

67 West Street, Medfield, MA 02052

Route 27 & West Street · Signalized Intersection · 25,000+ Vehicles/Day

2,650 SF
AVAILABLE

\$18.00/SF NNN
LEASE RATE

\$47,700
ANNUAL RENT

Immediate
AVAILABILITY



PROPERTY DETAILS

Location	Rte 27 & West St, Medfield MA
Space Size	2,650 Square Feet
Lease Type	NNN (Triple Net)
Annual Rent	\$47,700 (\$18.00/SF)
Availability	Immediate
Parking	Ample off-street parking
Signage	Excellent — signalized intersection
Traffic Count	25,000+ vehicles/day

SPACE FEATURES

- Private entrance — no stairs, fully accessible
- Two bathrooms
- Private office
- Storage room
- Welded steel ceiling supports
- Open floor plan — move-in ready
- Mixed-use building with established tenants

WHY THIS LOCATION

Positioned at Medfield's highest-traffic signalized intersection on Route 27 — a primary commercial corridor with 25,000+ vehicles/day.

The open floor plan, private entrance, and accessible layout make this space move-in ready with minimal build-out required.

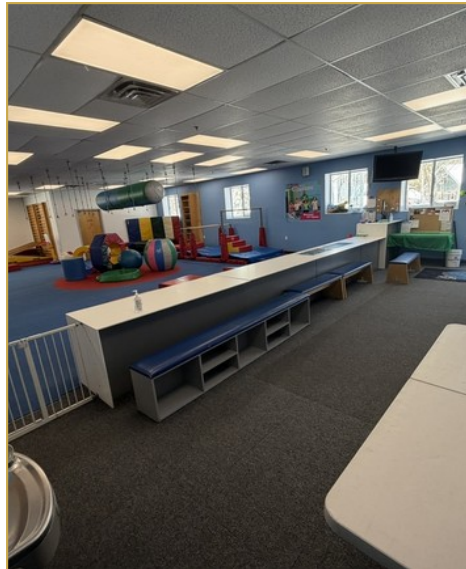
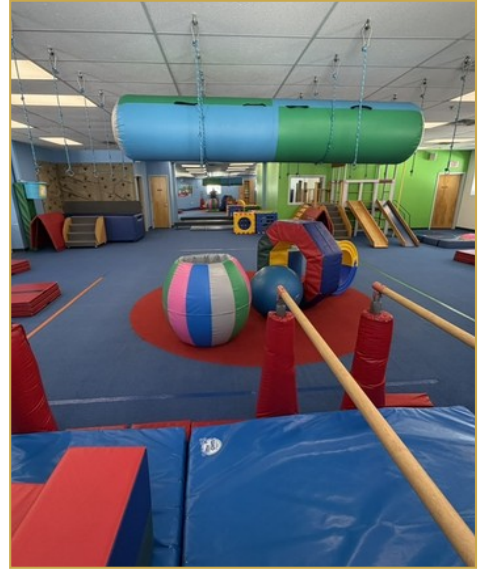
Medfield is an affluent, supply-constrained market. Rare opportunity to establish a presence in a high-demand suburb with virtually no competing retail vacancies.

AREA DEMOGRAPHICS

METRIC	1 MILE	3 MILES
Avg HH Income	\$168,918	\$201,858
Avg Home Value	\$601,797	\$665,407
Population	3,216	19,973
Average Age	41.5	42.8

