

MULTIFAMILY BUILDING
FOR SALE



TAUNTON GREEN MIXED-USE OPPORTUNITY

9 TAUNTON GREEN, TAUNTON,
MA 02780

DANIEL MORTON

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EXECUTIVE SUMMARY

TAUNTON GREEN MIXED-USE OPPORTUNITY



OFFERING SUMMARY

Sale Price:	\$1,199,000
Building Size:	5,560 SF
Available SF:	
Number of Units:	6
Price / SF:	\$215.65
Cap Rate:	7.3%
NOI:	\$87,500

PROPERTY OVERVIEW

Downtown Taunton Mixed-Use Investment Opportunity- Ideally located directly on historic Taunton Green, this three-story property offers a strong combination of location, visibility, and income potential. The building features five residential apartments plus approximately 2,000 SF of street-level commercial space, occupied by a popular restaurant tenant. With a reported NOI of \$87,500, this established mixed-use property provides diversified residential and commercial income in the heart of downtown. Surrounded by restaurants, businesses, municipal offices and other downtown amenities, the property benefits from excellent exposure and a highly walkable central location. A great opportunity for investors looking to add a well-positioned, income-producing mixed-use asset to their portfolio.

PROPERTY HIGHLIGHTS

- Downtown Location
- Mixed-Use Investment Opportunity
- Fully Leased
- Strong Visibility
- Major Foot Traffic
- Convenient access to major Routes



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ADDITIONAL PHOTOS

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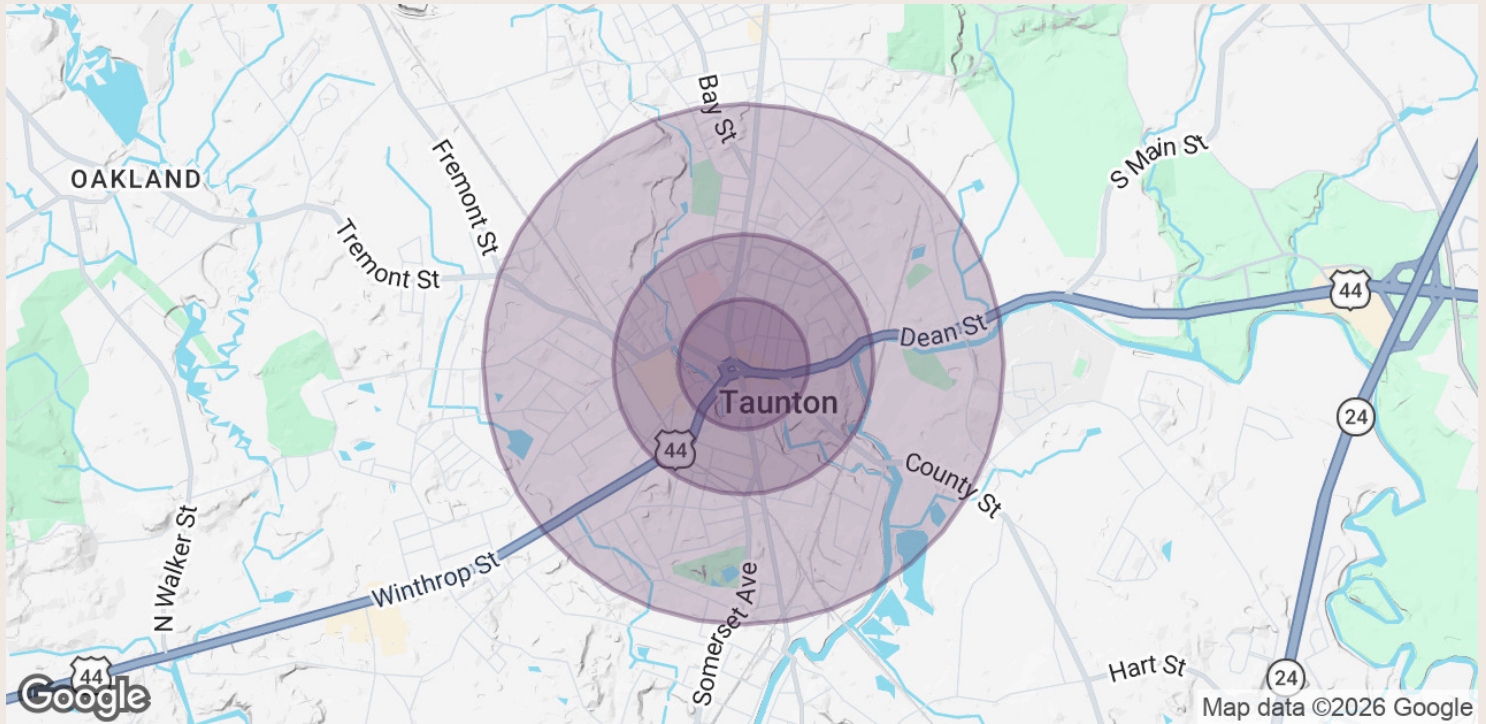


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POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	1,595	5,692	16,224
Average Age	47.2	42.7	38.2
Average Age (Male)	45.6	42.1	37.5
Average Age (Female)	47.3	42.0	38.5

HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	692	2,537	6,751
# of Persons per HH	2.3	2.2	2.4
Average HH Income	\$68,181	\$68,613	\$75,271
Average House Value	\$456,434	\$426,189	\$393,877

2023 American Community Survey (ACS)



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