

## WALNUT PLACE SHOPPING CENTER ROUTE 1 - SAUGUS, MA



Boylston Realty Advisors is pleased to offer existing retail space *plus* a 2.5 acre parcel of land for lease at the Walnut Place Shopping Center. The 50,000 sf center is located in a regional trade area and offers convenient access from Route 1 via the Walnut Street crossover. The center has recently undergone an extensive facade renovation.

### Property Information

- 3 spaces left: 1,300sf, 3,000sf, 3,400 sf
- 2.5 acres ± for retail development
- Route 1 exposure to 104,600 vpd
- New facade
- Regional trade area shopping center
- Proposed signal access from Walnut St.



## WALNUT PLACE SHOPPING CENTER ROUTE 1 - SAUGUS, MA

**Saugus Plaza**  
BED BATH & BEYOND  
KOHL'S

**Walgreens**

**Hannaford**

**Hollywood Tans**

**T-Mobile**

**ROUTE 1 ADT = 104,600**

**WALNUT ST ADT = 31,000**

**Proposed Signalized Access**

**2.5 Acre Parcel Development Opportunity**

**Walnut Place Shopping Center**  
GLA: 50,000 ±SF  
Parking: 200 ± spaces

Availability	
1	1,300 SF
2	3,400
3	3,064
4	2.5 acres

Tenants	
The Paper Store	
Applebee's	
AAA	
H & R Block	
Comcast	
Miracle Ear	
Boscy's Liquors	
Weight Watchers	
Walnut Place Dry Cleaners	
US Army Recruitment	

### Demographics

Radius	Total Businesses	Total Employees
1 mile	231	2,547
3 miles	3,048	32,854
5 miles	10,129	99,592

Radius	Population	Med HH Income	Average HH Income
1 mile	3,349	\$78,134	\$97,221
3 miles	81,405	77,040	92,614
5 miles	305,253	68,764	82,958

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