PROPERTY PHOTOS

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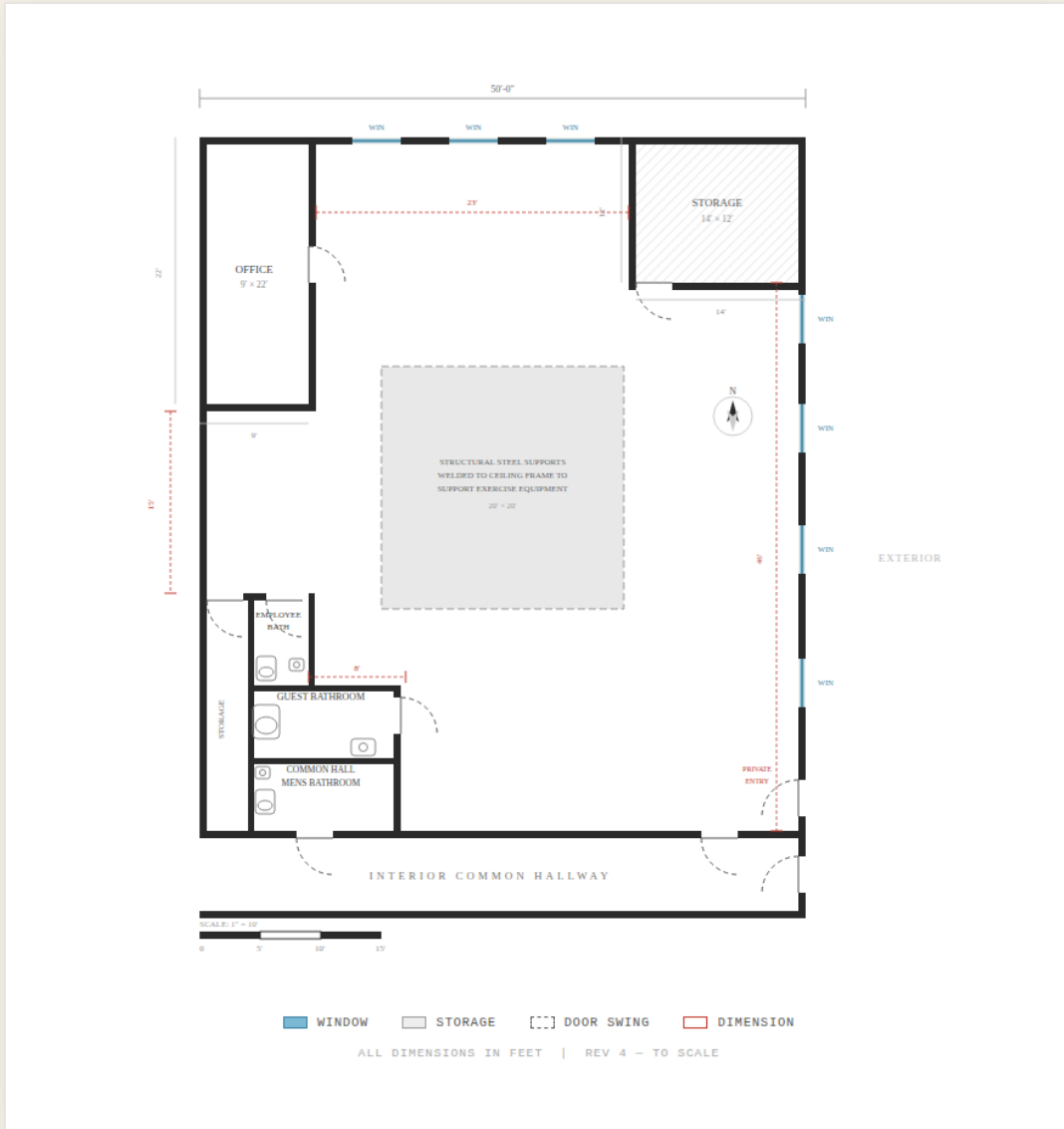


