

OFFICE SPACE FOR LEASE



134 THURBERS AVENUE

Providence, RI 02905

WHITNEY RUGG

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MG COMMERCIAL

365 Eddy Street, Penthouse Suite
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EXECUTIVE SUMMARY



PROPERTY DESCRIPTION

Introducing 134 Thurbers Avenue, a prime commercial property available for lease in the heart of Providence, RI. This spacious and versatile property offers up to 7,600 SF of modern, customizable space, ideal for a wide range of businesses. Boasting ample parking, excellent visibility, and easy access to major transportation routes, this property provides convenience for both customers and employees. With its prominent location and sleek, contemporary design, 134 Thurbers Avenue is the perfect canvas for bringing your business vision to life. Don't miss this opportunity to establish your presence in a thriving commercial hub.

PROPERTY HIGHLIGHTS

- Up to 7,600 SF of customizable modern space
- 3 Suites Available- 1,500-7,600 SF
- Ample parking for customers and employees
- Excellent visibility with high traffic
- Medical or General Office Use

LOCATION DESCRIPTION

This professionally maintained mill conversion offers a unique blend of historic character and modern functionality. Renovated in 2000, the property is ideally positioned at the signalized intersection of Thurbers Avenue and Eddy Street, immediately adjacent to the I-95 interchange, providing excellent regional accessibility and convenient access to Downtown Providence. Tenants benefit from a variety of on-site amenities, including private parking, secured lobby access, handicap accessibility, and professional property management. Available spaces range from fully built-out, turnkey medical offices to open, raw space featuring impressive 16-foot ceilings, allowing for flexible layouts to accommodate a variety of office, medical, and commercial uses.

OFFERING SUMMARY

Building Size:	66,242 SF
Lease Rate:	\$20 SF/yr (+ Utilities; MG)
Available SF:	1,500 - 7,600 SF

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ADDITIONAL PHOTOS



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AERIAL MAP



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