

Retail Space Available For Lease

84 Washington Street

Woburn, MA 01801



Property Information

Address: 84 Washington Street, Woburn, MA	Traffic Counts: 35,048 ± VPD Montvale Ave
Available Space: 1,356 ± SF Available 1/1/27	Frontage: 165' on Washington St, 215' on Montvale Ave
Total SF: 4,977 ± SF	Water: Municipal
Land Area: 0.61 ± Acres	Sewer: Municipal
Parking Spaces: 25 ± Spaces	Gas: Natural
Year Built: 2000	Zoning: B-N

Trade Area Demographics

	3 Miles	5 Miles	10 Miles
Population:	103,793	314,752	1,500,000
Households:	40,754	125,906	601,150
Average HH Income:	\$173,057	\$162,867	\$157,918



84 Washington Street is a retail strip center located in Woburn, MA, at the lighted intersection of Montvale Avenue and Washington Street. This 4,977 ±SF building is ideally situated seconds from Interstate 93. Neighboring businesses include Wendy's, Dunkin' Donuts, 7-11, TD Bank, Valvoline, Citizens Bank and more. This site benefits from exceptional visibility and convenient access to major highways. With traffic counts of roughly 35,048 VPD via Montvale Avenue, this site would be an ideal location for an operator looking for heavily traveled area.

For Leasing Information:

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