

OFFICE / RETAIL SPACE FOR LEASE



# 112 UNION STREET - UNIT 1A

Providence, RI 02903

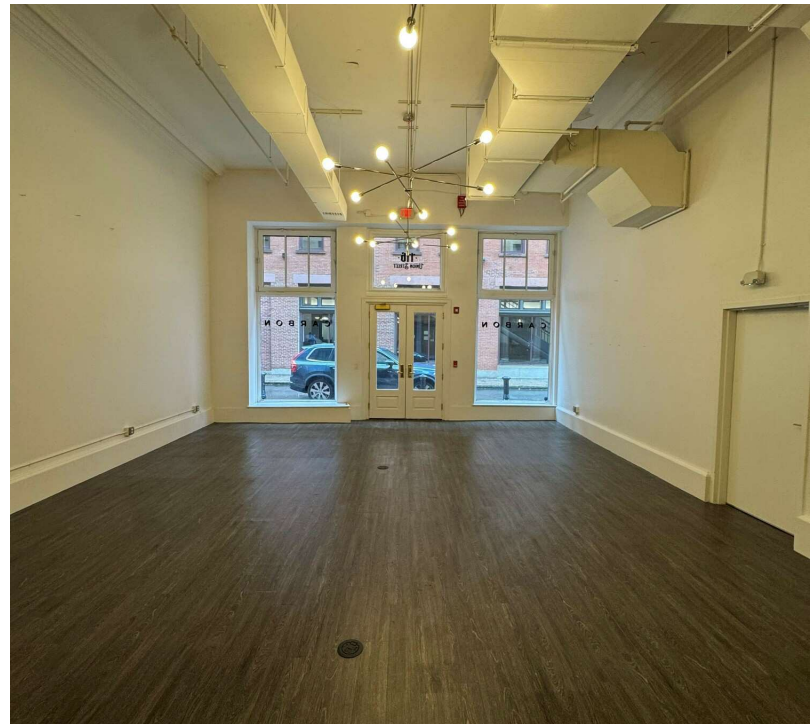
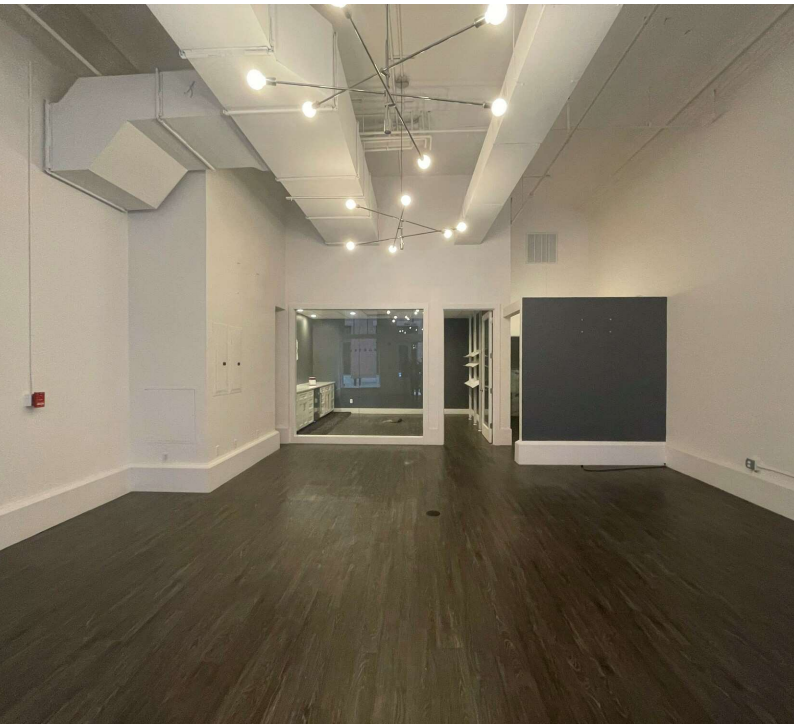
**DAN FEINER**

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# PROPERTY SUMMARY



## PROPERTY DESCRIPTION

This 1,163 SF of bright modern office/retail space in Downtown Providence located in the historic "Telephone Building". The space has open office area with open ceiling and exposed duct work. It is very welcoming for staff and clients/customers and includes a beautiful kitchen and conference room. It has large windows allowing for natural light to flow throughout and is perfect for many types of office/retail uses.

