

sweeney
REAL ESTATE & APPRAISAL

OFFICE FOR LEASE

THE GREENWICH MILLS
42 LADD STREET
WARWICK/EAST GREENWICH
RHODE ISLAND



One Turks Head Place, Suite 850 • Providence, Rhode Island 02903
T: 401.331.9300 • F: 401.331.9306 • www.sreari.com



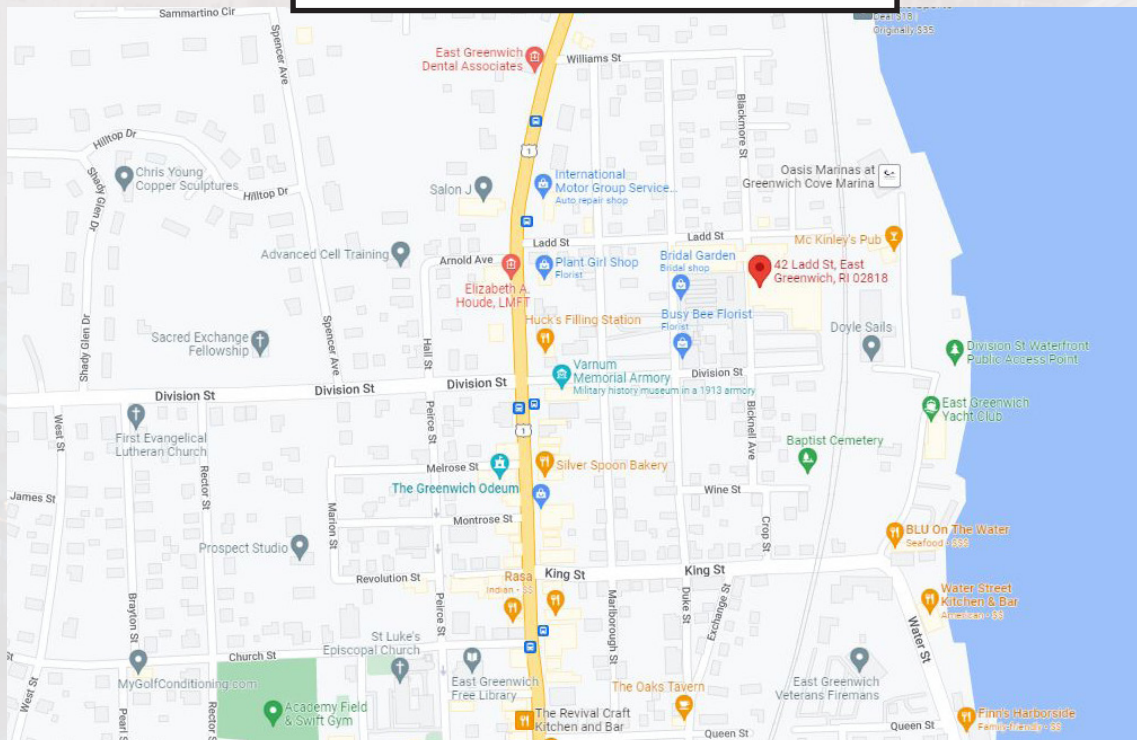
THOMAS O. SWEENEY, SIOR | TSWEENEY@SREARI.COM | 401-331-9300 | 401-523-5101

THE GREENWICH MILLS WARWICK/EAST GREENWICH RHODE ISLAND

DEMOGRAPHICS

Radius	Population	Average HH Income
1 Mile	4,315	\$118,723
3 Miles	34,713	\$106,883
5 Miles	103,587	\$93,859

MARKET AERIAL



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PROPERTY DETAILS

- Executive Offices
- Multiple Private Offices
- Large Open Area
- Conference Rooms
- Shared Break Space
- Renovated Mill Property
- Hill and Harbor District
- Exposed Brick
- Ample Natural Light
- Passenger Elevator
- ADA Compliant
- Mix of Office & Retail Uses
- Minutes to I-95
- Close to T.F. Green Airport
- Furniture Can Be Included
- B2: Unit 1A - 15,494 ± SF
- B2: Unit 3F - 3,723± SF
- B1: Unit 318 - 1,784± SF
- B1: Unit 321 - 4,607± SF
- B1: Unit 319 - 1,789± SF
- B1: Unit 304 - 392± SF

