

# 66 BRANCH AVENUE

PROVIDENCE, RHODE ISLAND



## LOCATION

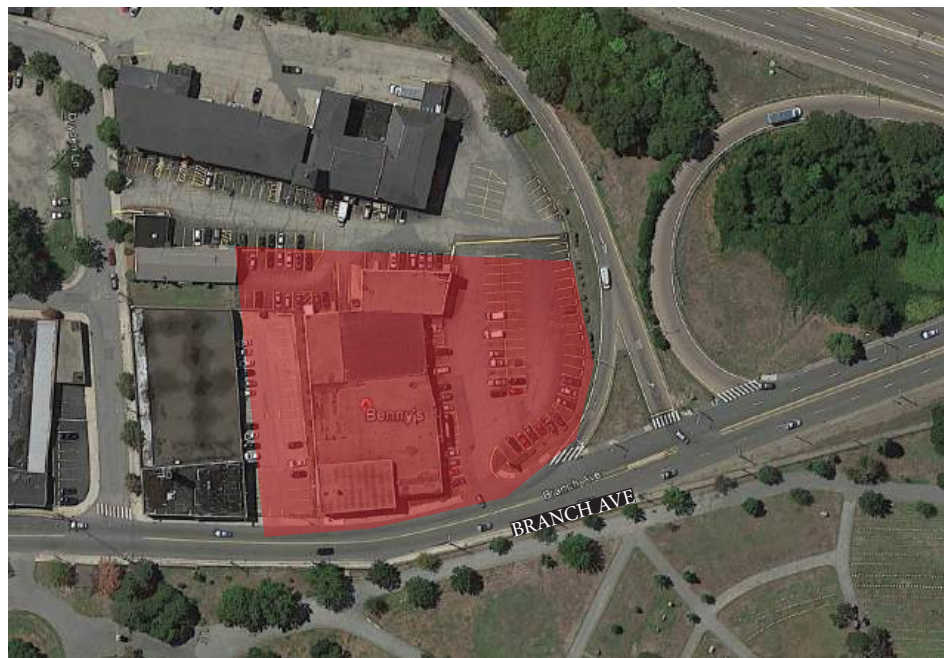
Located right off exit 24 on I-95, this prime location has visibility from the highway, And less than a mile from downtown Providence

## SPACE

25,273 SF

## NEARBY

Wholefoods, Orange Theory Fitness, Starbucks, Staples, LA Fitness, The Miriam Hospital, RISD and Brown Universities and the historic East Side of Providence



LOCATION & DEMOGRAPHICS

LAT/LON	GLA	PARKING	
41.8435, -71.4093	99,392 SF	258	
TRAFFIC COUNT	CARS/DAY		
I-95	252,000		
	1-MILE	3-MILE	5-MILE
Estimated Population (2023)	26,209	227,787	431,536
Estimated Average HH Income (2023)	\$139,743	\$100,862	\$97,892



**MAJOR REDEVELOPMENT!**

8,636  
DAILY AVERAGE

SITE PLAN



TENANTS		
	SQUARE FEET	DIMENSIONS
Retail A	7,438 SF	
Lifespan Urgent Care	4,984 SF	
Chipotle	2,350 SF	
Hunt's Photo	2,600 SF	
Jersey Mikes	1,663 SF	
Wayback	1,867 SF	
Apotheco Premises	1,761 SF	

AVAILABLE
  SIGNED
  PROPOSED

### TRADE MAP



### FOR MORE INFORMATION, CONTACT:

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