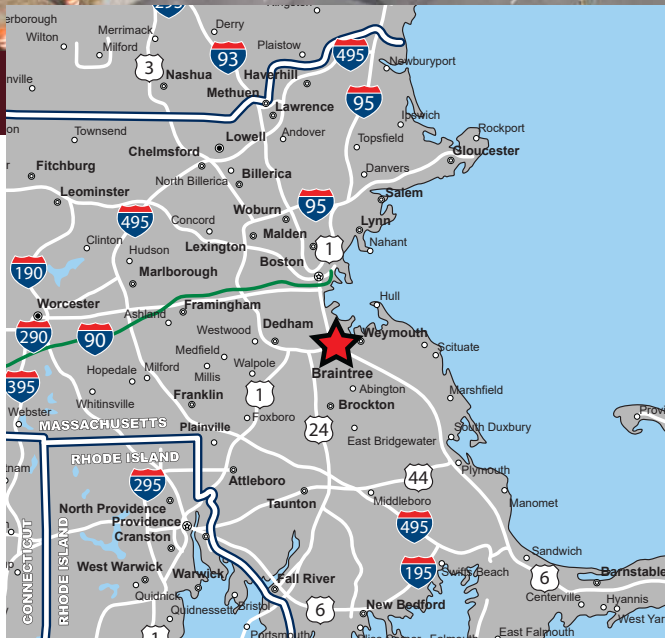
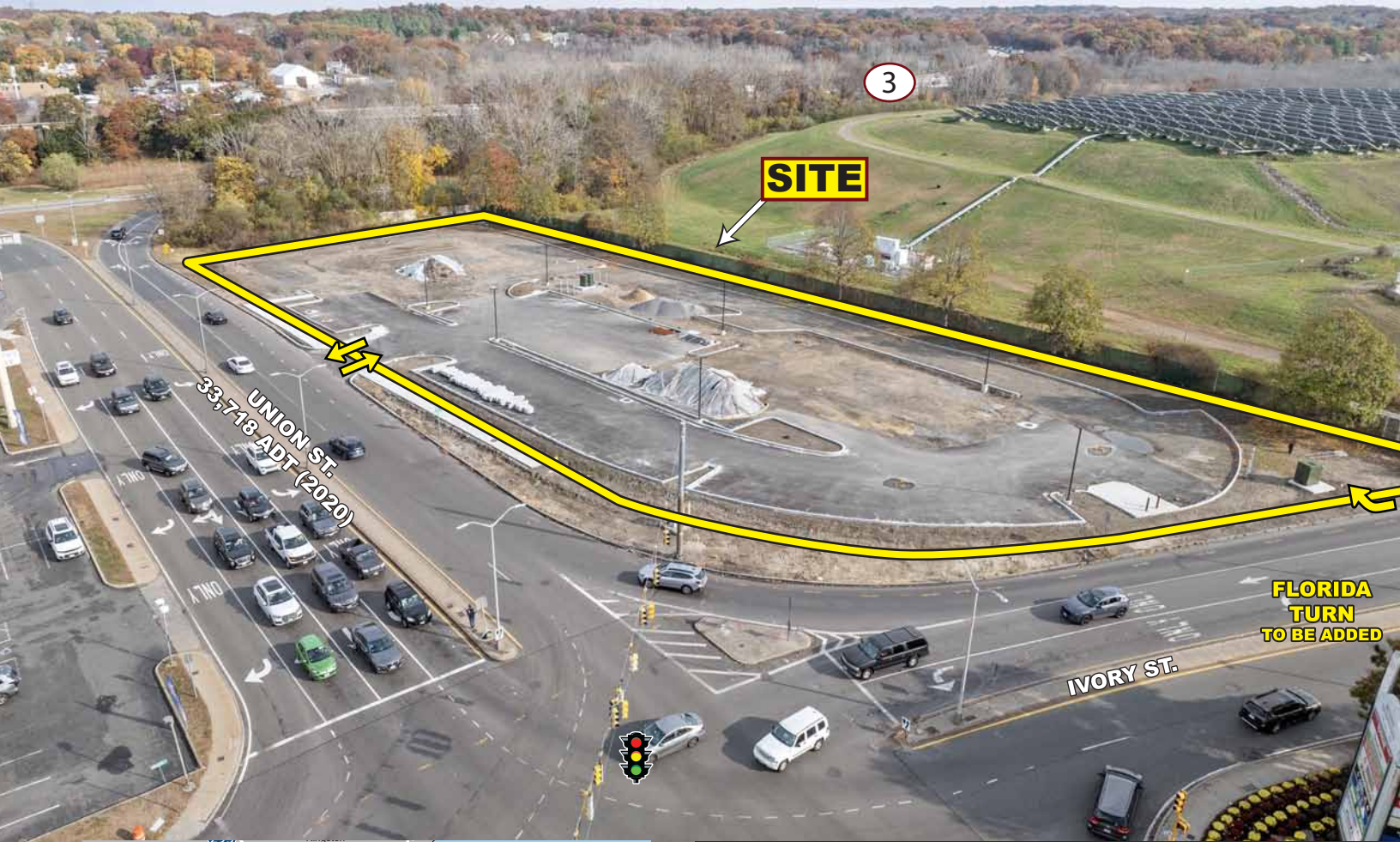




