



EXIT
4

LOWELL CONNECTOR 43,268/ADT



PROJECT DETAILS

MEADOW BROOK CENTER • 1,500 - 5,232 SF AVAILABLE • RETAIL

PROPERTY HIGHLIGHTS

- 1,500 SF, 2,300 SF, and 2,600 SF Small Shop Spaces Available
- 5,232 SF Storage Space Available
- 43,268 ADT on Route 3A
- Fully Signalized Access
- Pylon Signage Available
- Located off Exit 4

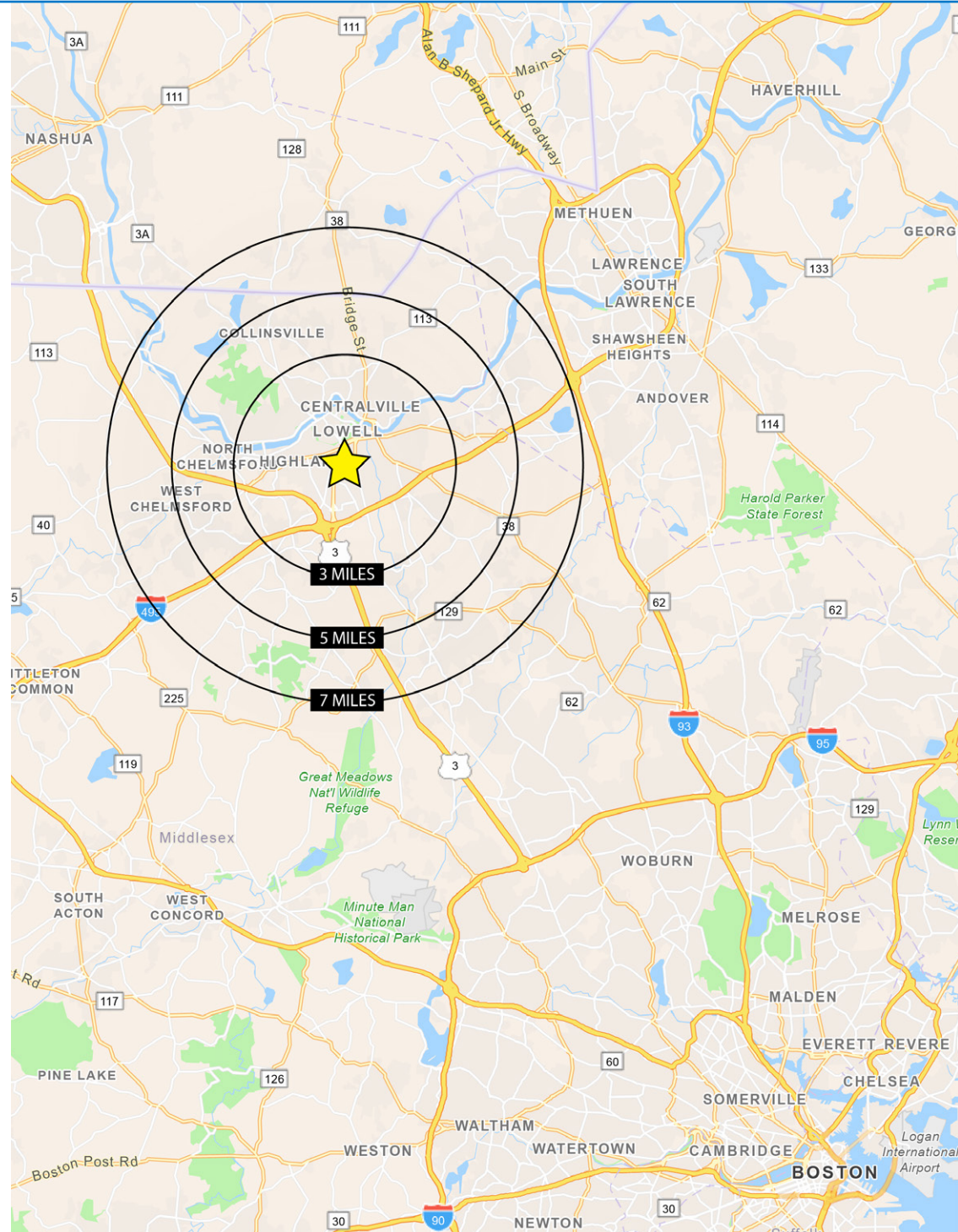
OFFERING SUMMARY

AVAILABLE SPACE 1,500 SF - 5,232 SF

PROPERTY SIZE 272,947 SF

2026 DEMOGRAPHICS

	3 MILE	5 MILES	7 MILES
TOTAL POPULATION	137,554	211,617	288,423
DAYTIME POPULATION	130,423	191,726	268,187
MEDIAN HH INCOME	\$92,870	\$105,902	\$117,946
TOTAL HOUSEHOLDS	50,294	78,748	106,929



