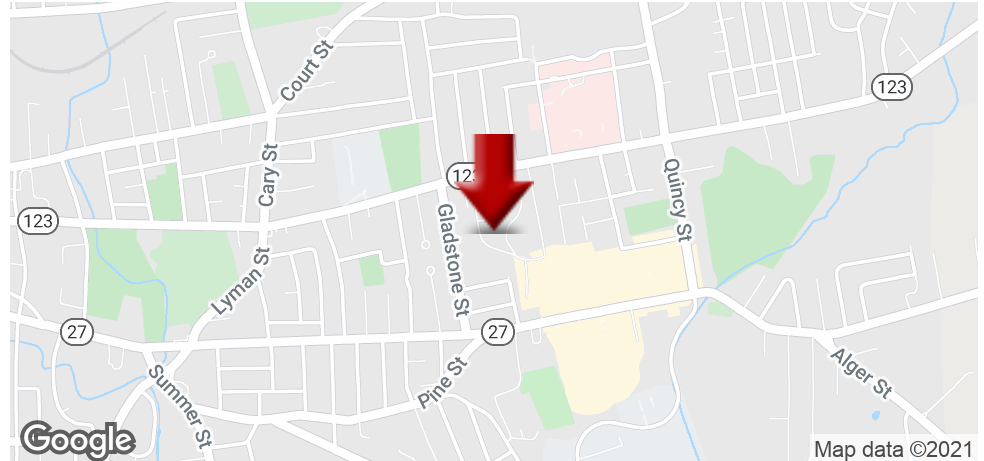




EASTWAY PLAZA

587 Centre St, Brockton, MA 02302



OFFERING SUMMARY

NUMBER OF UNITS:	5
AVAILABLE SF:	1,642 - 2,340 SF
LEASE RATE:	Negotiable
LOT SIZE:	16.6 Acres
BUILDING SIZE:	78,000
ZONING:	C2

PROPERTY OVERVIEW

Located on the East Side of Brockton off of Route 123 near the Brockton/Abington line. The Plaza is adjacent to Brockton Hospital, the area's primary healthcare provider servicing Brockton and nearby communities and in close proximity to Downtown Brockton. The trade area includes Home Depot, Planet Fitness, Shaw's Supermarket and Massasoit Community College. The plaza is anchored by regional retailer Home Outlet/Bargain Outlet and hosts local retailers such as the South Shore Haitian Adult Day Health, Metro Chiropractor, Bimbo Bakery, Open Arms Healthcare and Super Value Liquors. Coming in 2020 Sunrise Cuisine and Live Well Nutrition. Only two lease spaces left 1,210 and 2,340 sq ft, which include an end cap unit configured with a drive through. Potential Pad Site also available.

PROPERTY HIGHLIGHTS

- Close proximity to Brockton Hospital and affiliated Beth Israel Deaconess Medical Cancer Center
- Ample parking provided
- Approx. 100,000 residents within a three mile radius
- Dense urban demographics
- Excellent visibility

KW COMMERCIAL
574 Washington Street
Easton, MA 02375

CESAR A. MIRANDA, CCIM
Commercial Real Estate Advisor
O: 508.326.8306
C: 508.326.8306
cmiranda@kw.com
MA #9051149

