



MEDICAL OFFICE

SPACE FOR LEASE



Newburyport Medical Center

1 WALLACE BASHAW JR. WAY
NEWBURYPORT, MA 01950

PROPERTY HIGHLIGHTS

- 38,995 square foot, 3-story medical office building built in 2008
- On-Campus of Anna Jaques Hospital

LOCATION OVERVIEW

Located between HWY 95 and the Newburyport Turnpike.



For more information on this property:

<https://medicaloffice.welltower.com/1-wallace-bashaw-junior-way>

For More Information:

MATTHEW TOMEO

856.809.2659

mtomeo@welltower.com

medicaloffice.welltower.com



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SUITE 3001 - 7,020 RSF



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LOCATION MAP



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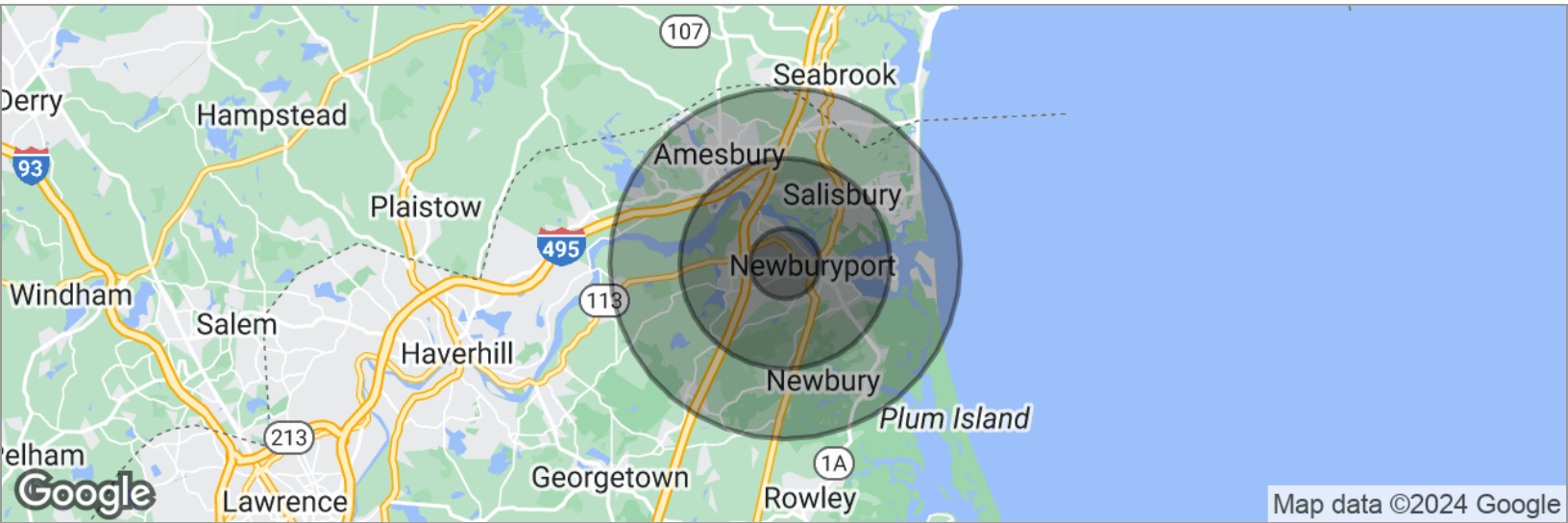


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DEMOGRAPHICS MAP



POPULATION	1 MILE	3 MILES	5 MILES
Total population	5,771	26,964	54,981
Median age	44.8	44.0	43.4
Median age (Male)	43.3	42.6	42.2
Median age (Female)	45.4	44.7	44.3
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	2,576	11,526	22,897
# of persons per HH	2.2	2.3	2.4
Average HH income	\$100,851	\$98,741	\$96,466
Average house value	\$480,670	\$446,065	\$412,204

* Demographic data derived from 2020 ACS - US Census

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