

SHOPPES AT MAYFAIRE

228 WASHINGTON STREET • ATTLEBORO, MASSACHUSETTS



ACROSS THE STREET FROM MARKETPLACE SQUARE, ADJACENT TO SHOPS ON WASHINGTON

LOCATION

Strategically located at the intersection of Washington Street (Route 1) and May Street - a high-traffic retail corridor near Route 123, offering outstanding visibility & easy access for both local shoppers & regional traffic.



NEARBY

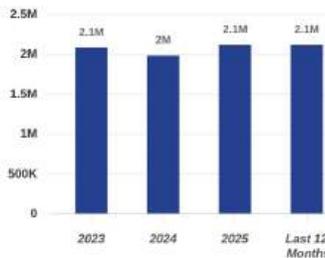
Emerald Square (Macy's, JC Penney), Target, Old Navy, Marshalls, Savers, Michaels, Pet Smart, Walmart, Lowe's, Dicks Sporting Goods, DSW, Panera Bread, Five Below, BJ's Wholesale Club, Stop & Shop, Burlington, Wayfair Outlet, Petco, Staples



FOOT TRAFFIC TREND

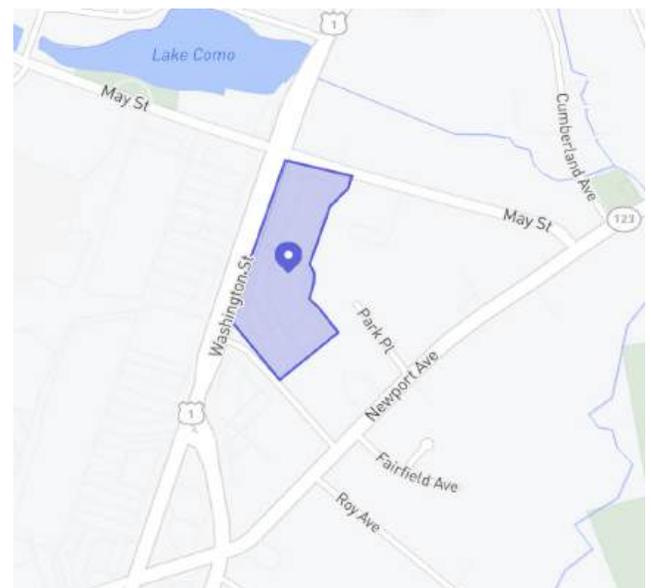
Visits YoY: **+6.7%**
Visits Yo2Y: **+1.7%**
Visits Yo3Y: **+3.1%**

90.79% of visits are from visitors who visited at least two times



SPACE (GLA)

53,432 SF



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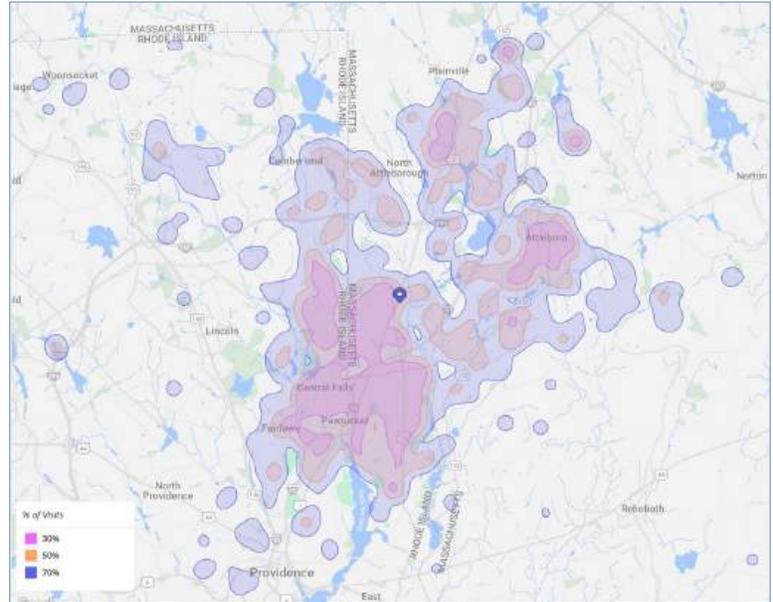
LOCATION & DEMOGRAPHICS

LAT/LON	PARKING
41.9244/-71.3559	314

TRAFFIC COUNT	CARS/DAY
Route 1	22,000
Route 95	113,000
Route 295	54,000

2024	1-MILE	3-MILE	5-MILE
<i>Estimated Population</i>	4,556	69,813	207,225
<i>Estimated Avg. HH Income</i>	\$130,040	\$106,207	\$102,226