# NEW RETAIL DEVELOPMENT

125 Union Street - Braintree, Massachusetts



**AVAILABLE FOR LEASE**

## PROPERTY HIGHLIGHTS

- » High Profile Location off Route 3
- » 1,500 SF - 6,000 SF Available
- » 2.07 Acre Site
- » Pylon Signage Available
- » Densely Populated Trade Area with High Barriers to Entry
- » Intersection Being Reconfigured
- » Developed by Torrington Properties



**EASTERN**  
RETAIL PROPERTIES



**TORRINGTON**  
PROPERTIES

# NEW RETAIL DEVELOPMENT

125 Union Street - Braintree, Massachusetts



**EASTERN**  
RETAIL PROPERTIES



**TORRINGTON**  
PROPERTIES



# NEW RETAIL DEVELOPMENT

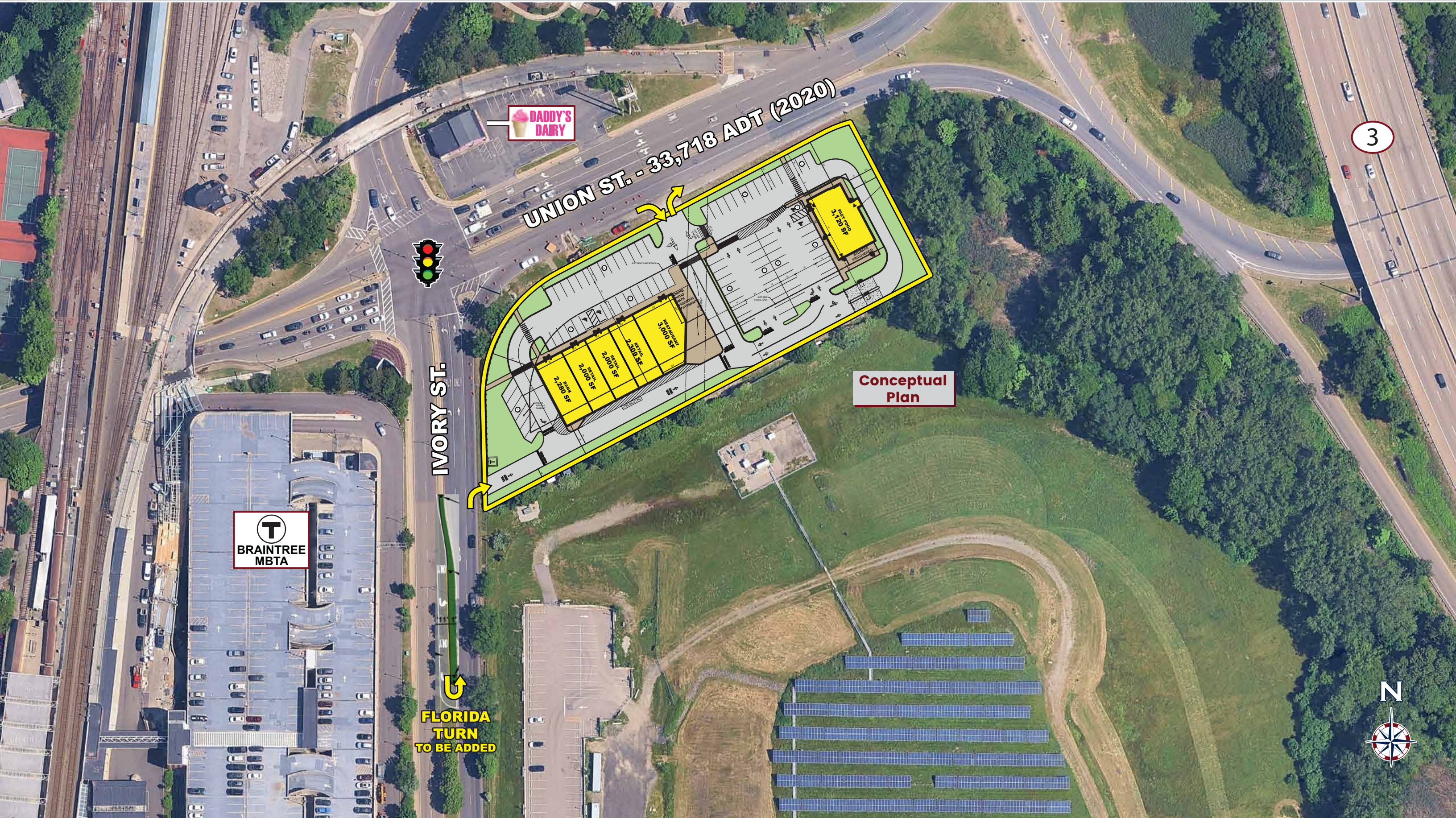
125 Union Street - Braintree, Massachusetts



**EASTERN**  
RETAIL PROPERTIES



**TORRINGTON**  
PROPERTIES



UNION ST. - 33,718 ADT (2020)



IVORY ST.



