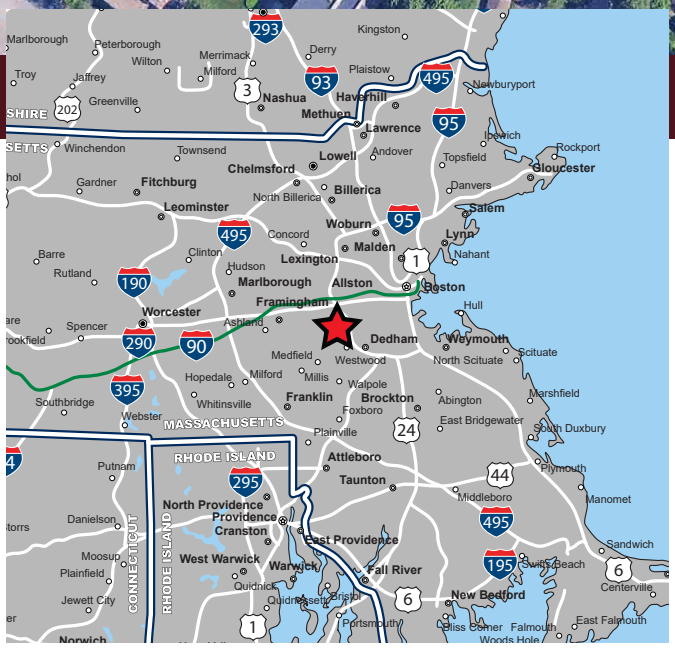
SECOND GENERATION CHILD CARE FACILITY

28 Abbott Road, Wellesley, Massachusetts





AVAILABLE FOR SUBLEASE

PROPERTY HIGHLIGHTS

- Second Gen Child Care Facility Available for Sublease
- 10,482 SF Building on 4 Floors with Elevator
- 0.55 Acre Site
- Existing Outdoor Play Area
- Term through December 2036 + Options
- High Barrier to Entry Market with MHHI over $250K
- 20 Off-Street Parking Spaces

P 781.849.9010 ✦ F 781.849.9050 ✦ www.easternretail.com

EASTERN RETAIL PROPERTIES

SECOND GENERATION CHILD CARE FACILITY

28 Abbott Road, Wellesley, Massachusetts

EASTERN RETAIL PROPERTIES



NEWTON

16
EXIT 37
95
128
CVS pharmacy
UNITED STATES POST OFFICE
SUNOCO
16
164,231 ADT (2025)
19,752 ADT (2025)
EXIT 36
9
Marathon Sports
9
Knowledge Beginnings
Middlesex Savings Bank
Green's Hardware
UNITED STATES POST OFFICE
WELLESLEY
CAFFÉ NERO
SITE
Bank of America
The UPS Store
167,905 ADT (2025)
95
9
19,845 ADT (2026)
128
EXIT 35
Roche Bros.
CVS pharmacy
Citizens Bank
LaserAway
bluemercury
M&T Bank
WHOLE FOODS MARKET
NEEDHAM
16
FOOTstock
TUMI
EILEEN FISHER
WINSTON FLOWERS
LONDON HARNESS
FIND THE PERFECT GIFT
Eastern Bank
QDOBA MEXICAN EATS
TALBOTS
verizon authorized retailer
Tatte BAKERY & CAFÉ
SHAKE SHACK
WebsterBank
THE GODDARD SCHOOL
135
BABSON
14,199 ADT (2025)
CHASE
LUX BOND & GREEN
PAPER SOURCE
orangetheory FITNESS

DEMOGRAPHICS (2026 Est.)

Radius	Population	Med. HH Inc.
1 mile	8,550	$256,246
3 mile	68,855	$229,015
5 mile	201,098	$199,998





Second Generation Child Care Facility - 28 Abbott Road, Wellesley, Massachusetts

EASTERN
RETAIL PROPERTIES

FOR MORE INFORMATION CONTACT:

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