



SITE

4,000 SF Available

- Located in the heart of Central Square, steps away from Central Square T Station (16,525 riders/day)
- 40' of frontage on Massachusetts Avenue
- Cambridge's densest residential submarket
- Estimated delivery: Q2 2022
- 18,379 vehicles per day in front of site

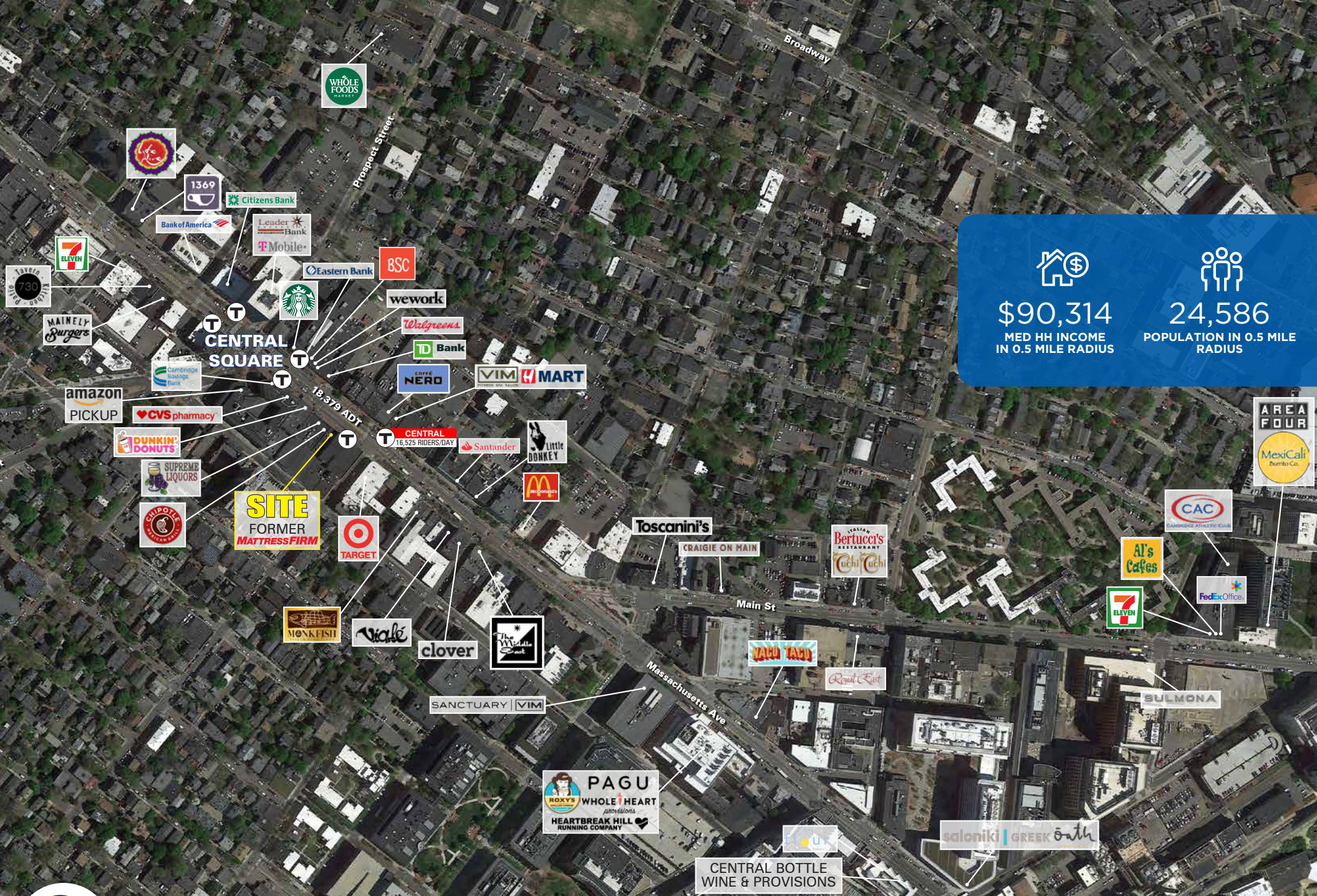
| 2019 DEMOGRAPHICS | 0.5 MILE | 1 MILE | 1.5 MILE |
|-------------------|----------|----------|----------|
| Population | 24,586 | 69,790 | 143,239 |
| Med HH Income | \$90,314 | \$82,698 | \$80,574 |


Ben Ravelson

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\$90,314
MED HH INCOME
IN 0.5 MILE RADIUS



