

**FULLY LEASED****1,445 SF of Highly Visible Retail Space****Description**

This prime retail space is located on the ground level of the 210-unit luxury apartment building, 160 Pleasant Street; Malden Center's premiere residential community. Ideal for a coffee shop or café, strategically located at the high-traffic intersection of Abbotte and Exchange Street.

One block from the Malden Center MBTA Station where 12,000 commuters travel daily. Plenty of on-street parking available. Across the street from public parking garage with 1,500 parking spaces. Signage on two sides of the building.

Neighbors

Super Stop & Shop | Dunkin' Donuts | CVS Pharmacy | Walgreens | Bank of America | H&R Block | Sprint | People's United Bank



145 EXCHANGE STREET

MALDEN, MA

Retail @ 160 Pleasant Street Apartments



Demographics

- 25,000 daily car count on Route 60/ Centre St.
- 12,000 commuters daily at the nearby Orange Line T-station
- WalkScore 88
- Population 2015: 46,922 (1 mile), 255,577 (3 miles), 665,880 (5 miles)
- Households: 17,853 (1 mile), 100,123 (3 miles), 274,757 (5 miles)
- Average Household Income: \$56,376 (1 mile), \$61,046 (3 miles), \$68,862 (5 miles)

Specifications

Address:	145 Exchange Street
HVAC:	Fully heated, AC
Fire Prevention:	Wet sprinkler system
Natural Gas:	National Grid
Water:	City of Malden



LOCATION | CONVENIENCE | VALUE

Contact

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