Each Office Independently Owned and Operated kwcommercial.com

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EASTWAY PLAZA

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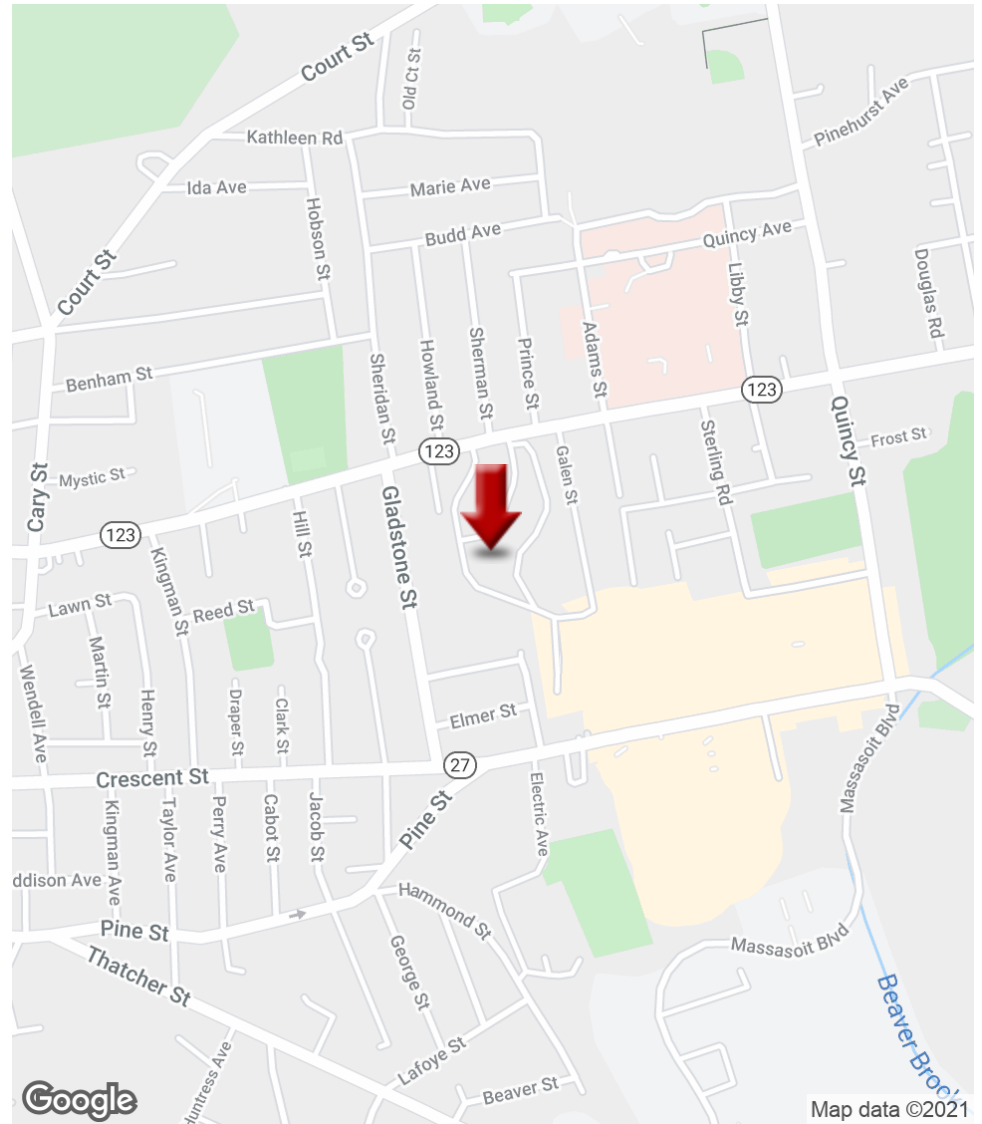
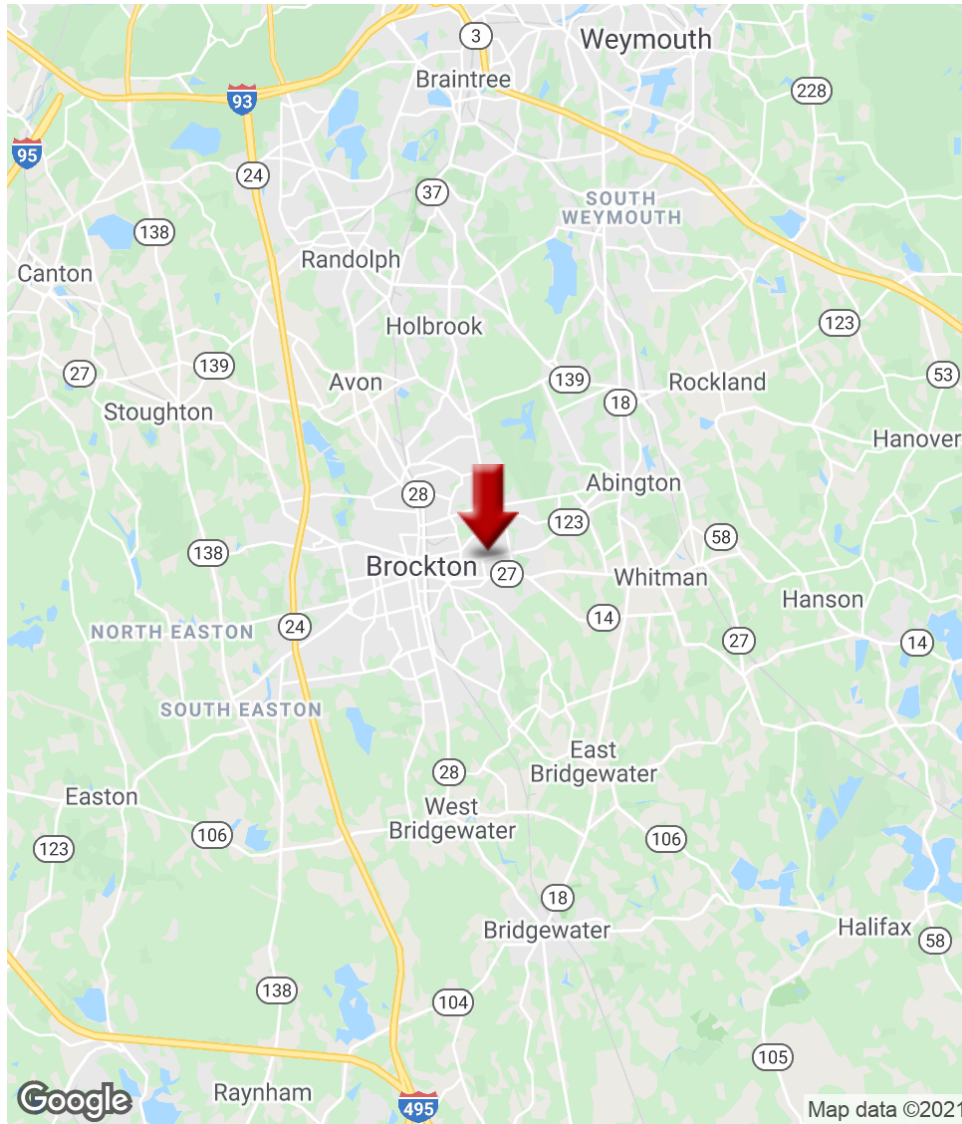
