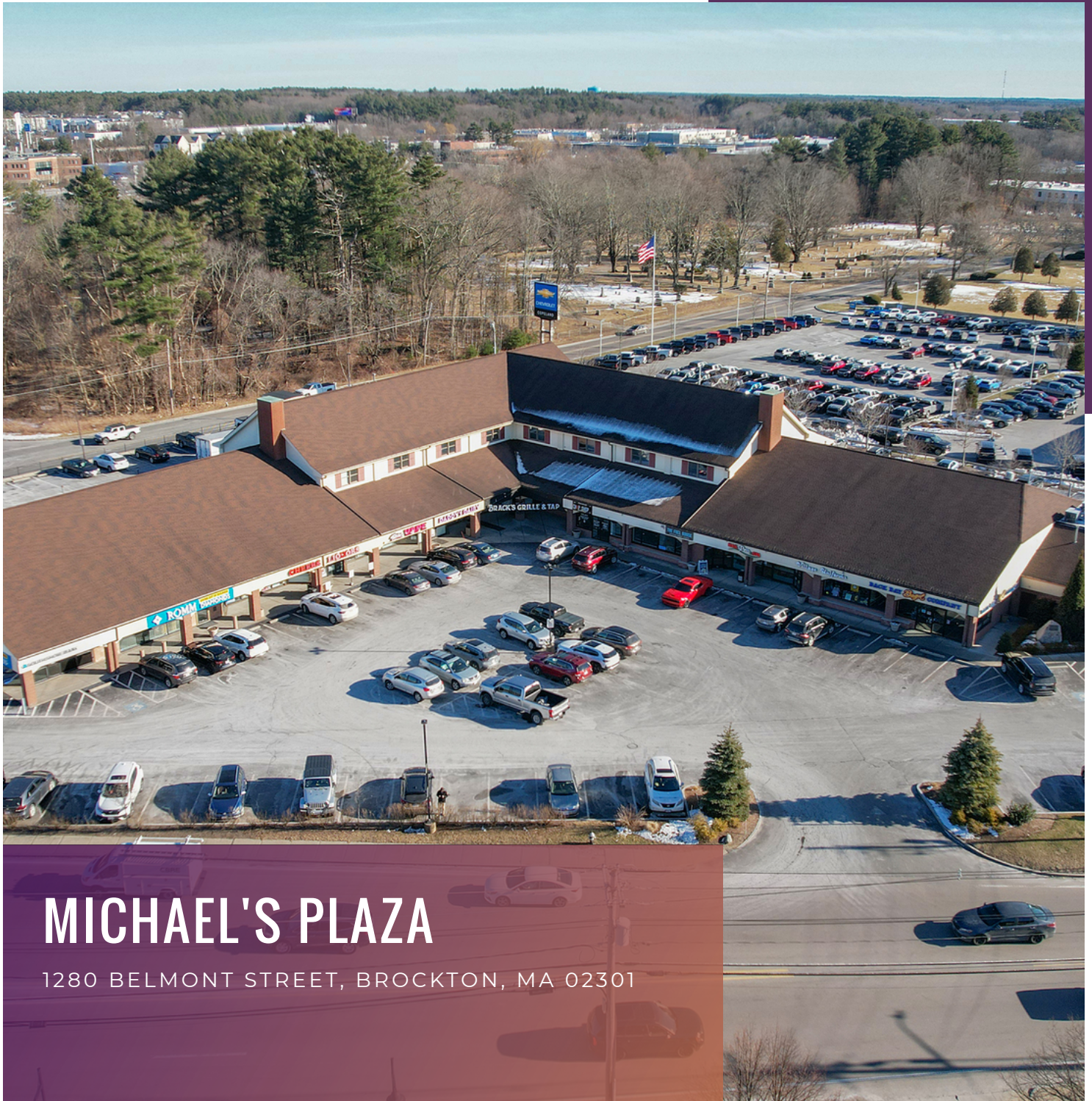


FOR LEASE

RETAIL PROPERTY



MICHAEL'S PLAZA

1280 BELMONT STREET, BROCKTON, MA 02301

For More Information

DAVE ELLIS

781.919.0800 x701
dave@ellisrealtyadvisors.com

MARK TEDESCHI

781.919.0800 x712
mtedeschi@ellisrealtyadvisors.com



80 WASHINGTON STREET | NORWELL, MA 02061 | 781.919.0800 | ELLISREALTYADVISORS.COM

MICHAEL'S PLAZA



PROPERTY DESCRIPTION

1280 Belmont Street (Michael's Plaza) is a well positioned retail center located on the highly trafficked route 123 in Brockton. This busy neighborhood plaza consists of a variety of retail businesses and sits just minutes from the highway and route 24. There is ample parking on site and strong co-tenancy.

