



CHELMSFORD MALL

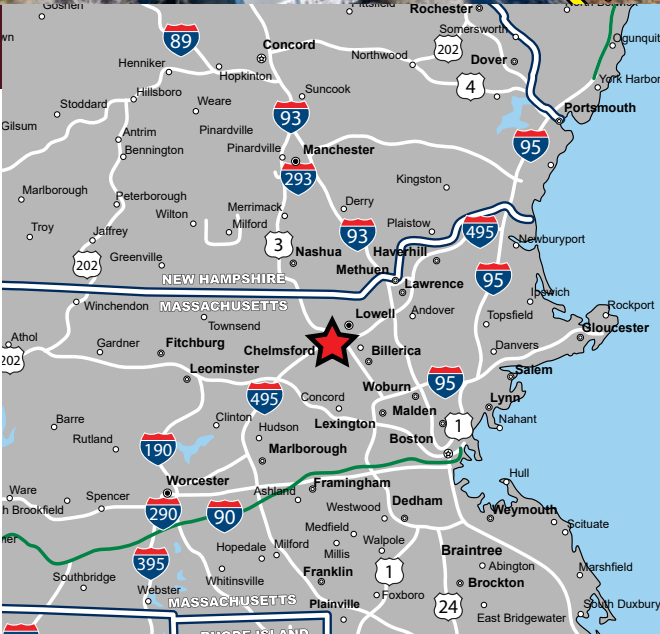
265 Chelmsford Street (Route 110) - Chelmsford, MA



AVAILABLE FOR LEASE

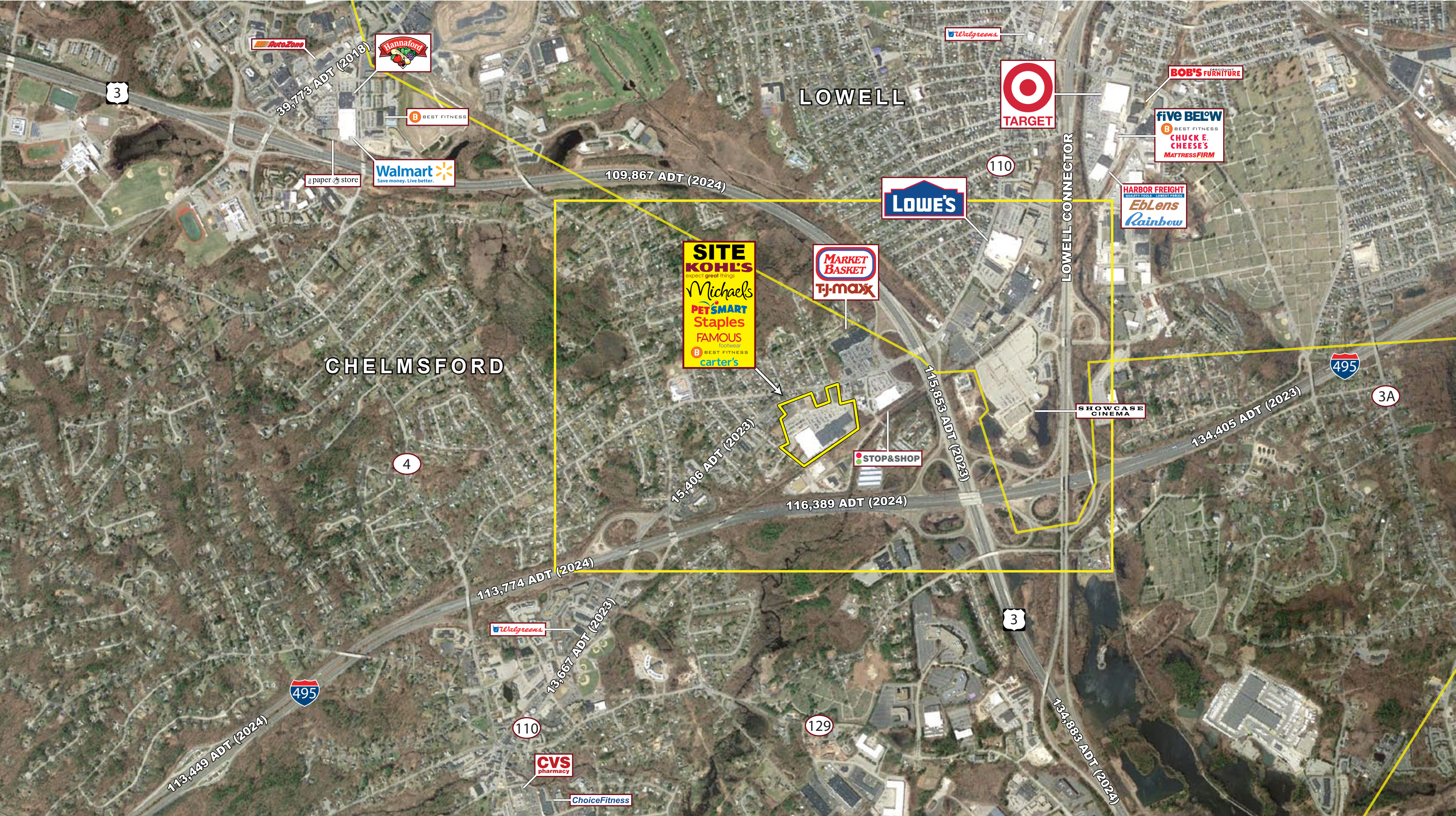
PROPERTY HIGHLIGHTS

- » High Profile Location off Route 3 at Exit 81
- » Two Pad Sites Available
- » Drive-Thru Available
- » Multiple Uses Allowed
- » Pylon Signage Available
- » Densely Populated Trade Area with High Barriers to Entry
- » Strong Co-tenancy with Kohl's, Michaels, PetSmart, Staples & Famous Footwear