24,586
POPULATION IN 0.5 MILE
RADIUS

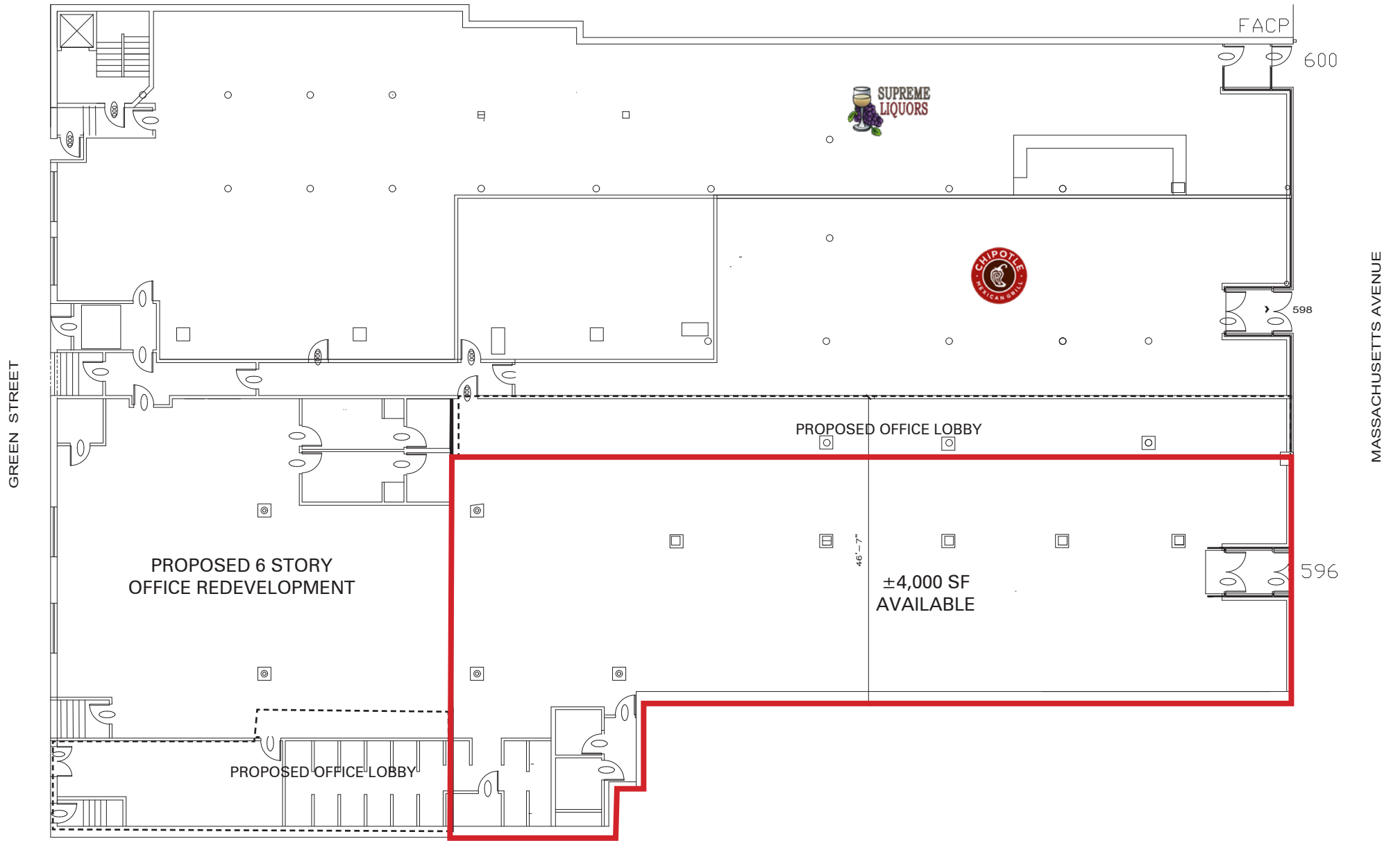
SITE
FORMER
MATTRESS FIRM



CAMBRIDGE, MA
596-600 Massachusetts Avenue

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CAMBRIDGE, MA

596-600 Massachusetts Avenue

SITE PLAN

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ATLANTICRETAIL.COM



MUNICIPAL PARKING
GREEN ST GARAGE
290 SPACES



SITE



CENTRAL
16,525 RIDERS/DAY



CENTRAL
16,525 RIDERS/DAY

Massachusetts Avenue
18,379 ADT



CENTRAL
16,525 RIDERS/DAY



CENTRAL
16,525 RIDERS/DAY



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