PROPERTY HIGHLIGHTS

- Highly visible neighborhood retail plaza
- Conveniently located on route 123 and minutes to route 24
- Ample parking
- Busy trade area

OFFERING SUMMARY

Lease Rate:	\$25.00 SF/yr (NNN)
Number of Units:	1
Available SF:	2,000 SF
Building Size:	38,442 SF

DEMOGRAPHICS	0.5 MILES	1 MILE	1.5 MILES
Total Households	330	1,090	2,944
Total Population	1,169	4,070	9,100
Average HH Income	\$99,018	\$103,238	\$101,102

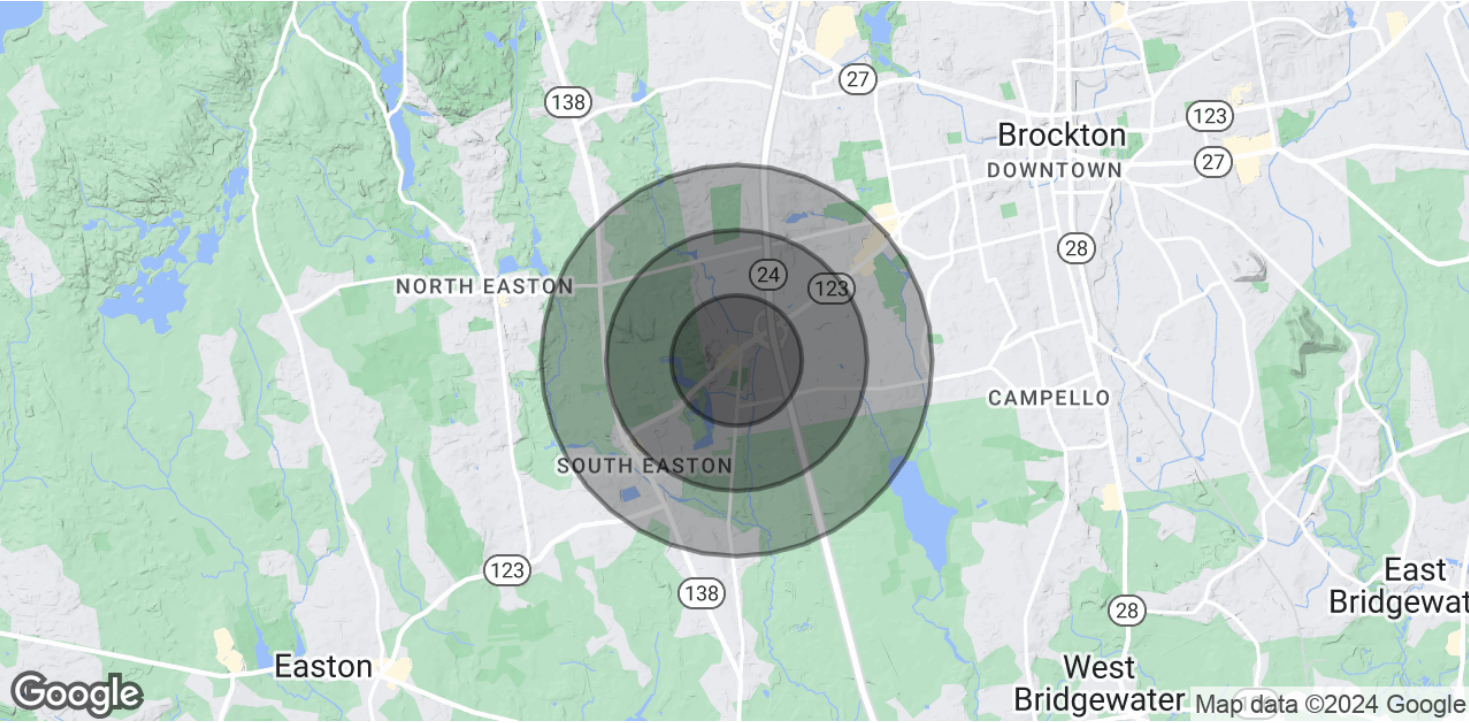
MICHAEL'S PLAZA



Logistical Details

24 ----- 2 Minute Drive Via Belmont Street

MICHAEL'S PLAZA



POPULATION	0.5 MILES	1 MILE	1.5 MILES
Total Population	1,169	4,070	9,100
Average Age	39.6	37.4	39.7
Average Age (Male)	40.6	37.8	38.0
Average Age (Female)	38.5	36.8	41.0

HOUSEHOLDS & INCOME	0.5 MILES	1 MILE	1.5 MILES
Total Households	330	1,090	2,944
# of Persons per HH	3.5	3.7	3.1
Average HH Income	\$99,018	\$103,238	\$101,102
Average House Value	\$328,153	\$338,760	\$356,906

2020 American Community Survey (ACS)



DAVE ELLIS
781.919.0800 x701
dave@ellisrealtyadvisors.com

MARK TEDESCHI
781.919.0800 x712
mtesdeschi@ellisrealtyadvisors.com