ONSITE PARKING: 2.7/1,000 SF

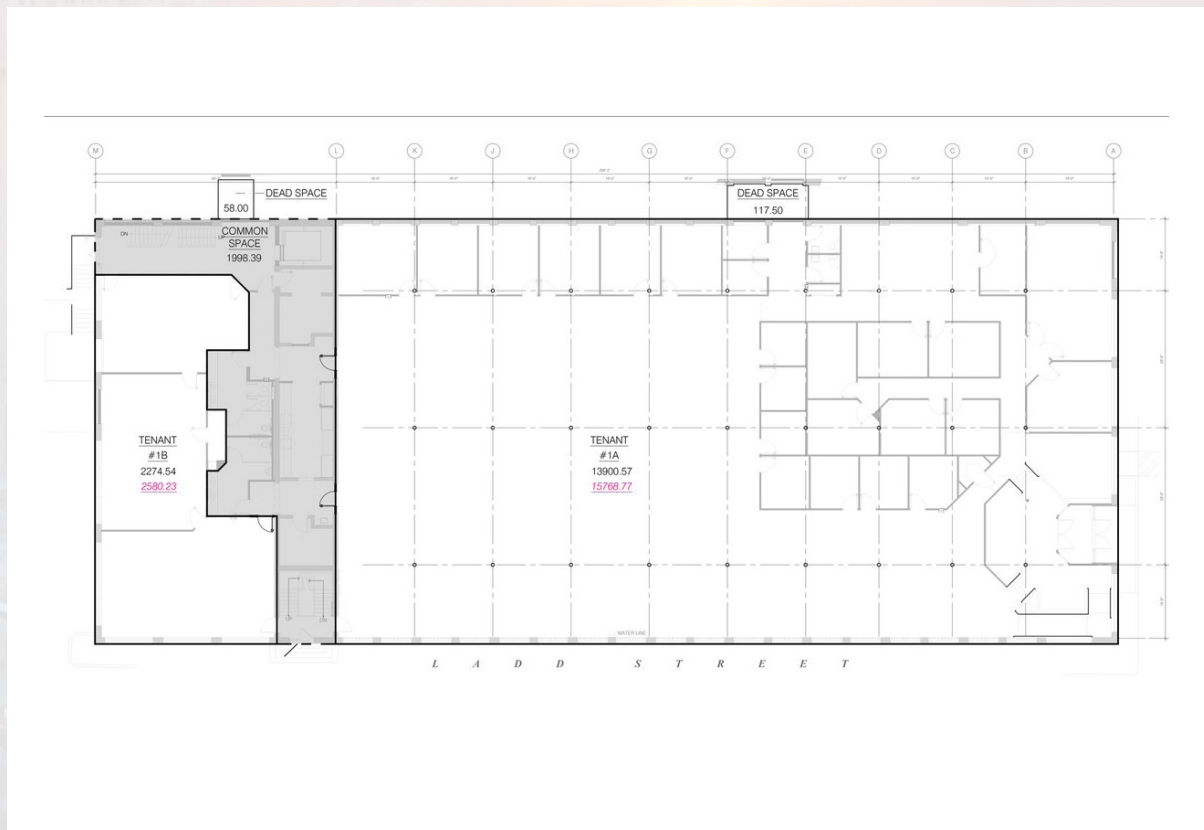


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THE GREENWICH MILLS WARWICK/EAST GREENWICH RHODE ISLAND

RENTAL RATE: \$24/SF
LEASE TYPE: MG (Gas, Electric & Janitorial)

BUILDING PLANS



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ADDITIONAL PHOTOS

