

# The Riverway

90 RIVER STREET, BOSTON, MA 02126

## FORMER WALGREENS

±25,191 AVAILABLE FOR LEASE



PROJECT  
DETAILS

## AVAILABLE SPACE

± 25,191 SF

## LEASE RATE

Call for Pricing

## BUILDING SIZE

62,345 SF

## PROPERTY HIGHLIGHTS

- 23,894 ADT on River Street
- Pylon Signage on both River Street and Central Ave
- Subdividable
- Front Loading Available
- Located at the Boston-Milton City Line
- 158 Parking Stalls in the Shopping Center with 49 Directly Adjacent to Central Ave

## 2023 DEMOGRAPHICS

## TOTAL POPULATION

1 MILE

2 MILES

3 MILES

26,923

115,696

243,541

## DAYTIME POPULATION

20,405

85,443

181,274

## MEDIAN HH INCOME

\$85,118

\$82,057

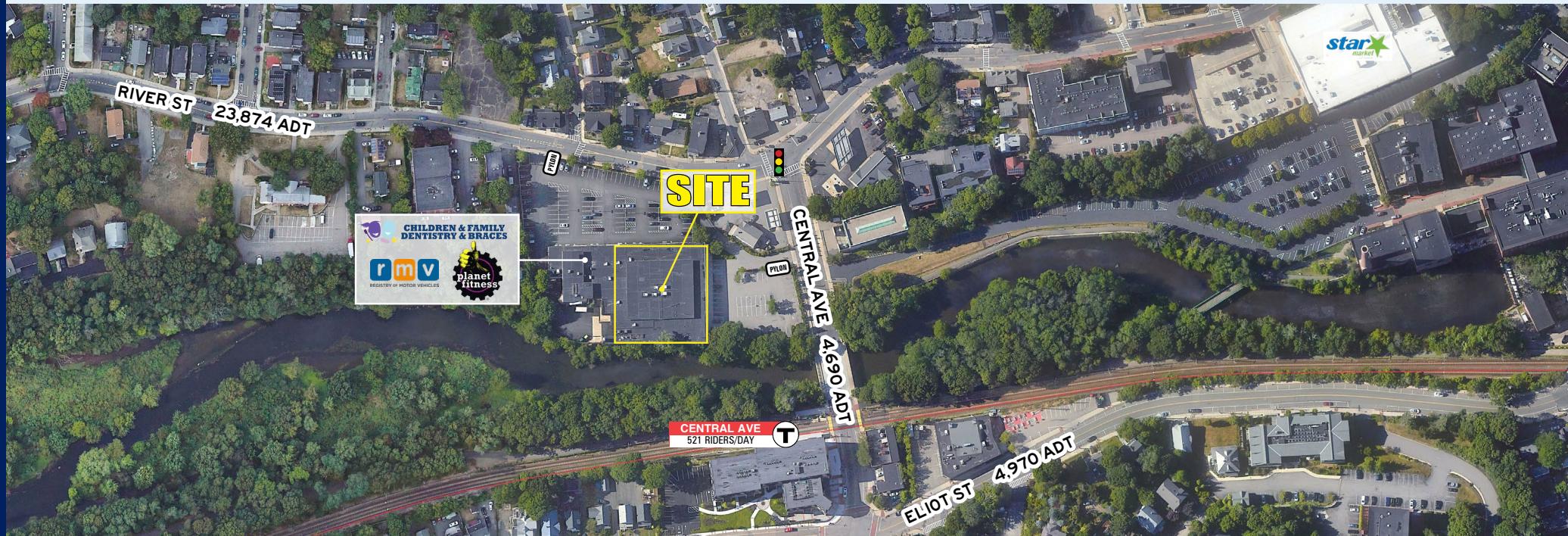
\$79,230

## NUMBER OF HOUSEHOLDS

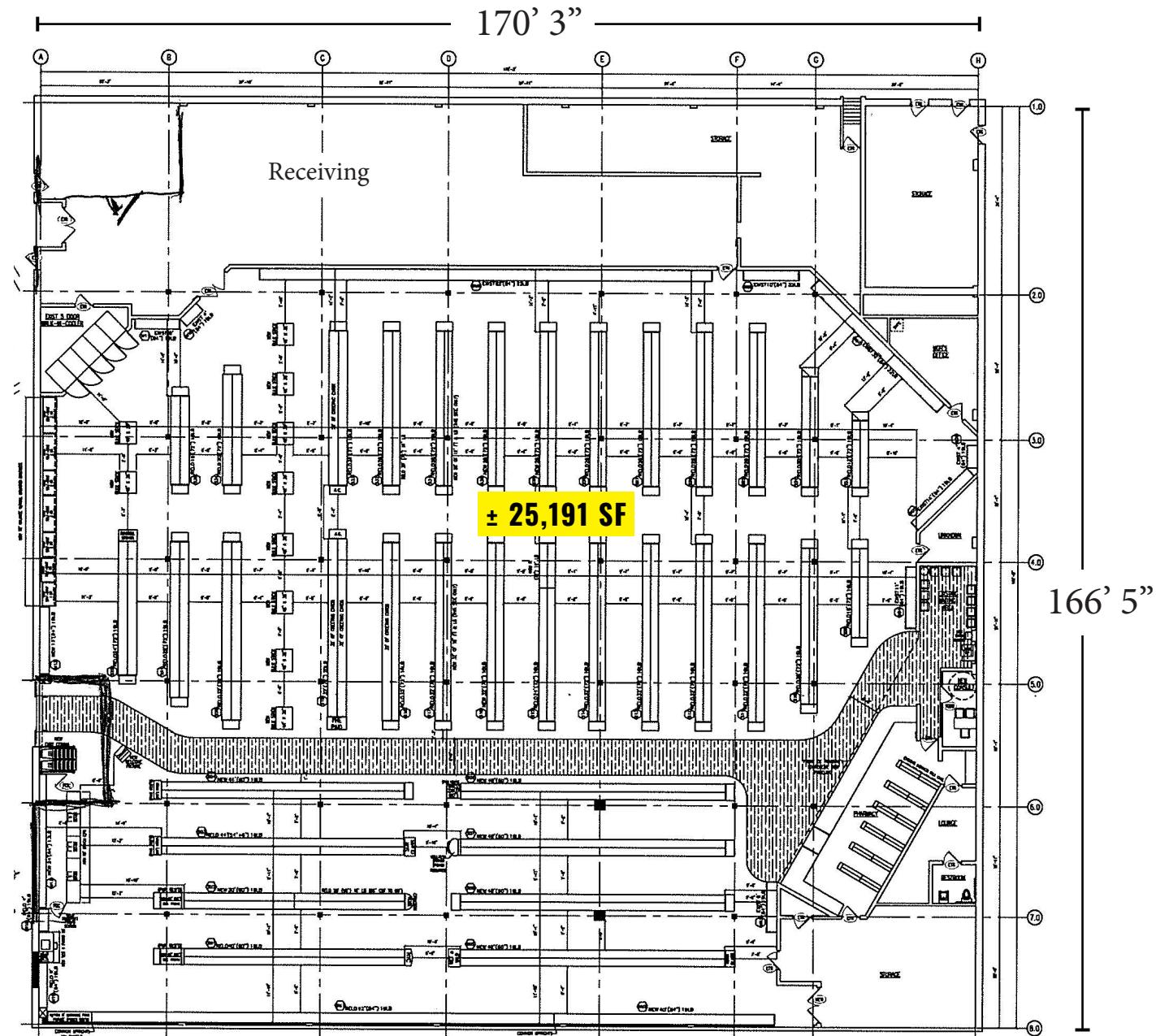
10,253

42,223

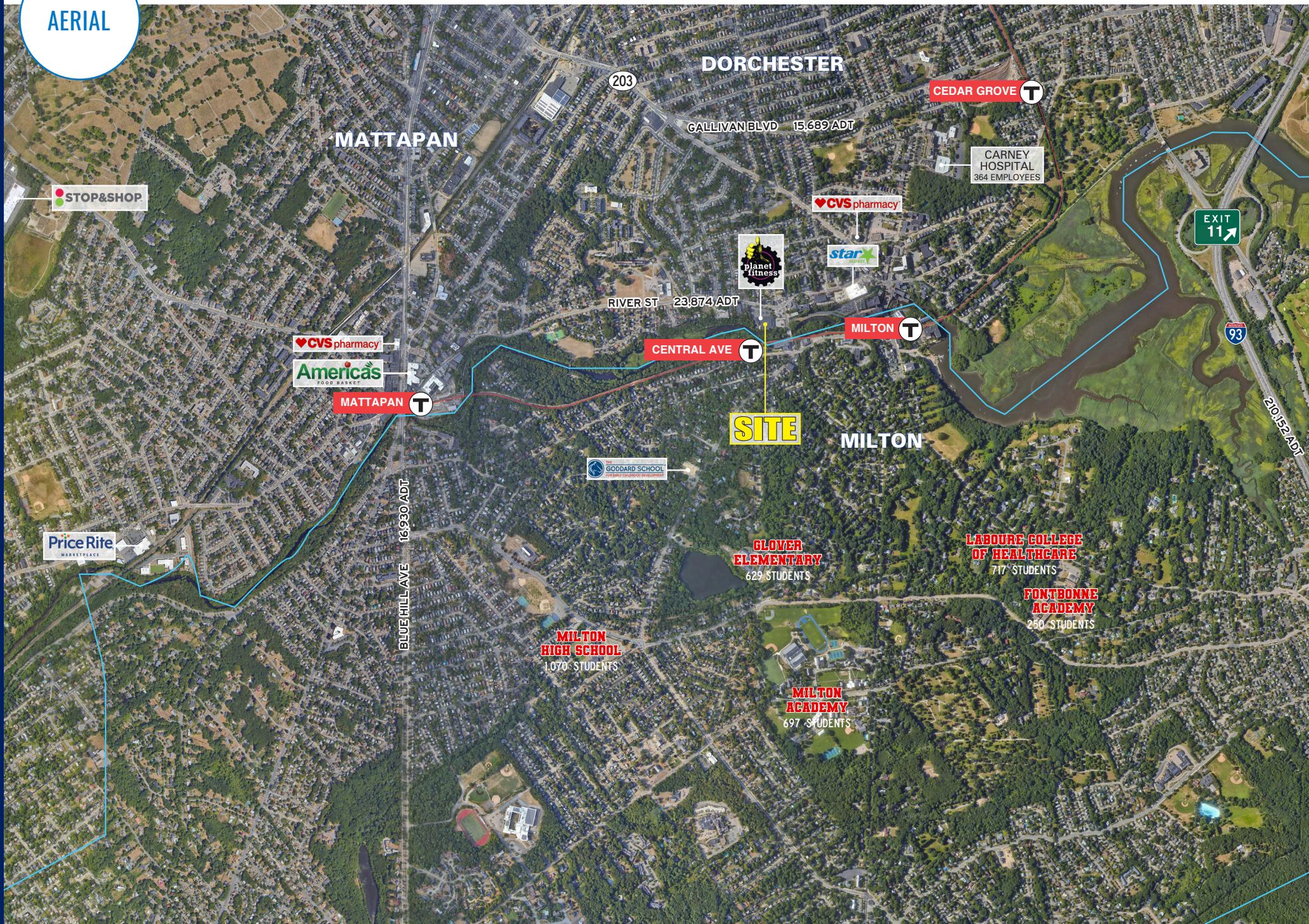
91,145



SITE PLAN



AERIAL



90 RIVER STREET, BOSTON, MASSACHUSETTS

# THE RIVERWAY

± 25,191 SF AVAILABLE | RETAIL/FLEX/OFFICE

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**SITE**  
90 RIVER ST



CENTRAL AVE 4,690 ADT

RIVER ST 23,894 ADT

Atlantic  
RETAIL

ALBANY  
ATLANTA  
BOSTON  
THE PRUDENTIAL CENTER  
BOSTON, MA 02199  
617.239.3600

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