



CLASS A OFFICE SUBLEASE OPPORTUNITY

233 Needham Street, Newton, MA

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NEEDHAM



PROPERTY INFORMATION

Availability:

- Fifth Floor: 2,387 Square Feet
- Term Through: 10/31/2018

Building Amenities:

- Brand-new Common Kitchen w/ Seating
- Structured Garage Parking
- Fitness Center (Free to Tenants)
- Newly Renovated Common Areas

Area Amenities:

- Starbucks
- Dunkin Donuts
- Qdoba
- Papa Gino's
- N.E. Soup Factory
- Bank of America
- Farm Grille & Rotisserie
- Chipotle

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LOCATION SNAPSHOT



Radius: 3-miles



Population: 112,615



Average Household Income: \$172,989



Average Disposable Income: \$111,927

2016 AREA DEMOGRAPHICS

	1 mile	3 miles	5 miles
Estimated Population	14,866	112,615	401,359
Estimated Households	5,746	39,800	160,924
Est. Median HH Income	\$110,957	\$123,322	\$84,136

NEEDHAM

EXIT 19

128



HIGHLAND AVENUE (28,500 ADT)

Sprint

STAPLES
petco

D'ANGELO
GRILLED SANDWICHES

TD Bank

Marshalls
CVS
pharmacy

Bank of America

233
NEEDHAM

NEWTON

Farm Grill Rotisserie

NEEDHAM STREET (28,500 ADT)

NTB
NATIONAL TRAIL & RACEWAY

NATIONAL
Lumber

v good
medspring
urgent care
RELAX THE BACK
Scottrade

Avalon
COMMUNITIES
294 APARTMENTS

McDonald's

DUNKIN'
DONUTS

MODELL'S
Gotta Go To Me's

Papa
Gino's
Eastern Bank

theVitamin
Shoppe

at&t

Lakeshore
LEARNING MATERIALS

SLEEPY'S

Vitamin
Shoppe

Massage Envy

T.J. maxx

Starbucks

Chipotle

PEARLE VISION

Panera

JOS. A. BANK

Sheraton
HOTELS & RESORTS

DIRECT FEDERAL

Hicapulcos

AAA

Eastern Bank

SIERRA
TRADING POST

T.J. maxx

QDOBA

bfresh

BOSTON
BALLET

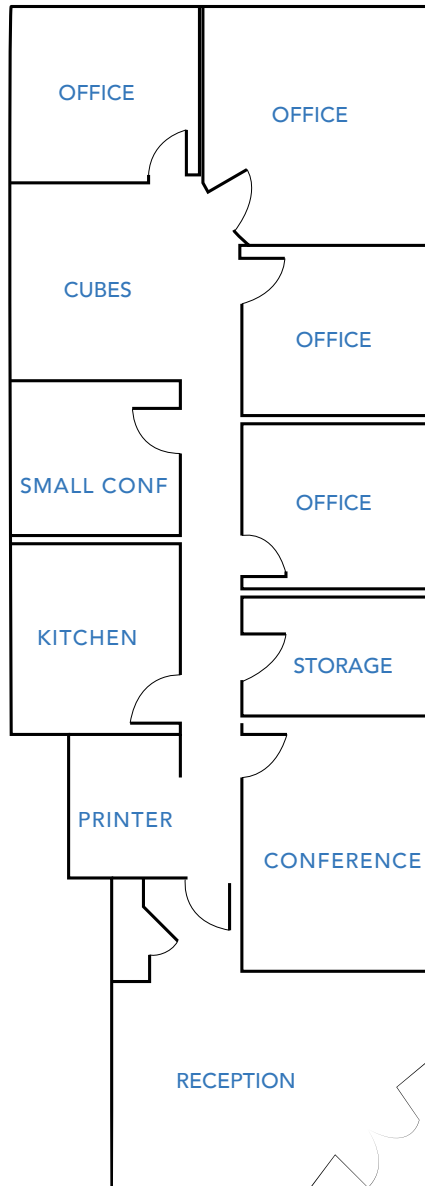
Citizens Bank

NEWTON NEXUS

BOSTON
SKI+TENNIS

223 Needham St

5th Floor: 2,387 SF



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