FLOOR PLAN

67 West Street, Medfield, MA 02052 · 2,650 SF · Ground Floor

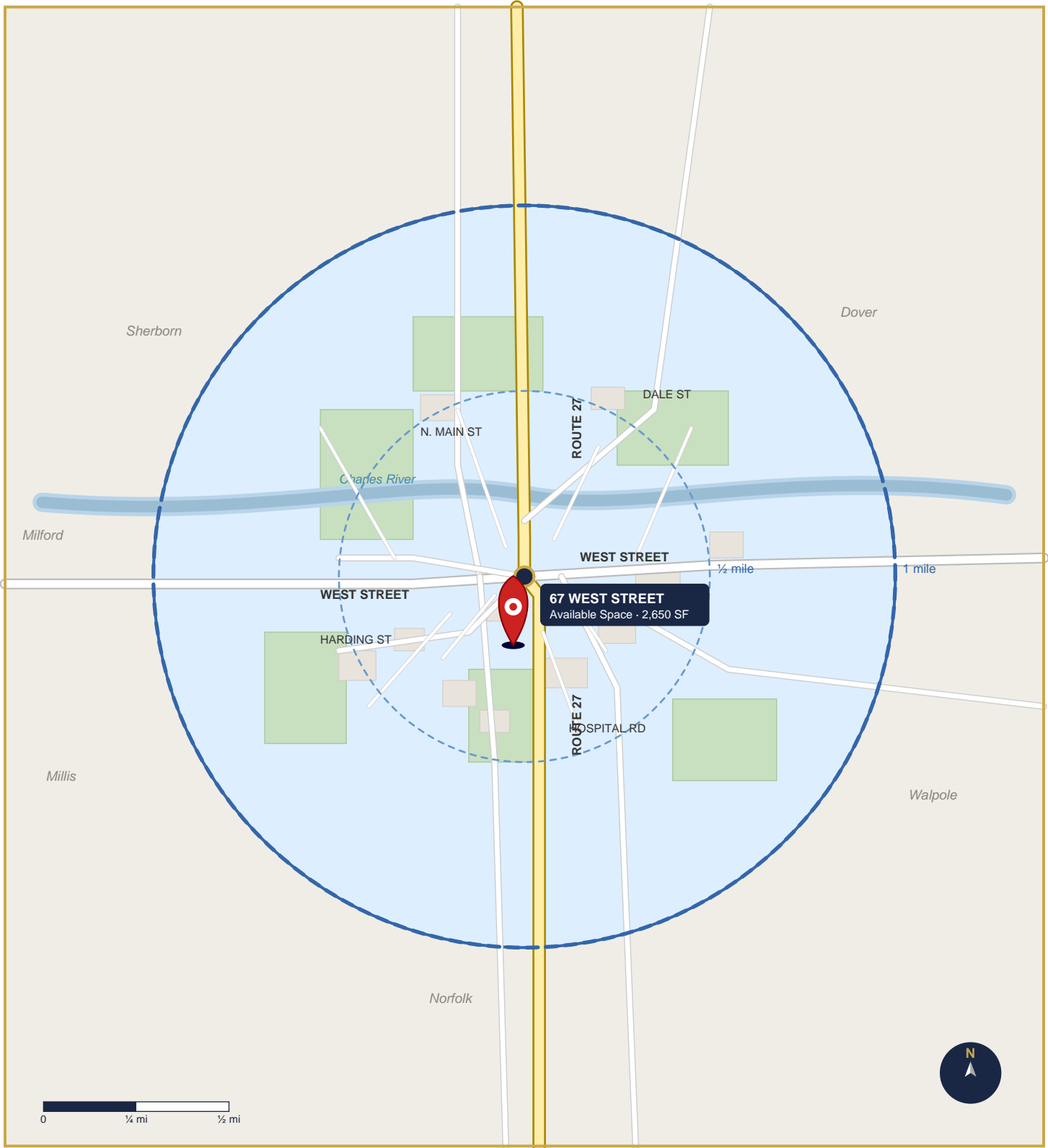
Office Floor Plan

67 WEST STREET · 1PX = 1FT · REV 4



LOCUS MAP

67 West Street, Medfield, MA 02052 · Route 27 & West Street · 1-Mile Radius



LEGEND

Subject Property — 67 West Street	1-Mile Radius	1/2-Mile Radius
Route 27 (Primary Corridor - 25,000+ VPD)	Open Space / Parks	Charles River