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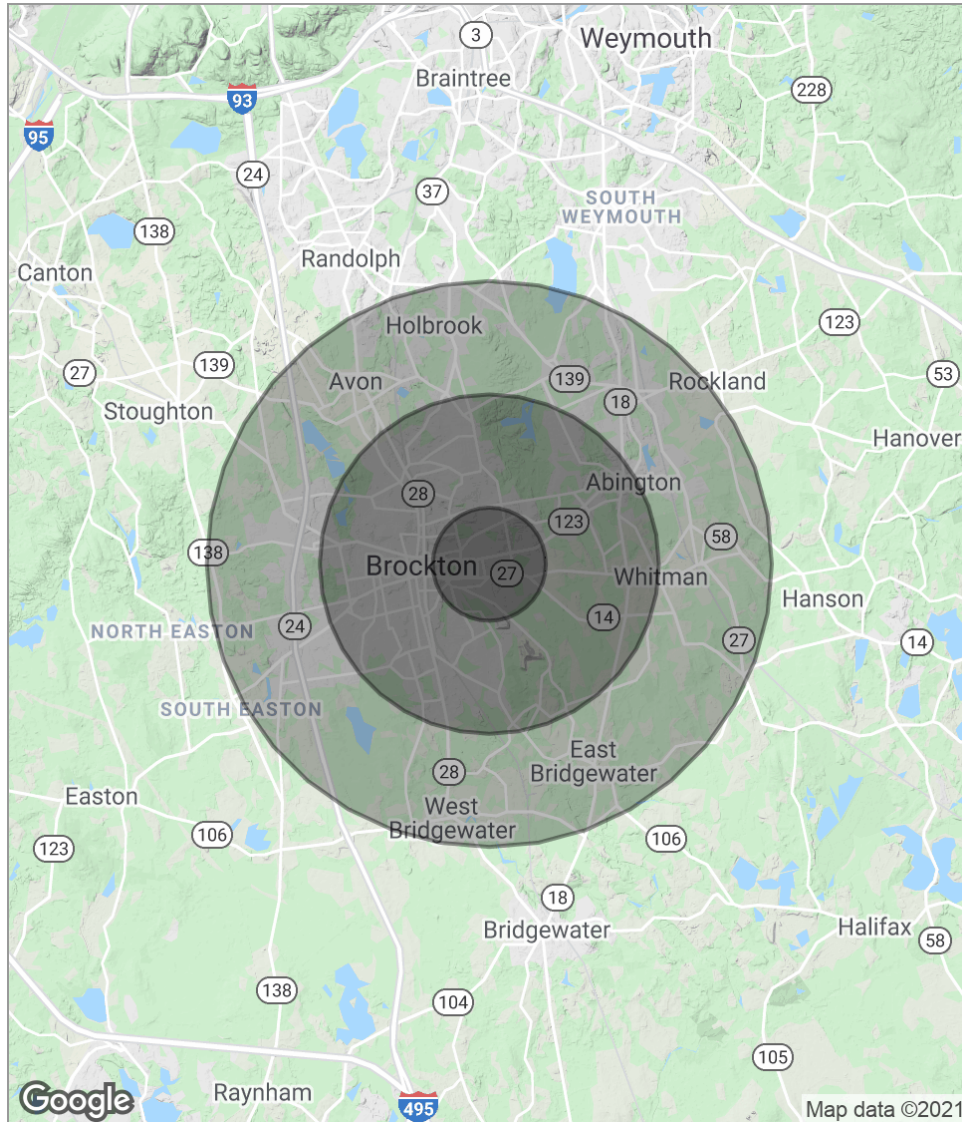
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EASTWAY PLAZA