FLORIDA  
TURN  
TO BE ADDED

Conceptual  
Plan

3



# NEW RETAIL DEVELOPMENT

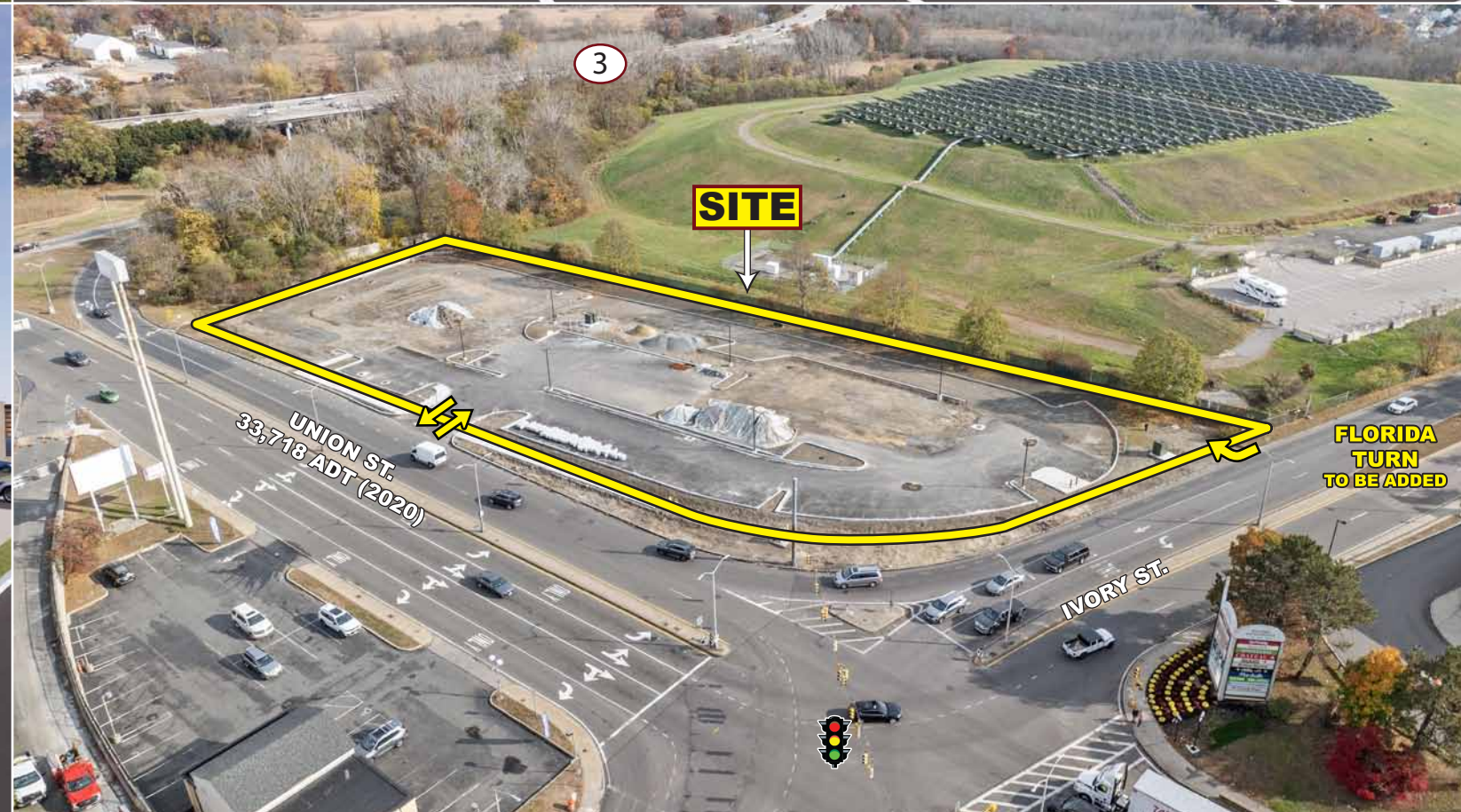
125 Union Street - Braintree, Massachusetts



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#### ✦ PROPERTY INFORMATION

Project Size	2.07 Acres
Zoning	HBD - Highway Business District
Traffic Count	33,718 ADT

#### ✦ DEMOGRAPHICS (2024 Est.)

Radius	Population	Med. HH Inc.
1 mile	11,991	\$136,304
3 mile	102,006	\$105,388
5 mile	245,709	\$107,031



## New Retail Development - 125 Union Street - Braintree, Massachusetts



**EASTERN**  
RETAIL PROPERTIES



**TORRINGTON**  
PROPERTIES

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