

Causeway Street Boston MA For Sale

123 Causeway Street, Boston, MA 02114

Retail Property For Sale



VIDEO

PROPERTY DESCRIPTION

Offered for sale for the first time in over 40 years, 123 Causeway Street presents a rare opportunity to acquire an 8,764 ± SF urban retail asset in the heart of Boston's North Station district. Located adjacent to TD Garden and North Station, the property benefits from exceptional foot traffic, unmatched transit connectivity, affluent demographics, and long-term redevelopment potential in one of Boston's most dynamic mixed-use neighborhoods.

PROPERTY HIGHLIGHTS

- Adjacent to TD Garden and North Station, generating year-round consumer traffic from commuters, residents, office workers, and event attendees
- Direct access to Boston's transit network, including MBTA commuter rail, subway, and Amtrak service
- Located within the Hub on Causeway district, one of Boston's premier mixed-use destinations
- Surrounded by a dense and affluent residential population with average household incomes exceeding \$200,000 within one mile
- Exceptional visibility and frontage within a high-traffic retail corridor

Chris McMahon

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Offering Summary

Sale Price:	Subject To Offer
Lot Size:	0.066 Acres
Building Size:	8,764 SF

Demographics	1 Mile	2 Miles	3 Miles
Total Households	29,760	97,693	188,278
Total Population	56,257	198,616	430,166
Average HH Income	\$203,156	\$184,736	\$161,530

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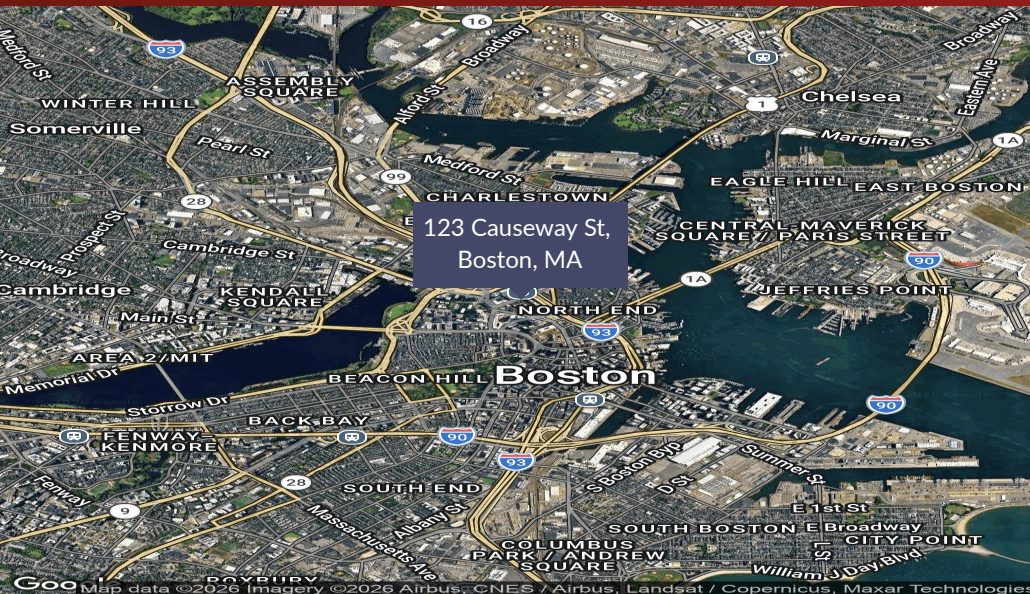
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LOCATION DESCRIPTION

Located in the center of Boston's North Station district, 123 Causeway Street is a high-profile retail opportunity within one of New England's most heavily trafficked mixed-use destinations. Situated adjacent to TD Garden and North Station, the property benefits from significant daily foot traffic driven by commuters, residents, office workers, and event attendees, a rapidly growing residential population, and direct access to public transportation.