587 Centre St, Brockton, MA 02302



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	12,218	106,347	186,437
Median Age	35.6	34.4	36.7
Median Age (Male)	33.4	32.9	35.5
Median Age (Female)	37.3	35.8	37.7
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	4,186	37,493	67,622
# Of Persons Per HH	2.9	2.8	2.8
Average HH Income	\$64,246	\$62,126	\$68,076
Average House Value	\$282,116	\$302,472	\$322,904

** Demographic data derived from 2010 US Census*

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SITE PLAN - EXISTING TENANTS



EASTWAY PLAZA
587-607 CENTRE ST, BROCKTON MA



EASTWAY PLAZA

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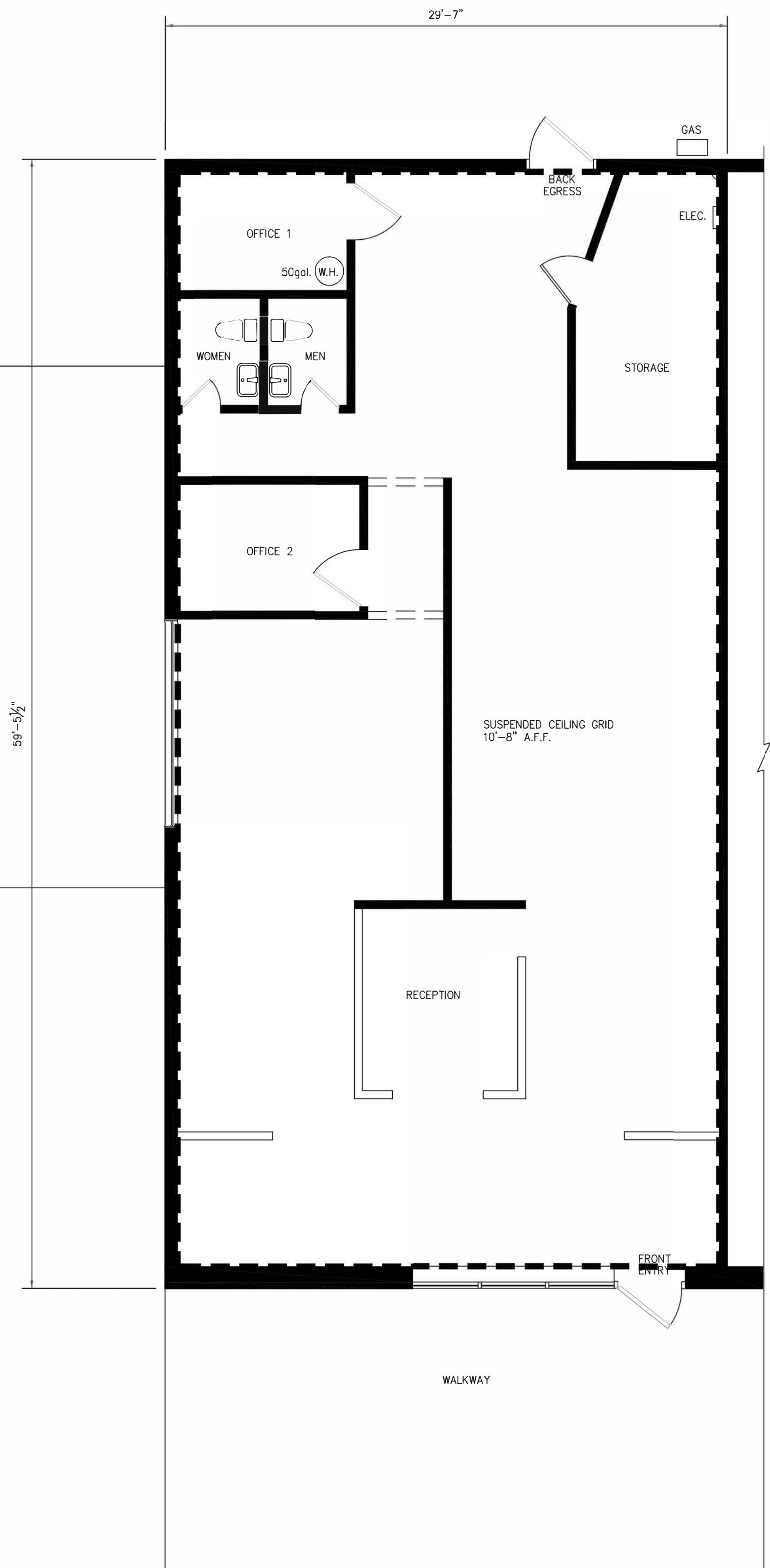
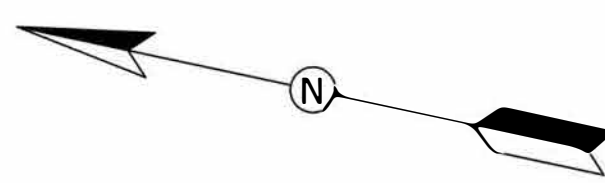
Map data ©2021 Imagery ©2021, CNES / Airbus, MassGIS, Commonwealth of Massachusetts EOEA, Maxar Technologies, USDA Farm Service Agency

