MG Commercial
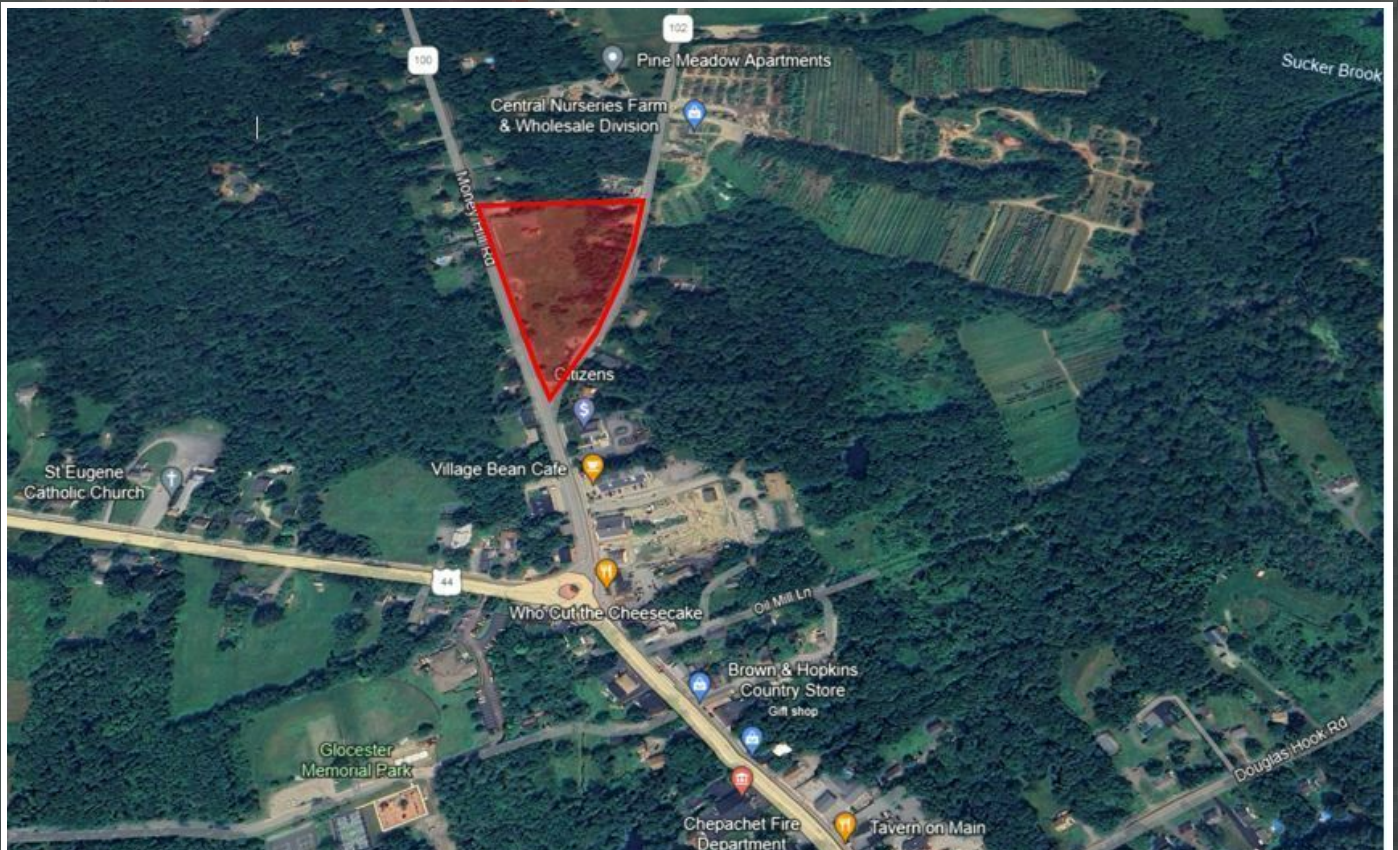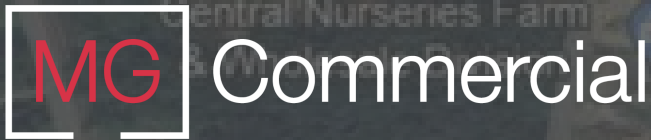