The surrounding district features a diverse concentration of retail, dining, entertainment, office, and hospitality uses, establishing the area as one of Boston's premier live-work-play environments. Neighboring businesses include Star Market, The Hub on Causeway, Tavern in the Square, Santander, and citizenM Hotel. More than 56,000 residents with average household incomes exceeding \$200,000 reside within a one-mile radius, providing a strong base of affluent local consumers in addition to the district's substantial commuter and visitor population.



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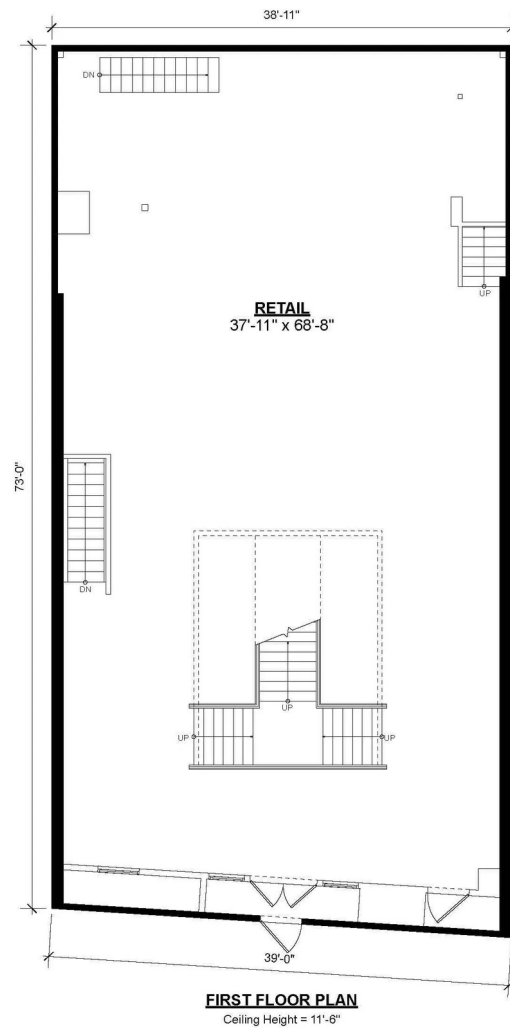
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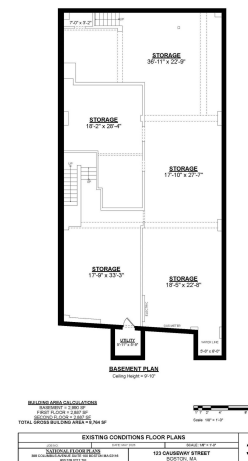
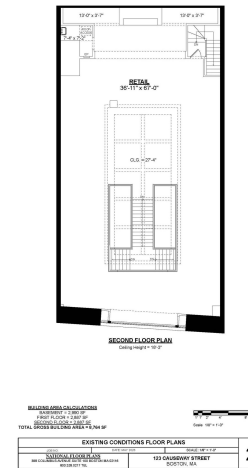
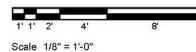
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BUILDING AREA CALCULATIONS
BASEMENT = 2,990 SF
FIRST FLOOR = 2,887 SF
SECOND FLOOR = 2,887 SF
TOTAL GROSS BUILDING AREA = 8,764 SF



