

SHOWROOM / OFFICE SPACE FOR LEASE



155 JEFFERSON BLVD

Warwick, RI 02888

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PROPERTY SUMMARY



PROPERTY DESCRIPTION

155 Jefferson Boulevard (Plat 283, Lot 176) is a multi-tenant sales/service/office property totaling approximately 28,850 rentable square feet, situated on 1.58 acres, with ample on-site parking. It has highly visible signage on this well-traveled commercial corridor. The building has 8 tenant spaces, consisting of medical office, showroom, industrial, and sales/service spaces, which are all separately metered.

PROPERTY HIGHLIGHTS

- 4,300 SF Showroom/Office/Retail Space
- 2,400 SF Former Physical Therapy Office
- Available Suites Can Be Combined Into One Suite
- Highly Visible Location
- Signage Opportunities
- Convenient Access to Route 37/I-95
- All Amenities Nearby/TF Green Airport/AMTRAK Station

LOCATION DESCRIPTION

Jefferson Boulevard has long been considered a premier location being in the central part of the state at the confluence of I-95/Route 37/I-295 and only 10 minutes south of Downtown Providence. 155 Jefferson Boulevard is located on the northern end of Jefferson Boulevard at Exit 31 on I-95. It is highly visible along this corridor consisting of many office, sales/service, light industrial, and retail type companies. All amenities are nearby and TF Green Airport is located only 1.5 miles away.

OFFERING SUMMARY

Lease Rate: Suite B	\$13.95 SF/yr (NN)
Available SF:	4,300 SF
Lease Rate: Suite D	\$15.00 SF/yr (NN)
Available SF:	2,400 SF
Lot Size:	1.58 Acres
Building Size:	28,850 SF

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ADDITIONAL PHOTOS



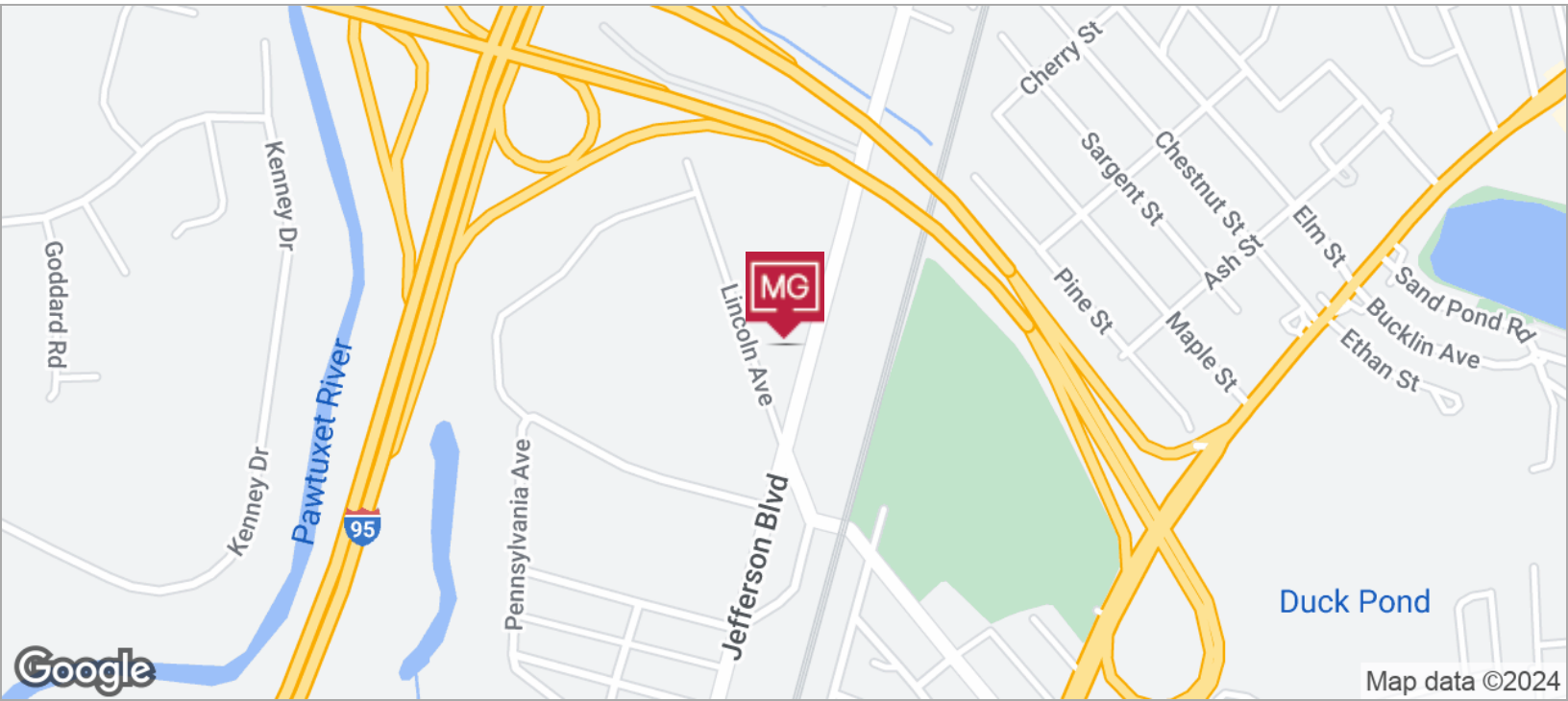
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AERIAL & LOCATION MAPS



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