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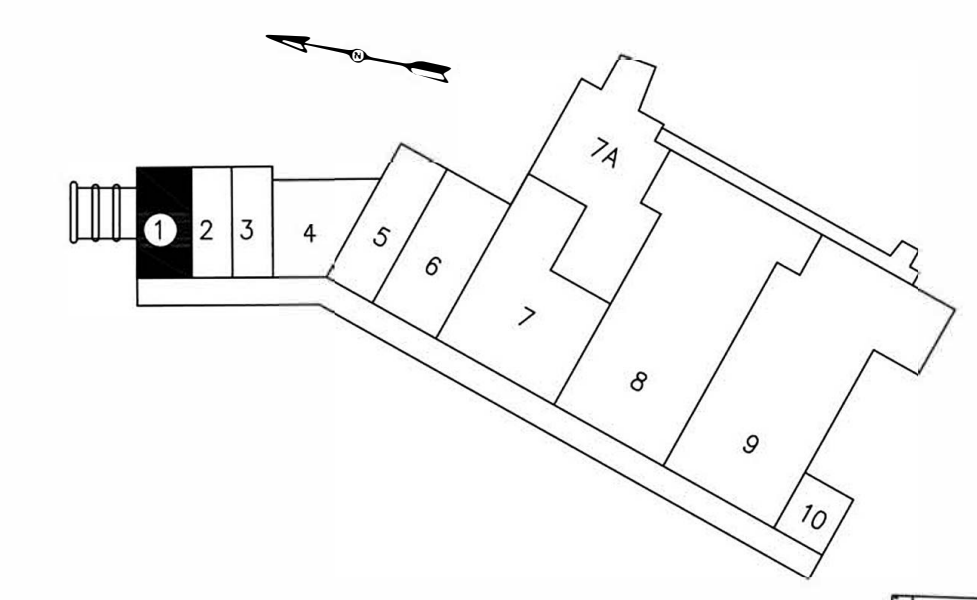
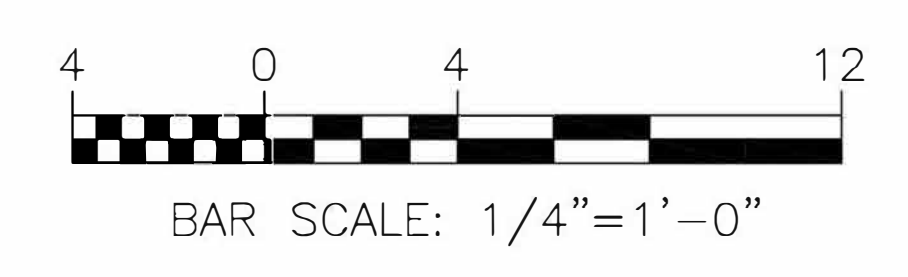
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FIELD NOTES:
 1. THE OFFICE 1 AND BATHROOM WALLS ARE THE ONLY WALLS THAT PENETRATE THE SUSPENDED CEILING. ALL OTHER WALL PARTITIONS STOP 4"+/- SHORT OF THE CEILING.
 2. ELECTRICAL PANEL IN BACK STORAGE ROOM AMP RATING IS NOT INDICATED ON PANEL.