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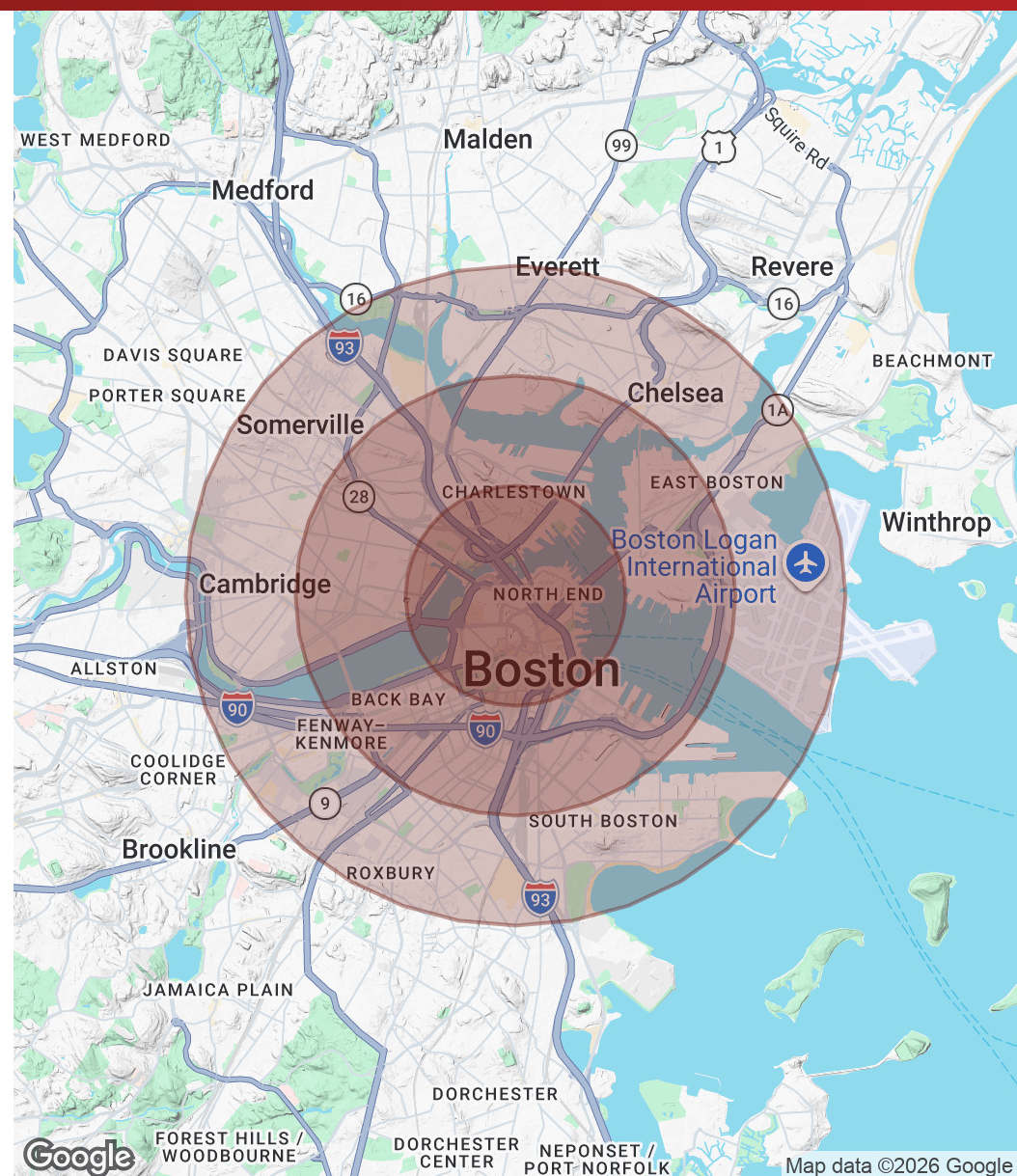
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Population	1 Mile	2 Miles	3 Miles
Total Population	56,257	198,616	430,166
Average Age	35.1	35.1	33.3
Average Age (Male)	34.7	35.2	33.2
Average Age (Female)	35.9	35.7	34.1

Households & Income	1 Mile	2 Miles	3 Miles
Total Households	29,760	97,693	188,278
# of Persons per HH	1.9	2.0	2.3
Average HH Income	\$203,156	\$184,736	\$161,530
Average House Value	\$1,213,256	\$1,169,418	\$1,021,534

2023 American Community Survey (ACS)



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