

# REDEVELOPMENT OF THE GREENDALE MALL

7 Neponset Street / Worcester, MA

**Charter**  
COMMUNICATIONS  
300 EMPLOYEES

**DOWNTOWN  
WORCESTER**

**EATON**  
Powering Business Worldwide  
400 EMPLOYEES

**Panera**  
BREAD

**Chick-fil-A**

**Price Rite**  
MARKETPLACE

**shaws**

**THE HOME  
DEPOT**

GOLD STAR  
BOULEVARD

145,000 CPD



FULL ACCESS TO  
GREENDALE MALL

24,000 CPD  
WEST BOYLSTON STREET  
65,000 CPD

ACCESS TO  
INTERSTATE 190  
NORTHBOUND

ACCESS TO  
INTERSTATE 190  
SOUTHBOUND

27,000 CPD

20,000 CPD

12

**Reliant**  
Medical Group  
Atrius Health

**GREENDALE MALL  
REDEVELOPMENT**

UP TO 200,000 SF  
RETAIL SPACE  
FOR LEASE

[www.cbre.us](http://www.cbre.us)

**EASTERN**  
REAL ESTATE

**FINARD**  
PROPERTIES

**CBRE**



# REDEVELOPMENT OF THE GREENDALE MALL

UP TO 200,000 SF  
RETAIL SPACE AVAILABLE FOR LEASE

 **REDEVELOPMENT OF THE GREENDALE MALL**

 **TREMENDOUS VISIBILITY TO INTERSTATE 190**

 **LOCATED IN THE SECOND LARGEST CITY IN NEW ENGLAND**

 **ANCHOR OPPORTUNITIES AVAILABLE**




## WORCESTER MARKET OVERVIEW

 **9 COLLEGES & UNIVERSITIES**

 **OVER 12 MSF OFFICE SPACE**

 **187,231 RESIDENTS**

 **36,000+ STUDENTS**

 **7,007 BUSINESSES**

A vibrant and diverse community in the heart of Massachusetts, located approximately an hour west of Boston. With its affordable housing, green parks, quality hospitals and proximity to a dozen highly esteemed colleges and universities, there is a unique vitality to this metro area. Worcester provides an excellent cultural life, including amazing restaurants, concert and theater venues, as well as the Worcester Art Museum.

2019 DEMOGRAPHICS	3 miles	5 miles	7 miles	10 miles
Estimated Population	116,246	227,156	285,504	369,801
Estimated Households	44,529	85,317	106,772	138,847
Estimated Average Household Income	\$74,052	\$79,982	\$88,453	\$96,893
Estimated Daytime Population	163,433	253,199	305,843	377,511





(PROPOSED)

STOP&SHOP. TJ-maxx TARGET

LOWE'S AC MOORE ARTS & CRAFTS DICK'S SPORTING GOODS

Total Wine & MORE TRADER JOE'S

shaws petco

University of Massachusetts Medical School

1,062 STUDENTS

WORCESTER COUNTRY CLUB

QUINSIGAMOND Community College

13,000 STUDENTS

STOP&SHOP.

THE GREENDALE MALL

BEST BUY HomeGoods TJ-maxx DSW THE HOME DEPOT

WPI

6,642 STUDENTS

COLLEGE OF THE Holy Cross

3,020 STUDENTS

CLARK UNIVERSITY

2,304 STUDENTS

WORCESTER STATE UNIVERSITY

6,471 STUDENTS

ASSUMPTION COLLEGE

WORCESTER, MASSACHUSETTS | ROME, ITALY

2,304 STUDENTS

MARKET BY PRICE CHOPPER

SHOWCASE CINEMA DE LUX

Price Rite MARKETPLACE

shaws

Price Chopper

Big Y WORLD CLASS MARKET

Price Chopper

Walmart SUPERCENTER

LOCATION & ACCESS





**Charter**  
COMMUNICATIONS  
300 EMPLOYEES

PROPOSED  
300 RESIDENTIAL UNITS



**EATON**  
Powering Business Worldwide  
400 EMPLOYEES

ACCESS TO  
INTERSTATE 190  
SOUTHBOUND



284 OFFICE  
PARKING SPACES

PROPOSED  
ANCHOR

AVAILABLE PAD  
DEVELOPMENT

450 RESIDENTIAL  
PARKING SPACES

AVAILABLE PAD  
DEVELOPMENT

482  
PARKING SPACES

AVAILABLE PAD  
DEVELOPMENT

374 RETAIL  
PARKING SPACES

AVAILABLE PAD  
DEVELOPMENT

AVAILABLE PAD  
DEVELOPMENT

12



ACCESS TO  
INTERSTATE 190  
SOUTHBOUND

ACCESS TO  
INTERSTATE 190  
NORTHBOUND

FULL ACCESS TO  
GREENDALE MALL

GOLD STAR BOULEVARD

27,000 CPD

64,000 CPD

24,000 CPD

CONCEPTUAL  
SITE PLAN



# REDEVELOPMENT OF THE GREENDALE MALL

7 Neponset Street / Worcester, MA

## FOR LEASING INFORMATION:

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