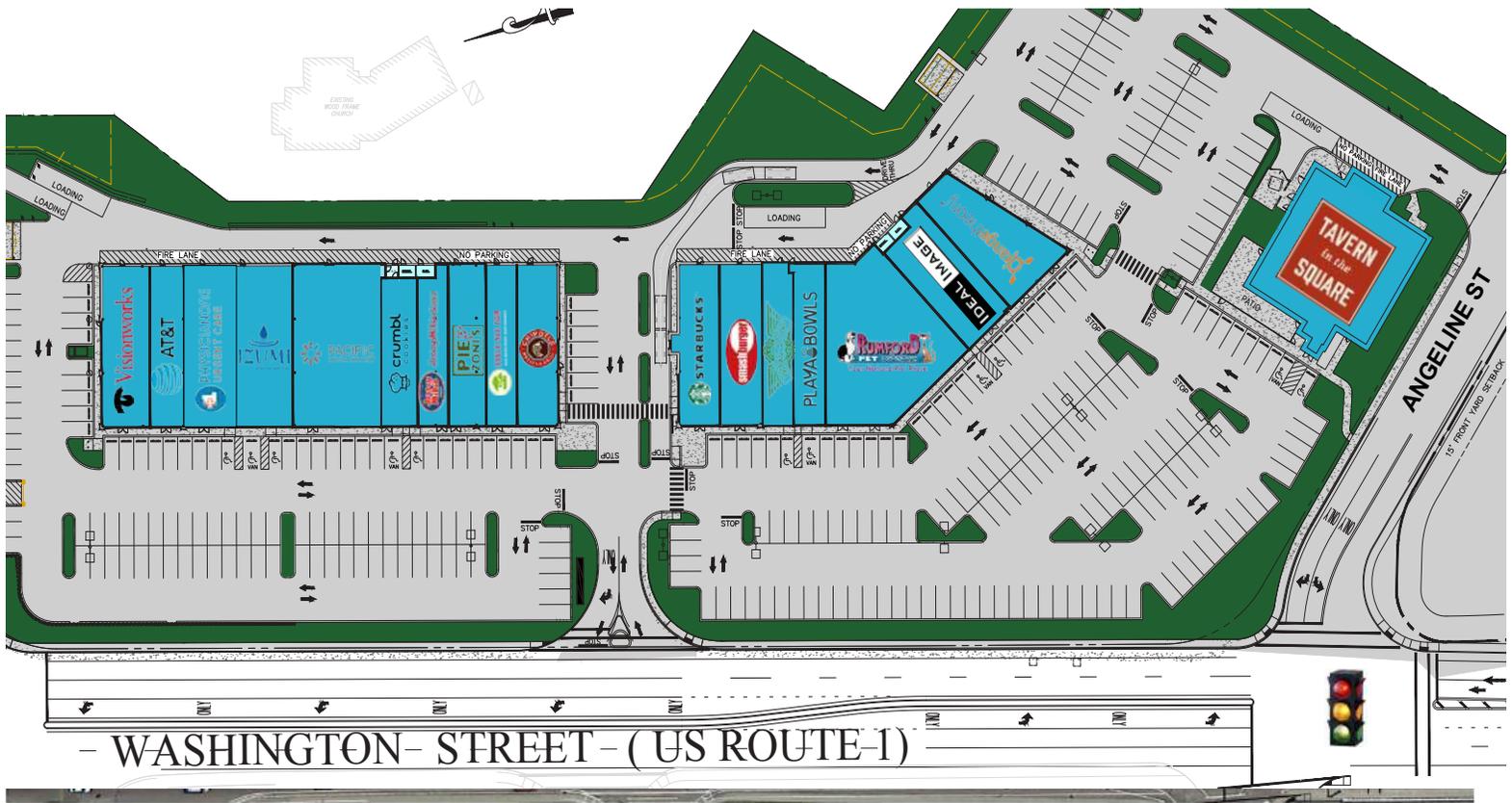
TRUE TRADE AREA



TRADE MAP



SITE PLAN



TENANTS	
	SQUARE FEET
Wing Stop	1,742 SF
Tavern in the Square	7,000 SF
Physician One Urgent Care	2,908 SF
Crumbl Cookies	1,990 SF
Smashburger	2,500 SF
Playa Bowls	1,910 SF
Bonsai Nails	2,192 SF
Rumford Pet Center	6,244 SF
Visionworks	2,840 SF
AT&T	2,000 SF
Chipotle	2,430 SF
PieZonis	1,800 SF
Starbucks	2,484 SF
OrangeTheory Fitness	3,100 SF
Ideal Image	2,800 SF
Pacific Dental	5,167 SF
Izumi	3,400 SF
Jersey Mike's	1,700 SF

Carpionato GROUP

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