



1740 MASS AVE

PORTER SQUARE | CAMBRIDGE, MA

MULTIPLE CONFIGURATIONS: 563 SF - 9,038 SF | RETAIL/RESTAURANT REDEVELOPMENT FOR LEASE

THE OPPORTUNITY

1740 MASS AVE is a mixed-use redevelopment slated for Q4 2027 Delivery

Once complete, 1740 MASS AVE will be home to **71 RESIDENTIAL APARTMENTS** and **9,038 SF RETAIL/RESTAURANT SPACE (SUBDIVIDABLE)**

Black iron shafts available for restaurant use

16' clear heights on street level

8' clear heights in lower level

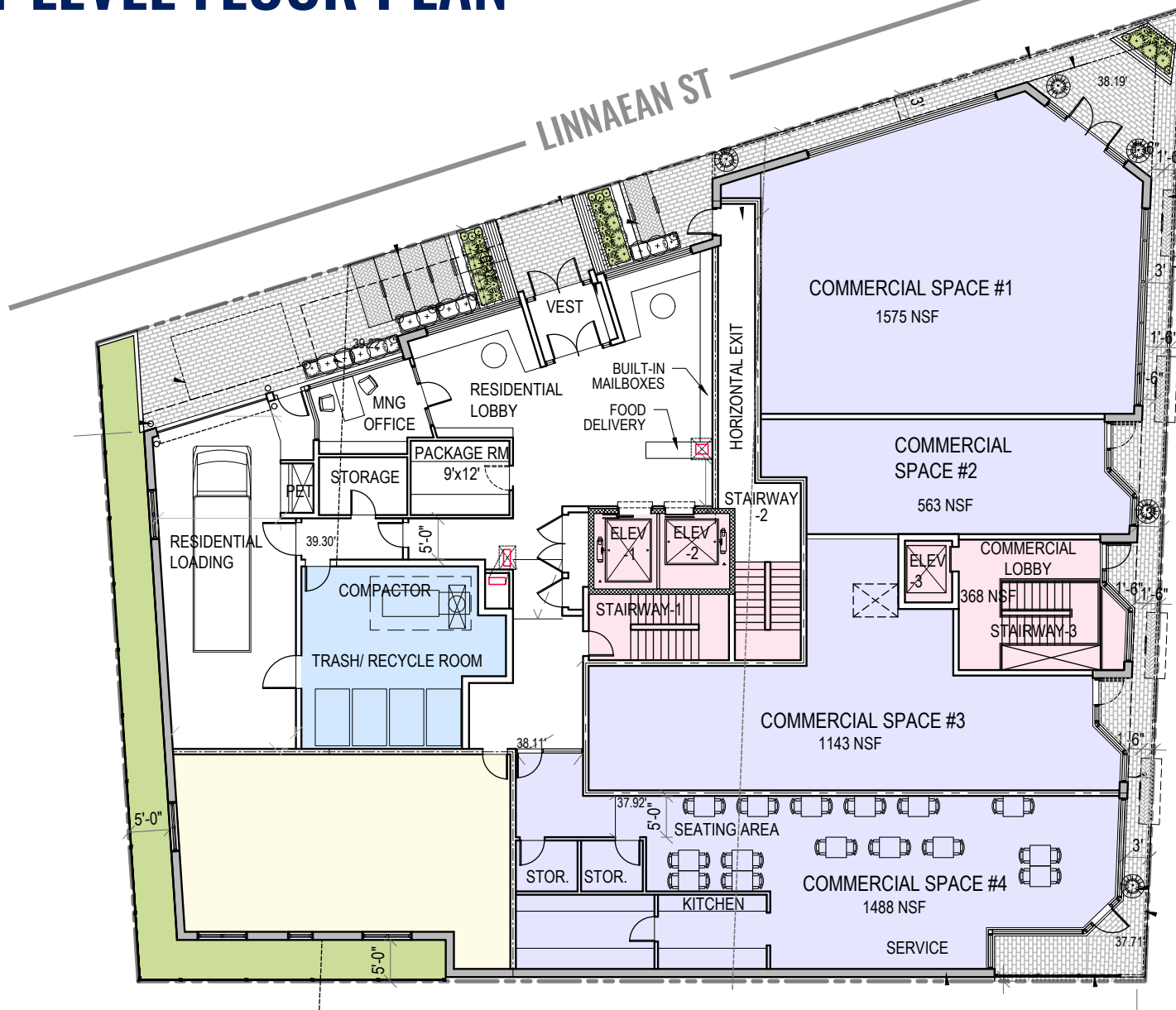
Located at a signalized intersection

2026 DEMOGRAPHICS

	0.25 MILES	0.5 MILES	1.0 MILE
TOTAL POPULATION	4,267	19,013	63,453
DAYTIME POPULATION	4,043	16,282	63,589
MEDIAN HH INCOME	\$136,62	\$142,709	\$144,104
BACHELORS +	90.2%	87.6%	84.1%