PLACER REPORT



246.7k
INDIVIDUAL
CUSTOMERS



967.5K
INDIVIDUAL
VISITS

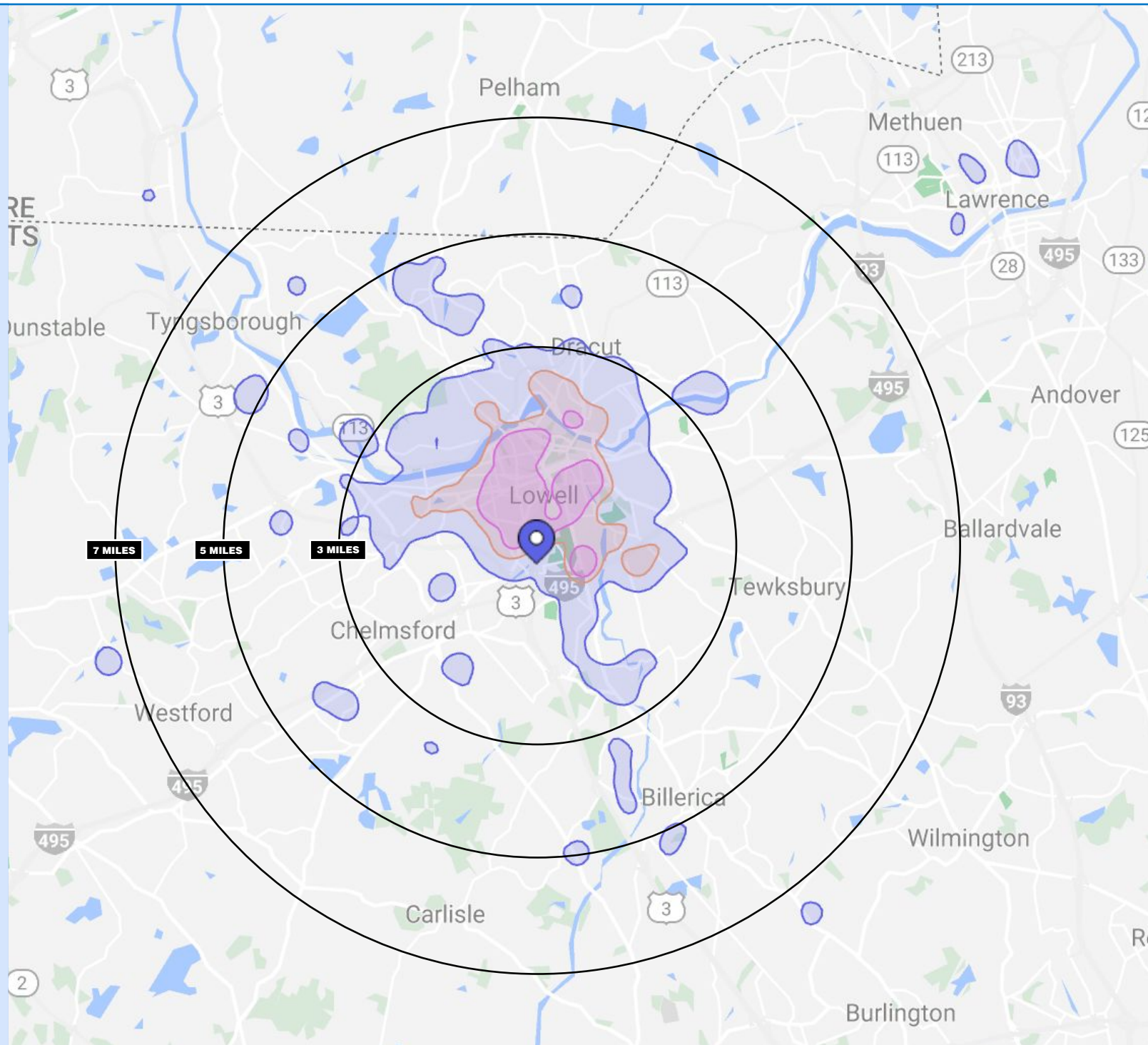


\$69.4K
MEDIAN INCOME
OF SHOPPER



55 mins
AVERAGE
CUSTOMER STAY

ANNUAL STATISTICS

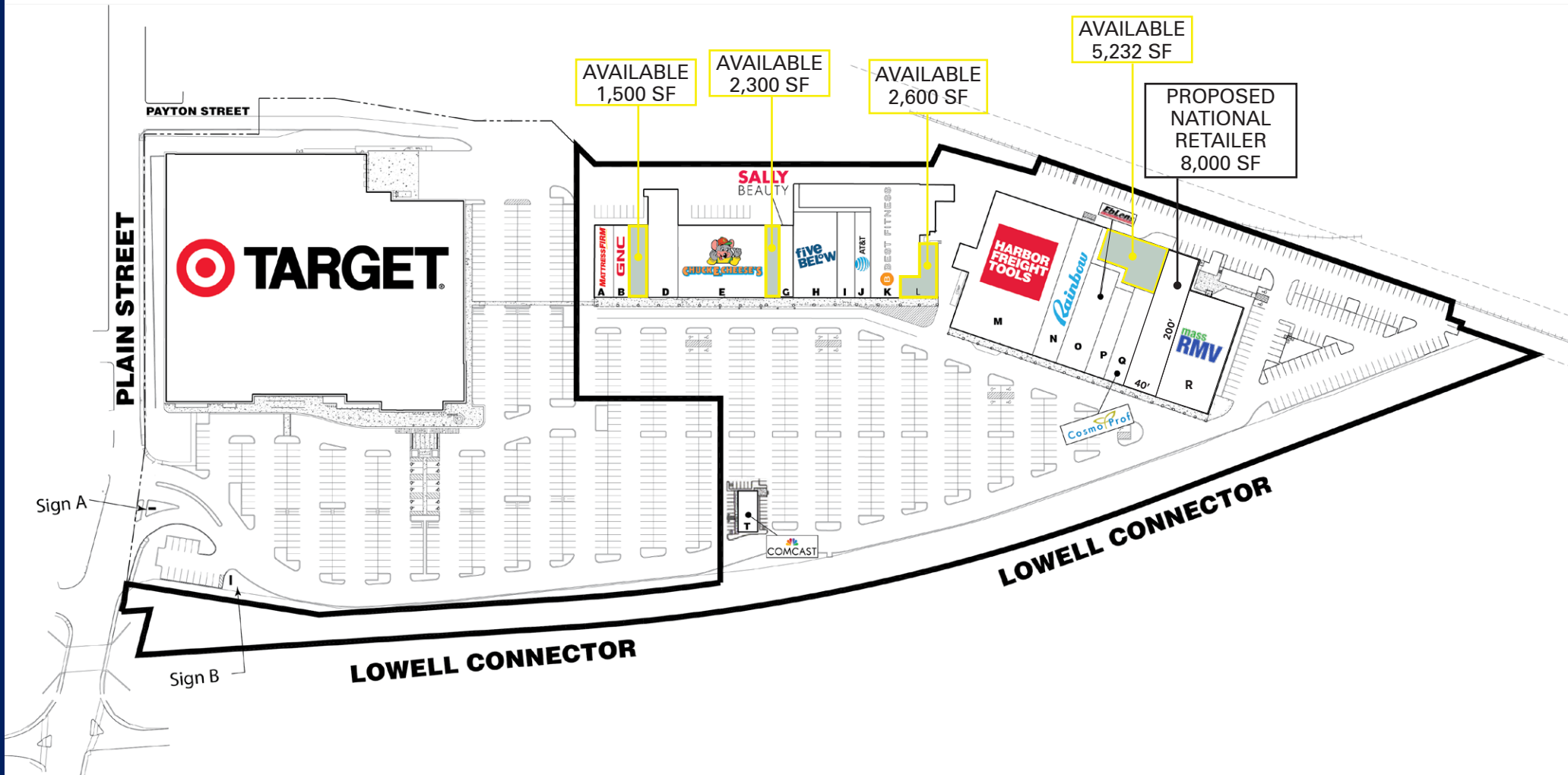


AERIAL



SITE PLAN

MEADOW BROOK CENTER • 1,500 - 5,232 SF AVAILABLE • RETAIL



SITE
IMAGES

MEADOW BROOK CENTER • 1,500 - 5,232 SF AVAILABLE • RETAIL





199 - 211 PLAIN STREET | LOWELL, MASSACHUSETTS

MEADOW BROOK CENTER

1,500 - 5,232 SF AVAILABLE | RETAIL

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