AREA: 1,642 SF



UNIT 1 PLAN

KEY PLAN

**DIVIDEND
 CAPITAL**
 TOTAL REALTY TRUST
 518 17TH STREET
 17TH FLOOR
 DENVER, CO 080202

STAMP

JOB TITLE

TRT BROCKTON
 EASTWAY PLAZA, LLC
 587-607 CENTRE STREET (RTE 123)
 BROCKTON, MA 02302

DRAWING TITLE
 UNIT NO. 1
 FIRST FLOOR
 LAYOUT PLAN

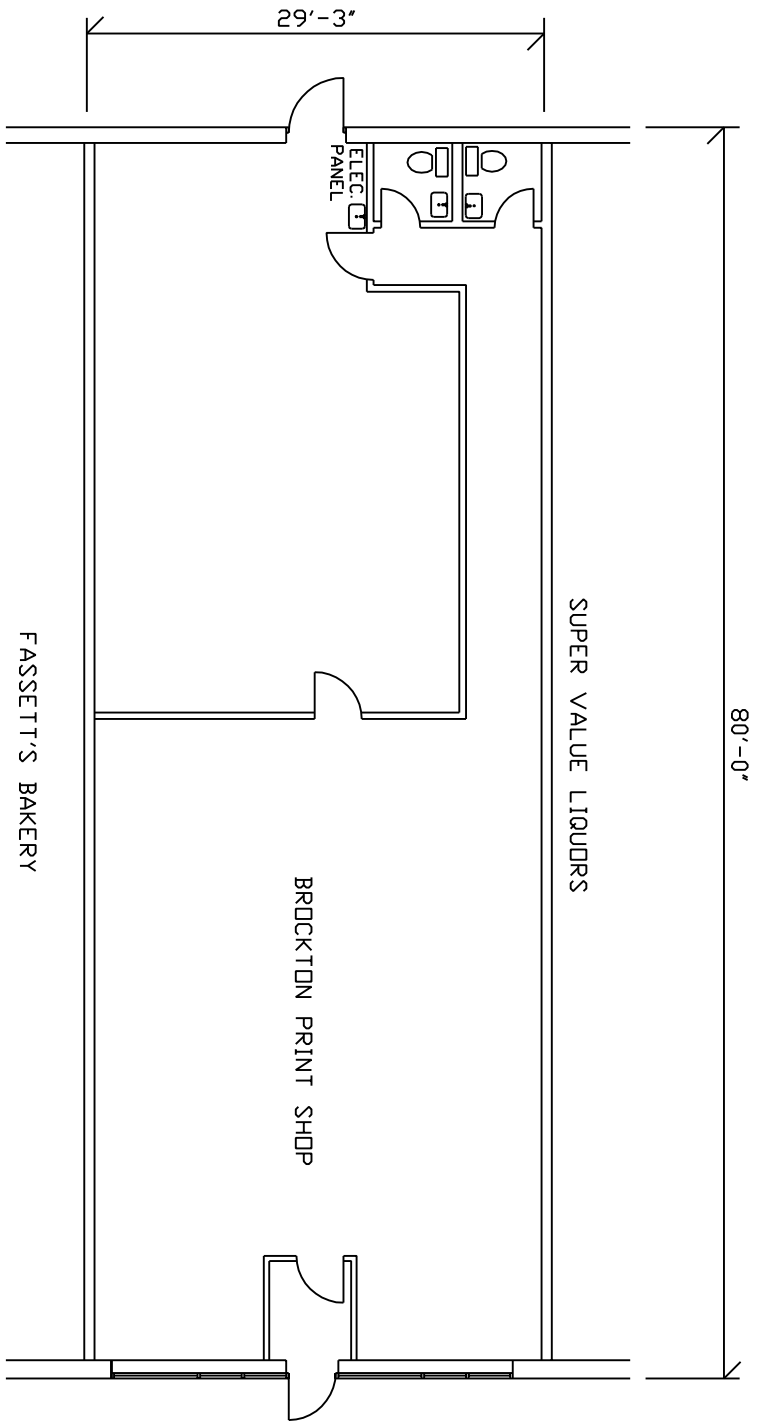
DATE
 05/09/14

SCALE
 1/4" = 1'-0"

APPROVED BY

PROJECT NO.
 140325

DRAWING NO.
A-1



EXISTING CONDITIONS FLOOR PLAN:

UNIT #5 = 2,340 SF

KEY PLAN:



**DIVIDEND
CAPITAL**
TOTAL REALTY TRUST
518 17TH STREET
17TH FLOOR
DENVER, CO 80202

**EASTWAY PLAZA:
587 - 607 Centre Street
Brockton, MA 02302**

**EXISTING
PLAN**

DATE:
06-28-12

SCALE:
1/8" = 1'-0"

A-1