

NARRAGANSETT PARK PLAZA

675 BEVERAGE HILL AVE • PAWTUCKET, RHODE ISLAND



LOCATION



Situated on Route 1A (Newport Avenue), one of Pawtucket's busiest retail corridors with heavy daily traffic. Highly accessible regional location, serving Pawtucket, Providence, East Providence, and surrounding communities.

SPACE (GLA)

238,068 SF

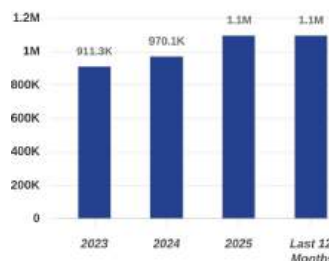
NEARBY



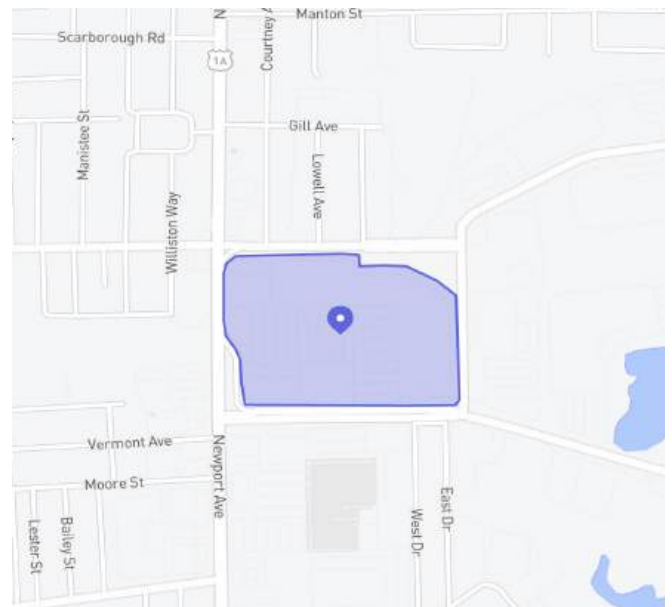
CVS, Aldi, KFC, McDonalds, Burlington, Dollar General

