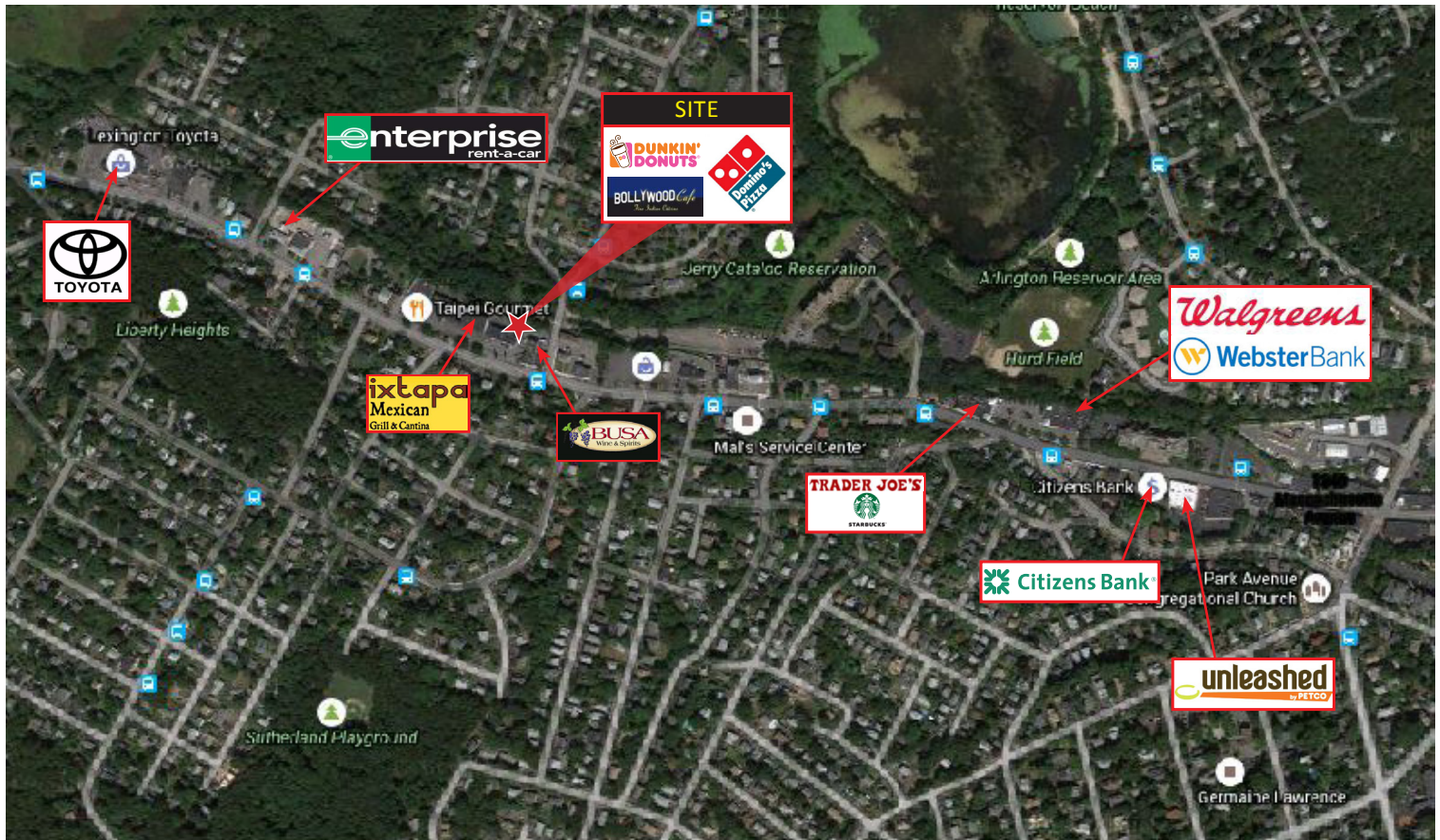


Retail Available for Lease

131-145 Massachusetts Avenue, Lexington, MA



Property Information

Address:	131-145 Massachusetts Avenue, Lexington, MA	Parking Ratio:	8.32 +/- spaces per 1,000 SF
GLA:	8,250 +/- SF	Traffic Counts:	14,798 +/- VPD
Available:	574 to 5,050 +/- SF		
Utilities:	Municipal Water, Sewer, Natural Gas		
Zoning:	CRS (Retail Shopping)		
Parking Spaces:	42		

Trade Area Demographics

	1 Mile	3 Mile	5 Mile
Population:	15,571	112,421	370,967
Estimated Households:	6,022	42,214	149,946
Avg. HH Income:	\$143,992	\$138,362	\$118,005



Situated in a diverse retail and residential area, 131-145 Massachusetts Avenue is a 5,050 +/- sf retail strip center which offers a unique opportunity in one of suburban Boston's most sought after markets. Current tenants include a strong mix of national and local businesses, such as Dunkin Donuts, Dominos, and BollyWood Café. The center benefits from great visibility, ample parking, high traffic volumes on Massachusetts Avenue, and access to public transportation, making it a highly desirable location for any potential retailer.

For Leasing Information:

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Summit Realty Partners

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 80 Hayden Avenue
 Lexington, MA 02421
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