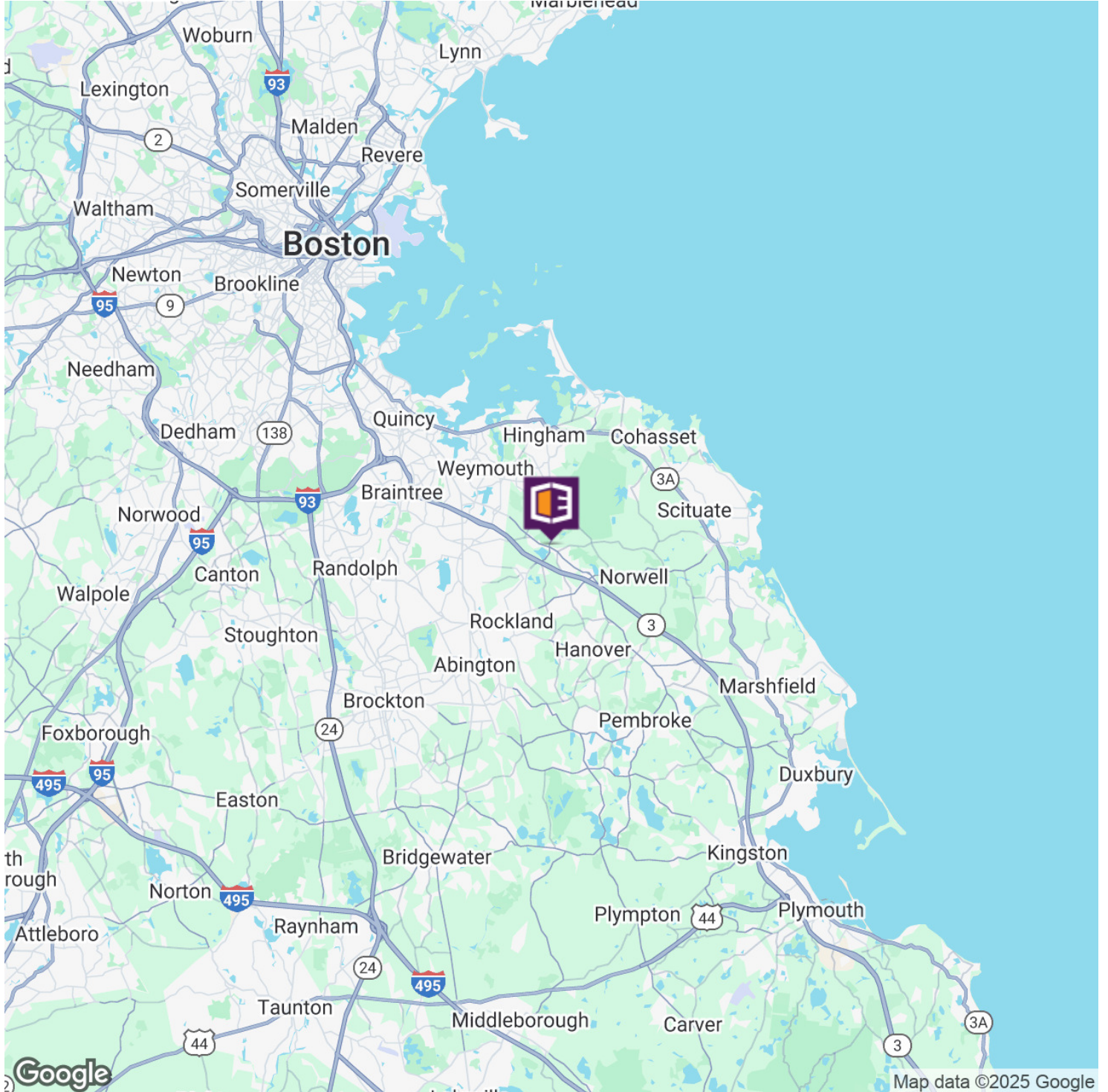
FLOOR PLAN CREATED BY CUBICASA APP. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.



FLOOR PLAN CREATED BY CUBICASA APP. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.