FOOT TRAFFIC TREND

Visits YoY: **+13.1%**
Visits Yo2Y: **+20.4%**
Visits Yo3Y: **+46.8%**



94.91% of visits are from visitors who visited at least two times

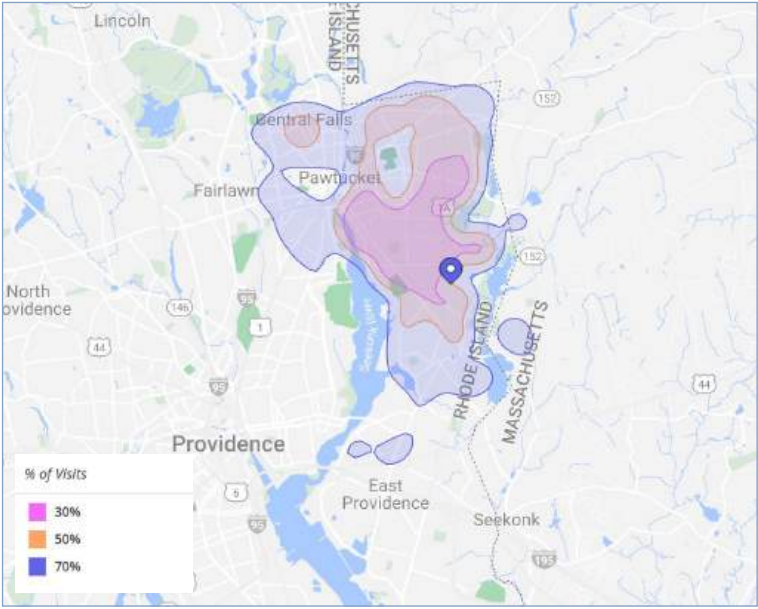


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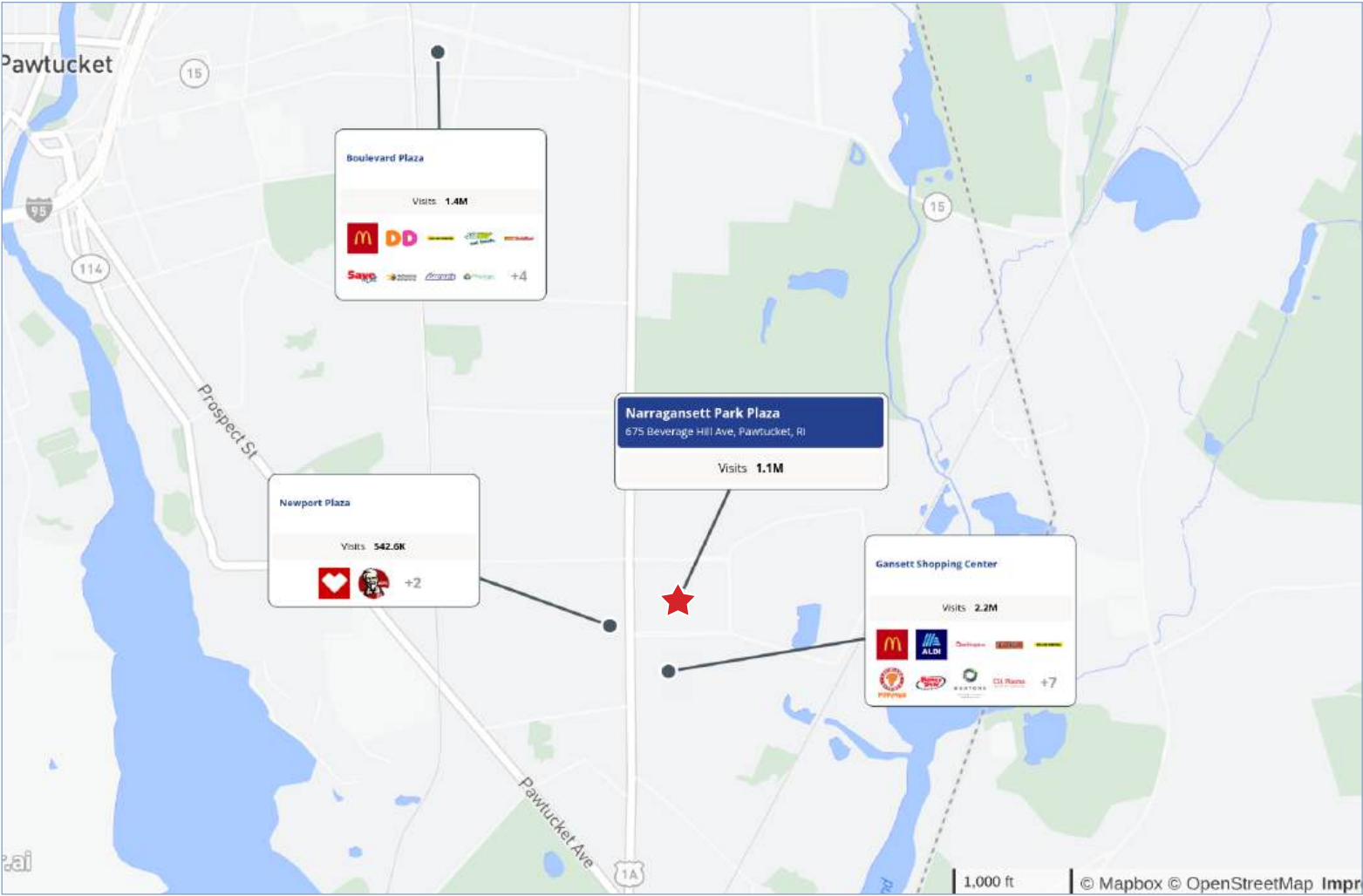
LOCATION & DEMOGRAPHICS

LAT/LON		PARKING	
41.8597/-71.3522		1,270	
TRAFFIC COUNT		CARS/DAY	
Route 1A (Newport Avenue)		33,000	
2025	1-MILE	3-MILE	5-MILE
Estimated Population	12,273	125,781	301,200
Estimated Avg. HH Income	\$105,299	\$112,346	\$111,977

TRUE TRADE AREA



TRADE MAP



NARRAGANSETT PARK PLAZA

SITE PLAN



SIGNED TENANTS	
	SQUARE FEET
SUPERCUTS	1,957
DIAMOND CLEANERS	1,959
DOLLAR TREE	10,000
TACO BELL	2,000
FAMILY DOLLAR	9,000
OP NAILS	2,000
PLANET FITNESS	23,000
T-MOBILE	1,600
POLLO CAMPERO	2,598
STARBUCKS	2,470
VERIZON	3,600
WENDY'S	2,600

AVAILABILITY		
	SQUARE FEET	WIDTH X LENGTH
RETAIL/RESTAURANT A	2,710	30' X 87'
RETAIL/RESTAURANT B	3,800	45' X 87'

AVAILABLE



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