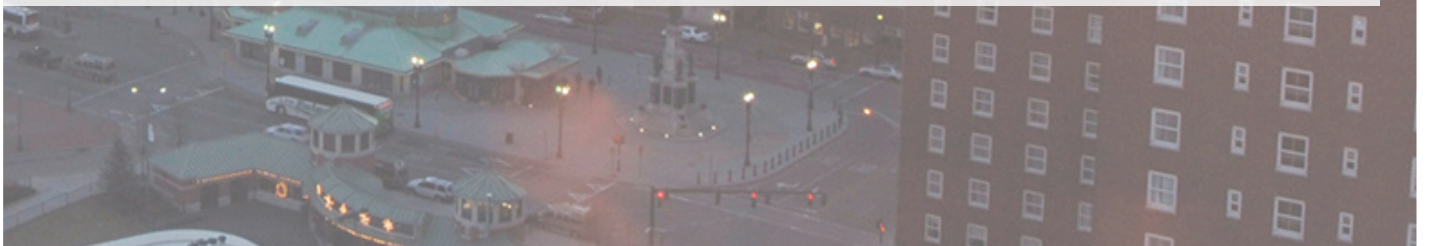


**sweeney**  
REAL ESTATE & APPRAISAL

OFFICE SUITES FOR LEASE

# 1275 WAMPANOAG TRAIL EAST PROVIDENCE - RHODE ISLAND



One Turks Head Place, Suite 850 • Providence, Rhode Island 02903  
T: 401.331.9300 • F: 401.331.9306 • [www.sreari.com](http://www.sreari.com)



THOMAS O. SWEENEY, SIOR | [TSWEENEY@SREARI.COM](mailto:TSWEENEY@SREARI.COM) | 401-331-9300 | 401-523-5101



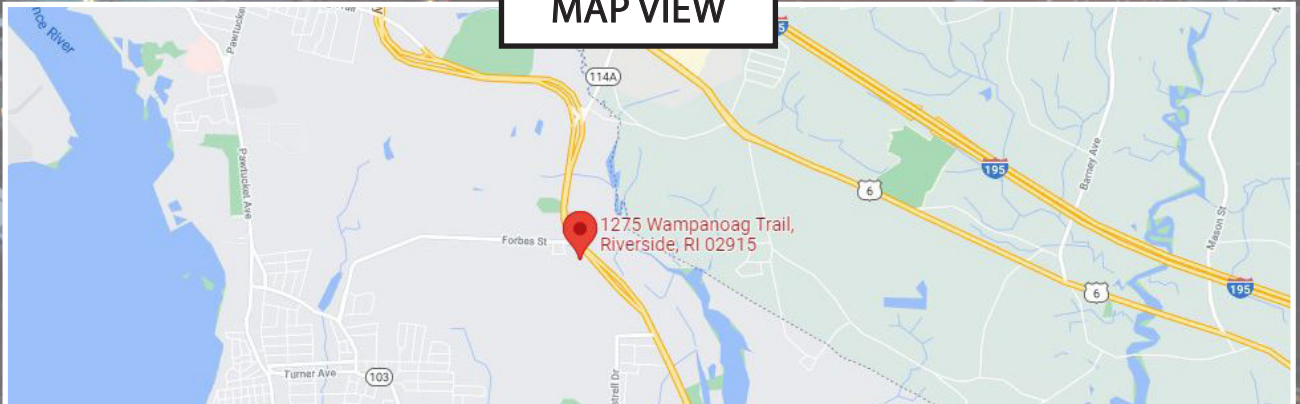
# 1275 WAMPANOAG TRAIL EAST PROVIDENCE - RHODE ISLAND

Rental Rate: \$24/SF Modified Gross

## PROPERTY DETAILS

- SUITE 9: 2,525± RSF
- SUITE 3: 1,455± RSF
- Subdivide 1,080 & 375± RSF
- Recently Renovated
- Five (5) Private Offices
- Multiple Training Rooms
- Ample Natural Light
- Reception Area
- Breakroom
- Common Area Bathrooms
- Passenger Elevator
- 24/7 Building Access
- Multi-Tenanted Building
- Professionally Managed
- Located on RT 114
- Just north of Barrington Town Line
- 140+ Parking Spaces
- Quick Access to I-195 & Massachusetts

## MAP VIEW



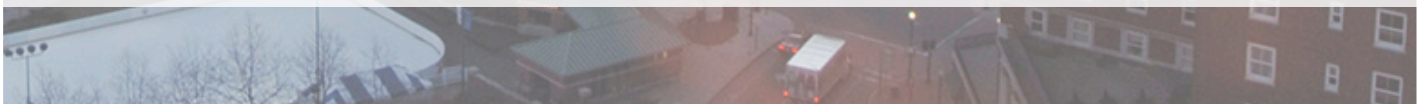
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## ADDITIONAL PHOTOS



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