

# CENTER OF NEW ENGLAND

## Coventry, RI

±3.1 ACRE LOT FOR SALE, LEASE OR BUILD TO SUIT / INDUSTRIAL

### CENTER OF NEW ENGLAND – LOT 7

#### Property Features

- LOCATED IN THE CENTRE OF NEW ENGLAND PARK
- ±3.1 ACRES OF BUSINESS PARK LAND THAT ALLOWS FOR RETAIL, FLEX AND INDUSTRIAL USE
- JUST OFF HOPKINS HILL AT CENTRE OF NE BOULEVARD
- 350' FRONT ON CENTRE OF NEW ENGLAND BOULEVARD
- GREAT ACCESS AND VISIBILITY
- NEIGHBORING TENANTS INCLUDE:

IGT HQ AMGEN CENTREX

DAI RESTORE OMNICARE

- 600+ FUTURE RESIDENTIAL UNITS AND RETAIL COMING

#### Traffic & Demos

NEW LONDON TURNPIKE	26,000 VPD
INTERSTATE 95	71,000 VPD
ARNOLD ROAD	13,000 VPD

DEMOS	2 mi	3 mi	4 mi	5 mi
Pop	12,956	28,136	53,718	72,805
Med HH \$	\$99,647	\$100,810	\$97,805	\$99,618
Daytime Pop	5,298	8,564	16,033	24,094



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