

Industrial Units Available



579 Weeden Street

Pawtucket, Rhode Island

BROKER:

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579 WEEDEN STREET

PAWTUCKET, RI



HAYES & SHERRY

8 UNITS AVAILABLE / FOR SALE OR LEASE

LOCATION

579 Weeden Street is a well-positioned industrial property located in Pawtucket, Rhode Island, within an established commercial and industrial corridor. The property offers convenient access to major highways including I-95 and Route 1, providing strong connectivity throughout Rhode Island and southeastern Massachusetts. Its central location and accessibility make it well-suited for a variety of industrial, warehouse, distribution, and flex-use operations.

PROPERTY FEATURES

- 8 Industrial Condominium Individual units
- $\pm$ 1,625 SF per unit
- 19-22' Clear height
- Year Built: 2024
- On site parking
- Units 1,2,9: $\pm$ 1,625 SF per unit
 - Move in ready
- Units 4-8: $\pm$ 1,625 - 8,125 SF Contiguous
 - Open space ready for customization

ASKING PRICE

Upon request

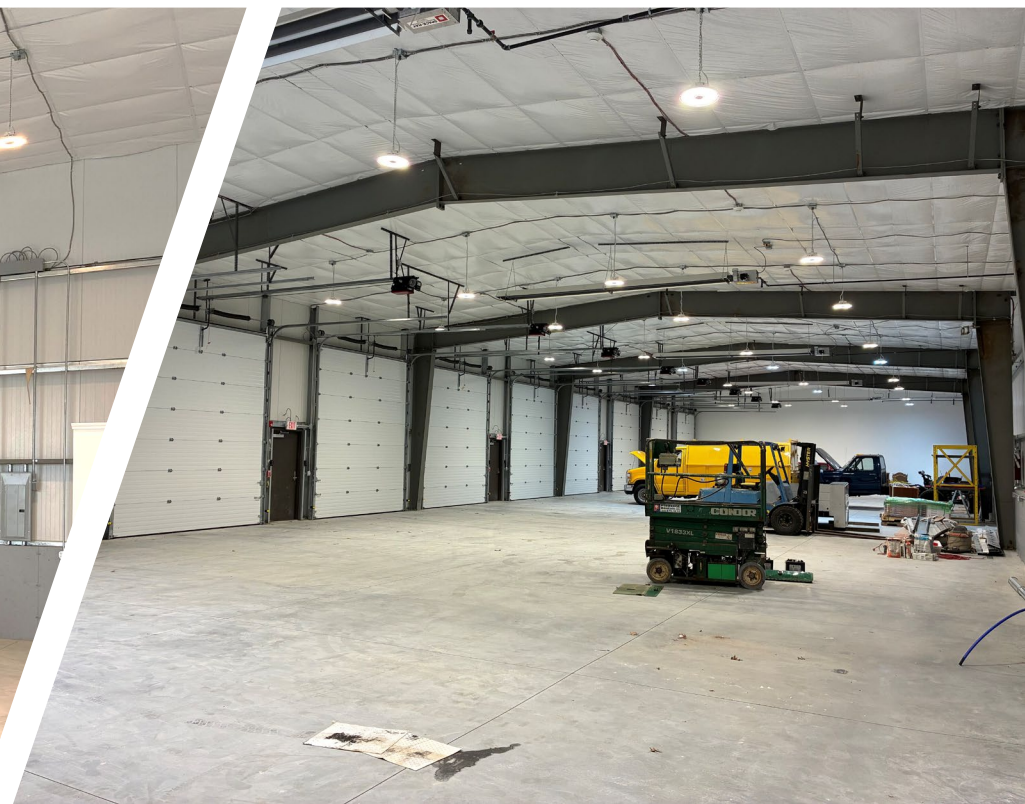
TRAFFIC COUNTS

Mineral Spring Ave & Hurley Ave: 21,724 VPD (.39 mi from site)

Smithfield Ave & Morris Ave: 13,949 VPD (.40 mi from site)

DEMOS	1 Mi.	2 Mi.	3 Mi.
Population	32,879	95,953	177,888
Avg. HH \$	\$62,855	\$67,777	\$76,763
Daytime (Total)	14,179	52,854	104,864





579 Weeden Street, Pawtucket, RI



10 MINUTES
DOWNTOWN PROVIDENCE



20 MINUTES
T.F. GREEN AIRPORT

