

SEVEN MILE SHOPS

1174 S. WASHINGTON STREET • N. ATTLEBORO, MASSACHUSETTS



LOCATED AT THE ENTRANCE OF THE EMERALD SQUARE MALL

LOCATION



Strategically located on South Washington Street (Route 1) - a high-traffic retail corridor near Route 295, offering outstanding visibility & easy access for both local shoppers & regional traffic.

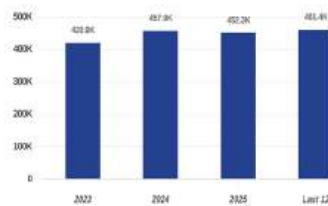
NEARBY



Emerald Square (Macy's, JC Penney), Target, Old Navy, Marshall's, Savers, Michael's, Pet Smart, Walmart, Lowe's, Dicks Sporting Goods, DSW, Panera Bread, Five Below

FOOT TRAFFIC TREND

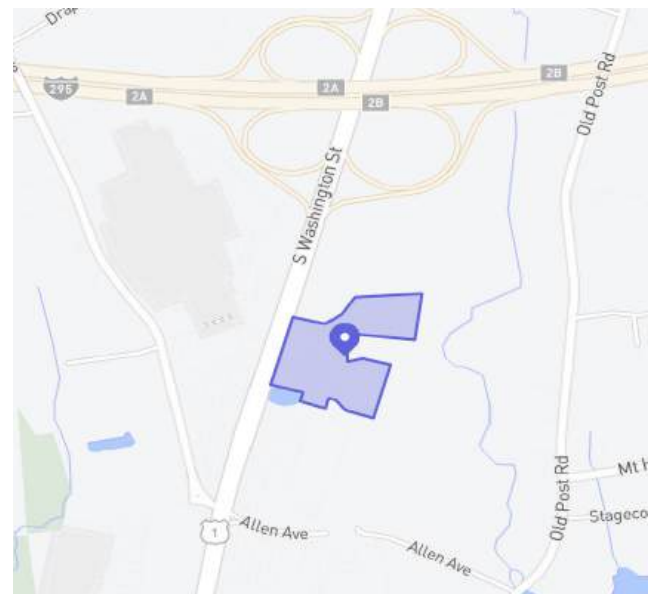
Visits YoY: **+0.5%**
Visits Yo2Y: **+10%**
Visits Yo3Y: **+11.6%**



75.48% of visits are from visitors who visited at least two times

SPACE (GLA)

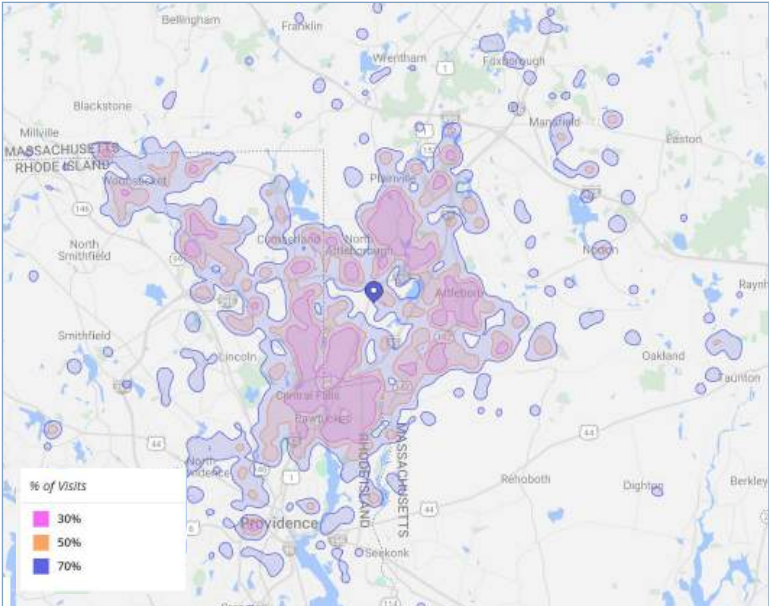
56,995 SF



LOCATION & DEMOGRAPHICS

LAT/LON		PARKING	
41.9447/-71.3469		459	
TRAFFIC COUNT		CARS/DAY	
Route 1		18,000	
Route 95		113,000	
Route 295		54,000	
2024	1-MILE	3-MILE	5-MILE
Estimated Population	1,596	49,193	169,916
Estimated Avg. HH Income	\$223,751	\$135,006	\$107,906

TRUE TRADE AREA



TRADE MAP



SITE PLAN



TENANTS		
	SQUARE FEET	WIDTH X LENGTH
A- RESIDENTIAL / OFFICE	14,025	187' x 75'
B - RETAIL	25,027	220'6" x 113'6"
Attleboro Dentist Group	4,648 SF	
Sleep Number	2,715 SF	
Jared's	6,371 SF	
BJ's Restaurant and Brewhouse	7,557 SF	
Banfield Pet Hospital	3,500 SF	

AVAILABLE



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