MONEY HILL ROAD

Glocester, RI 02814

DAN FEINER
Vice President
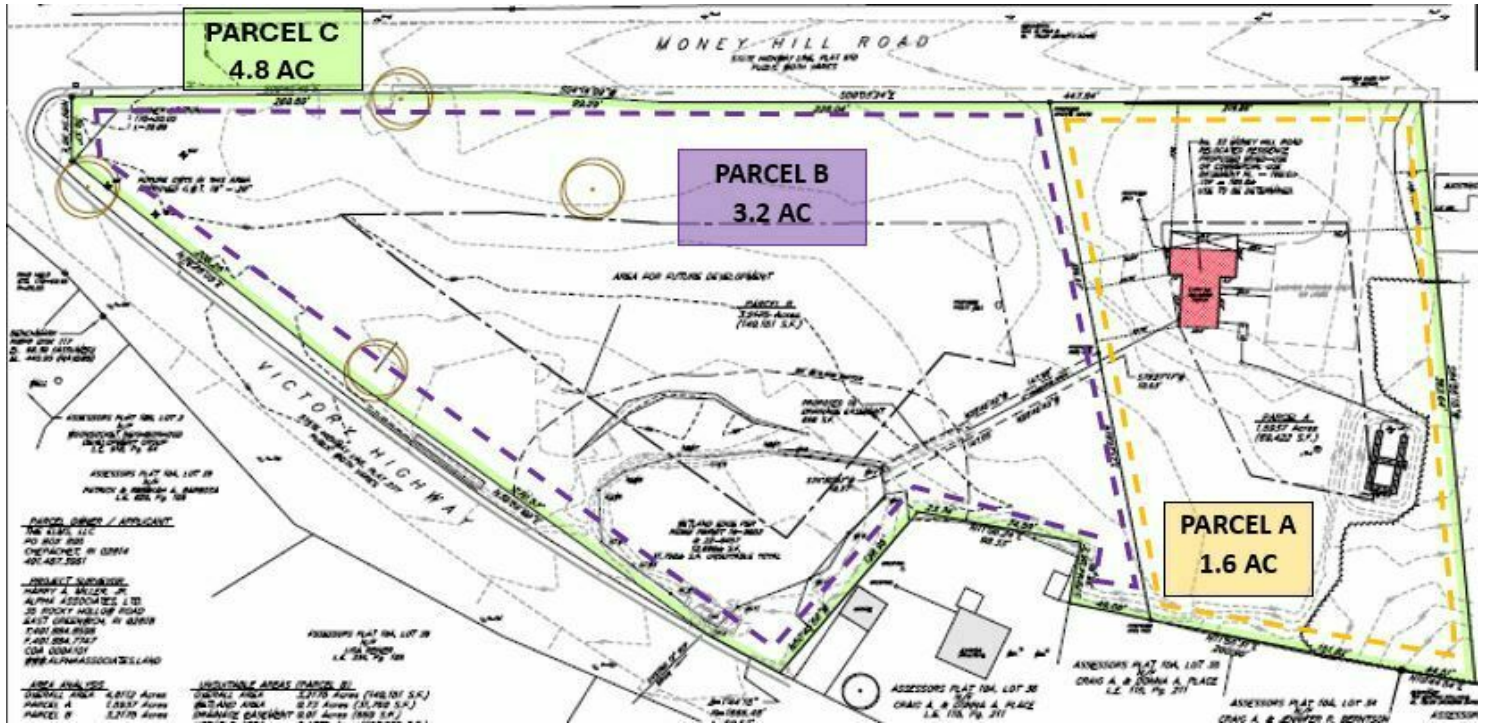401.751.3200 x3310
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EXECUTIVE SUMMARY

PROPERTY DESCRIPTION

The subject property offers various size options. The 3.2 acre flat parcel is perfect for retail or office development. This parcel has 578 feet of frontage along Money Hill Road (Route 100) and 624 feet of frontage along Victory Highway (Route 102). In addition, there is a 1.6 acre adjacent lot with a commercial building that can be utilized as mixed-use. The two lots together total 4.8 acres and can be sold separately or as one.