## PROPERTY HIGHLIGHTS

- Ideal location
- Modern office / retail space
- The suite has large windows and high-end lighting fixtures
- Located in the historic Telephone Building
- The property is walking distance to many area businesses within the Arts and Entertainment District
- 1 block from The Convention Center, The Graduate Hotel and City Hall

## LOCATION DESCRIPTION

The historic "Telephone Building" is located at 112 Union Street in Downtown Providence in the Arts and Entertainment District. It is one block from City Hall, The Graduate Hotel, The University of RI and The Providence Convention Center.

## OFFERING SUMMARY

Lease Rate:	\$2,700.00 per month (NNN)
Available SF:	1,163 SF
Building Size:	29,500 SF

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	1,176	3,626	12,946
Total Population	2,501	8,112	33,851
Average HH Income	\$177,520	\$148,772	\$125,708

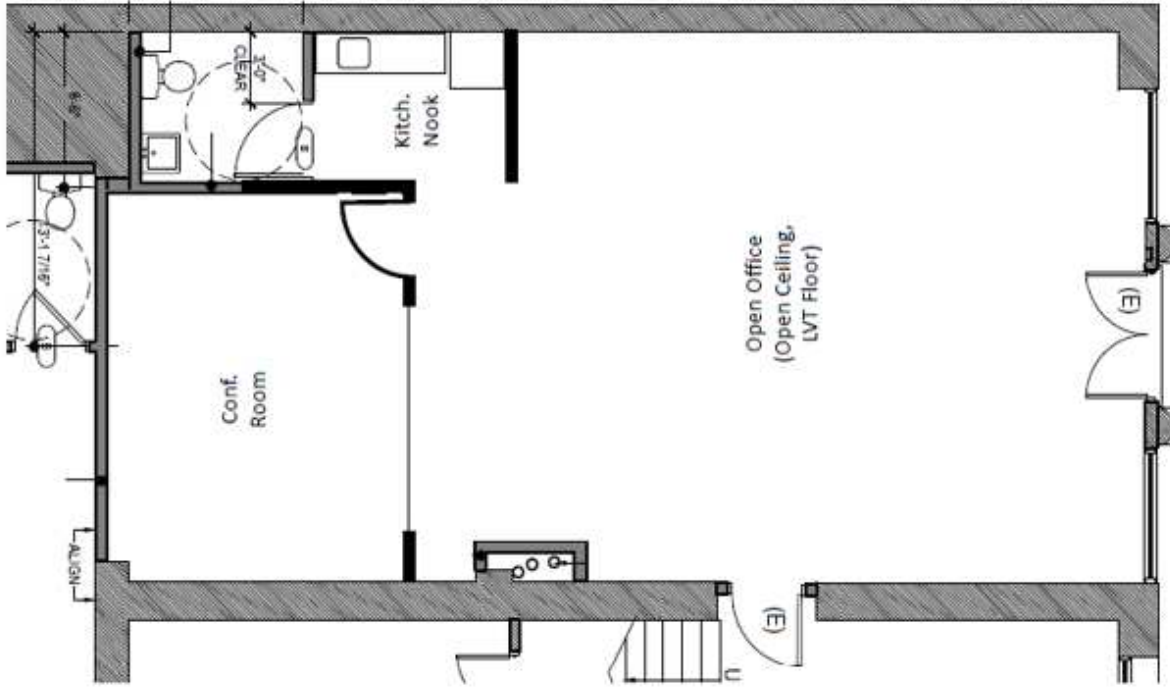
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# ADDITIONAL PHOTOS



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# RETAILER MAP



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