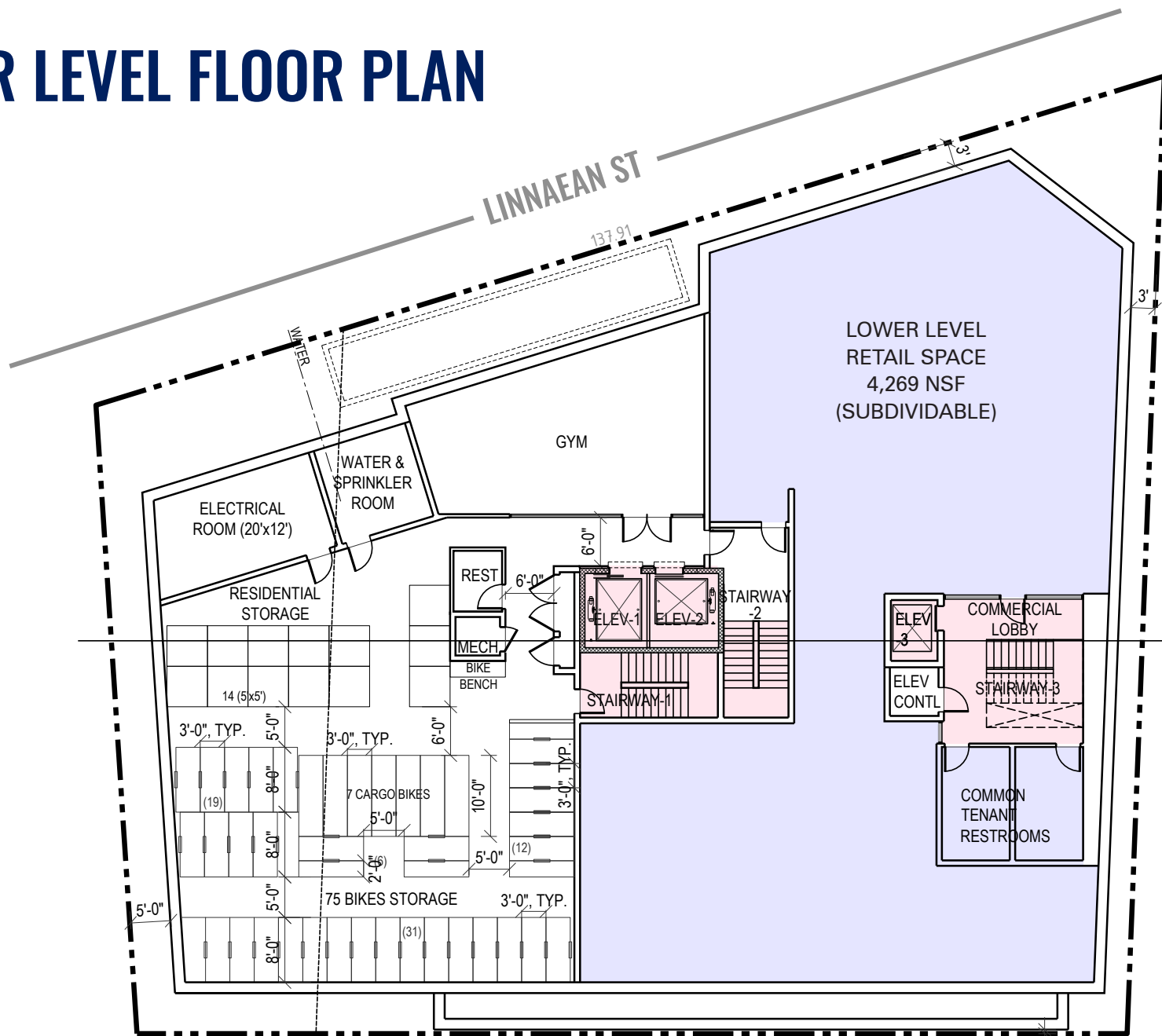


THE STREET LEVEL FLOOR PLAN



NOTE: DEMISING WALLS AND TEST FITS ARE SUBJECT TO CHANGE. MODIFICATION BY TENANT POSSIBLE

THE LOWER LEVEL FLOOR PLAN



MASS AVE/2A



THE MARKET AERIAL

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