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EASTERN
RETAIL PROPERTIES

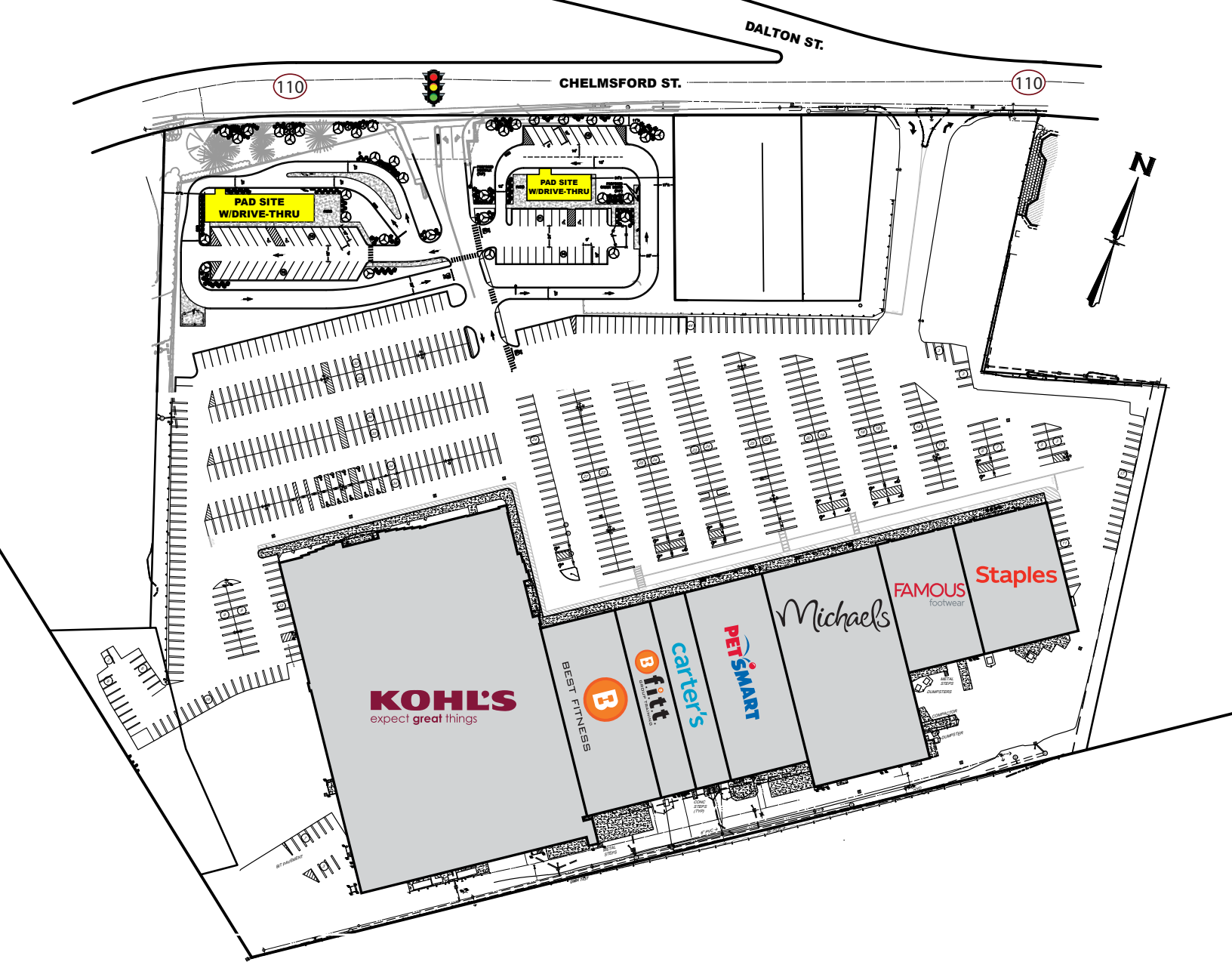


WINSTANLEY
ENTERPRISES
REAL ESTATE INVESTMENT & DEVELOPMENT



SURREY
EQUITIES





✦ PROPERTY INFORMATION

Project Size	18.28 Acres
Available Space	Two Pad Sites
Zoning	CA - Shopping Center
Traffic Count	15,406 ADT - Rt.110

✦ DEMOGRAPHICS (2024 Est.)

Radius	Population	Med. HH Inc.
1 mile	7,268	\$128,361
3 mile	110,103	\$96,666
5 mile	203,508	\$106,203
7 mile	278,738	\$118,219

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FOR MORE INFORMATION CONTACT:

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