

1st Floor | ± 13,855 SF

324 Hancock Street





'24 Estimates	1 Mile	2 Mile	3 Mile
Population	23,942	73,072	128,204
Households	11,086	32,204	54,448
Avg. HH Inc.	\$103,221	\$115,556	\$120,816
Quincy Ave – Daily Vehicle Count			~18.6K VPD

Property Overview

Size. ± 13,855 SF (1st floor)

Opportunity. Sublease through 7/31/2035, with excellent visibility + access.

Signalized Intersection. Quincy Ave + Southern Artery

Zoning. General Business (BUSB) – [TABLE OF USES](#)

Access.

Quincy Ave: RI/RO

Southern Artery St: RI/RO

Convenient Location.

- Infill suburban location.
- Other retails in the area include Walmart, AutoZone Auto Parts, Subway, H Mart, Dollar Tree, and other local tenants.

Use Restriction. No pharmacy use.

Drive-Through. Single.

Signage. Dedicated pylon + building.

Parking. 65 spaces.

Quincy, MA

324 Hancock Street



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TERMS

SUGGESTED RENT* \$165,000/year (\pm \$12.00/SF)
(inclusive of RET ONLY. R&M, insurance, utilities subtenant responsibility)

CO-TERMINUS 7/31/2035

DELIVERY "As-Is"

OFFERS EVALUATED AS RECEIVED

**Final pricing + terms, along with all offers, are subject to approval of Walgreen Co.'s Real Estate Committee*

CONTACT

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