

Treble Cove Plaza

199 Boston Road, Billerica, MA 01862

FOR LEASE

1,663 SF; 12,774 SF (Subdividable)



CONTACT: Don Mace
Vice President of Retail Brokerage
DMace@KeyPointPartners.com
781.418.6243

KEYPOINT
PARTNERS
KeyPointPartners.com

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Unit 12: 12,774 SF (Subdividable)

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PROPERTY HIGHLIGHTS

121,814 square foot shopping center anchored by Market Basket, The Paper Store, Circle Health, and Lincoln Liquors

Tenancy complemented by strong national and regional tenants: Starbucks, Chipotle, SuperCuts, Frangos Chicken Fingers, and others

Attractive three-mile ring: \$152,501 average household income, 44,421 population

Easy access via signalized main entrance

Prominent pylon signage available

Parking lot consists of 475 spaces

12,774 SF available - subdividable

1,663 SF inline available

2026 DEMOGRAPHICS	1 Mile	3 Mile	5 Mile
POPULATION	5,244	44,421	180,259
NUMBER OF HH	1,950	16,447	66,102
AVERAGE HH INCOME	\$137,151	\$152,501	\$142,087
DAYTIME POPULATION	3,796	35,917	96,695



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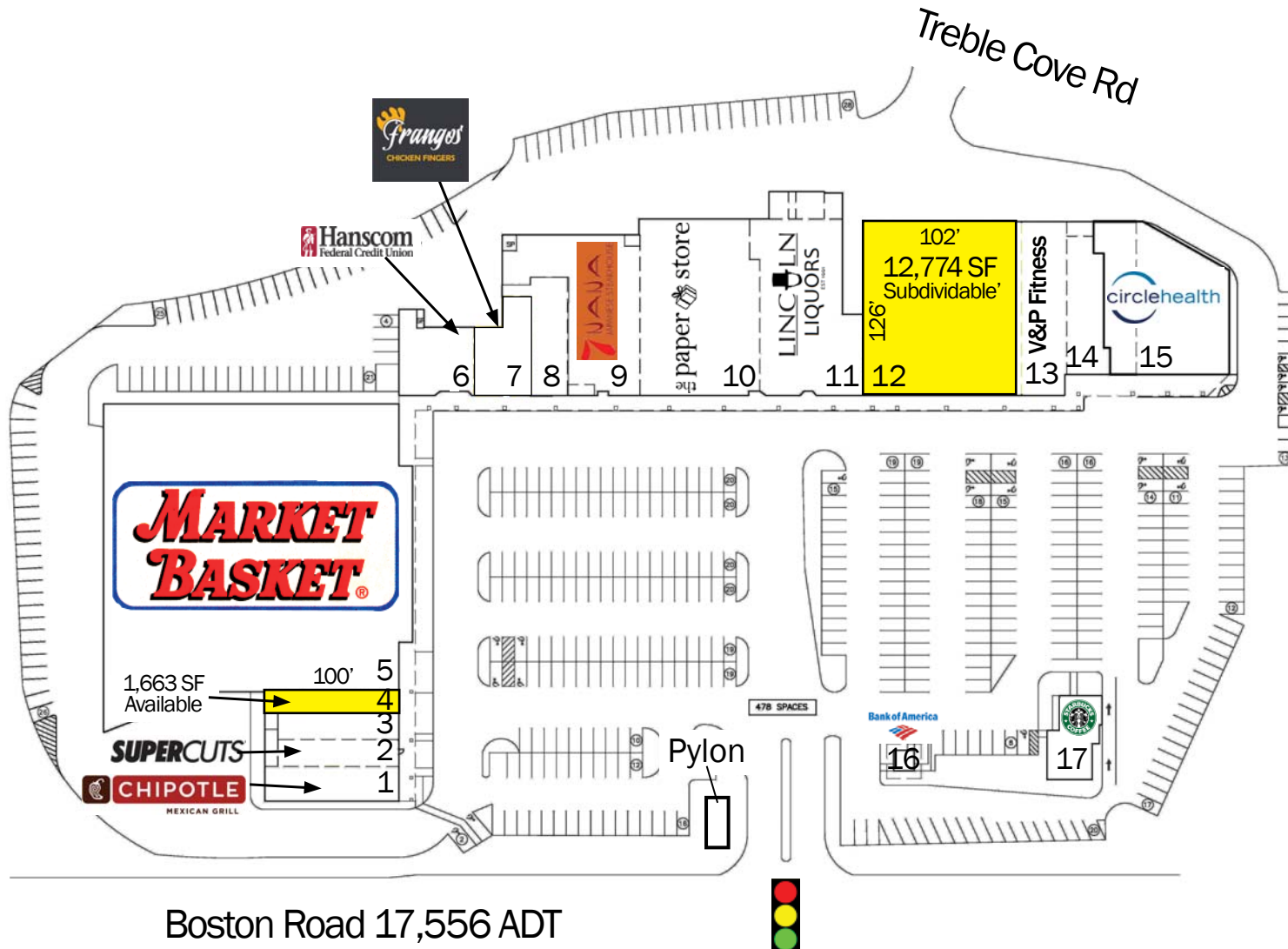
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Tenant	SF
1 Chipotle	2,632 SF
2 SuperCuts	1,736 SF
3 Golden Nails	1,736 SF
4 Available (15.5' x 100')	1,663 SF
5 Market Basket	46,910 SF
6 Hanscom Federal Credit Union	2,988 SF
7 Frangos Chicken Fingers	2,400 SF
8 Bay State Physical Therapy	2,500 SF
9 Nana 7 Japanese Rest.	7,683 SF
10 The Paper Store	10,986 SF
11 Lincoln Liquors	8,957 SF
12 Available (102'x126')	12,774 SF
13 V&P Fitness (Coming Soon)	4,000 SF
14 Pioneer Dental	2,788 SF
15 Circle Health	9,200 SF
16 Bank of America	500 SF
17 Starbucks	1,600 SF



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