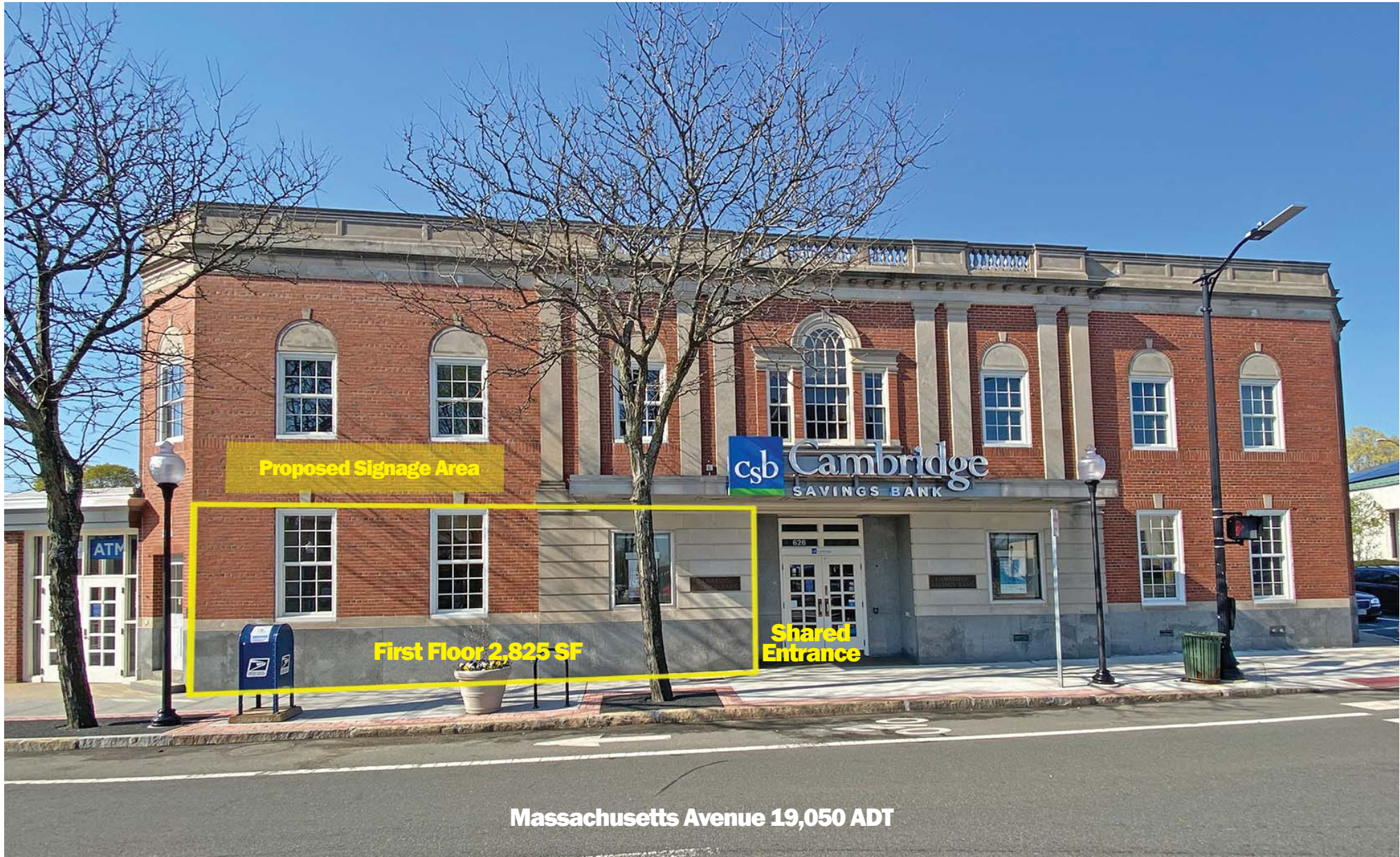


626 Massachusetts Avenue

Arlington MA, 02474

FOR LEASE

1st Floor: 2,825 SF; 2nd Floor: 7,000 SF



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PROPERTY HIGHLIGHTS

- Iconic Arlington corner location at busy Mass. Ave. and Pleasant St. intersection
- Join Cambridge Savings Bank, with drive-thru teller and ATM
- 2,825 SF available on 1st level, 7,000 SF available on 2nd level
- Onsite parking complemented by street and public parking

DEMOGRAPHICS

| | 2021 | 1 Mile | 2 Mile | 3 Mile |
|--------------------|------|-----------|-----------|-----------|
| POPULATION | | 28,069 | 104,695 | 219,183 |
| DAYTIME POPULATION | | 8,863 | 34,731 | 75,261 |
| NUMBER OF HH | | 12,539 | 43,045 | 90,495 |
| AVERAGE HH INCOME | | \$140,187 | \$153,228 | \$162,720 |

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