# 25 WASHINGTON STREET NORWELL

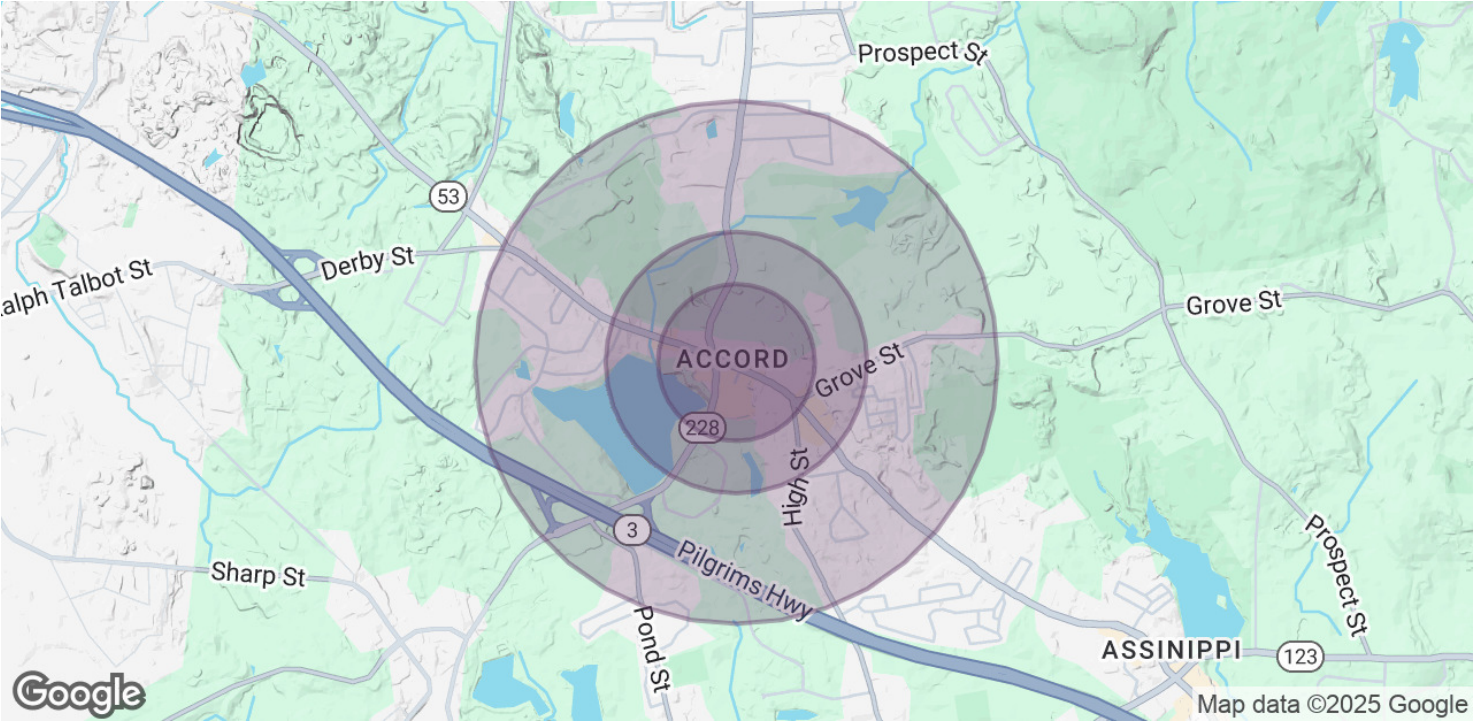


DAVE ELLIS, SIOR

781.919.0800 x701  
dave@ellisrealtyadvisors.com



# 25 WASHINGTON STREET NORWELL



POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	164	505	2,819
Average Age	42	42	42
Average Age (Male)	39	40	40
Average Age (Female)	45	44	44

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	52	163	946
# of Persons per HH	3.2	3.1	3
Average HH Income	\$188,223	\$193,631	\$193,176
Average House Value	\$707,355	\$754,974	\$754,258

Demographics data derived from AlphaMap



ADDITIONAL PHOTOS

# 25 WASHINGTON STREET NORWELL



DAVE ELLIS, SIOR

781.919.0800 x701  
dave@ellisrealtyadvisors.com