PROPERTY HIGHLIGHTS

- Corner lot with tremendous visibility
- Located at the intersection of Route 100 and Route 102
- 3 size options: 3.2 acres, 1.6 acres or 4.8 acres
- 3.2 Acres - Plat 10A Lot 30 Parcel B
- 1.6 Acres - Plat 10A Lot 30 Parcel A
- 4.8 Acres - Plat 10A Lot 30 Parcel C
- Parcels can be sold together or separately

LOCATION DESCRIPTION

This corner lot is strategically located on Money Hill Road at the intersection of Routes 100 and 102 and is just 700 feet from Route 44. It is situated in the Village of Chepachet within the town of Glocester. It has tremendous visibility and is a prime location in northern RI. (Plat 10A; Lot 30 - Parcels A & B)

OFFERING SUMMARY

Sale Price:	Parcel B	$1,200,000
	Parcel A	$450,000
	Parcel C	TBD

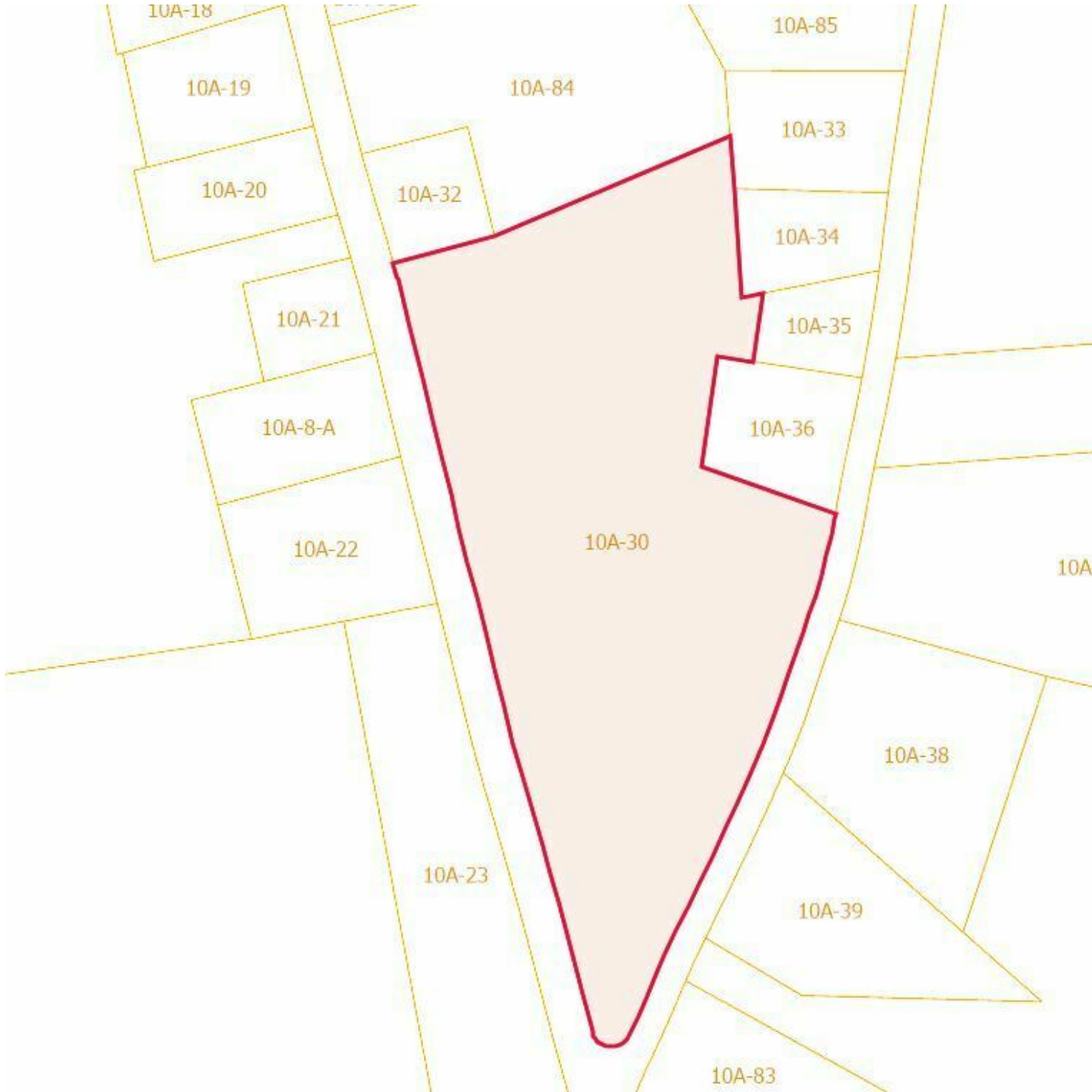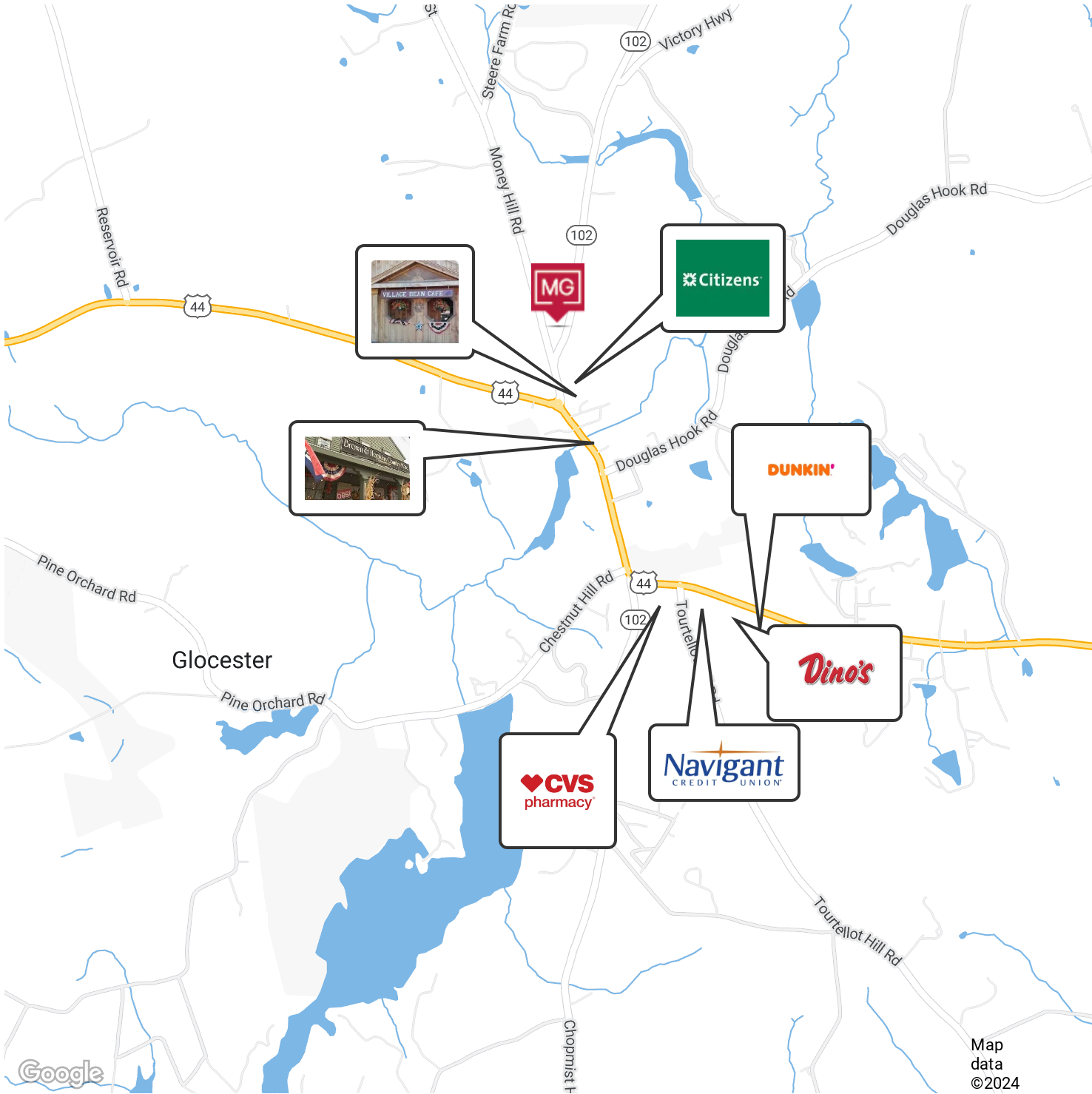| DEMOGRAPHICS	3 MILES	5 MILES	7 MILES
Total Population	11,009	21,606	39,448
Average HH Income	$120,522	$123,172	$130,506

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PLAT MAP

10A-18
10A-19
10A-20
10A-21
10A-8-A
10A-22
10A-23

10A-84
10A-32

10A-85
10A-33
10A-34
10A-35
10A-36
10A-30
10A-38
10A-39
10A-83
10A

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RETAILER MAP

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