

# FOR LEASE GREATWOODS MARKETPLACE

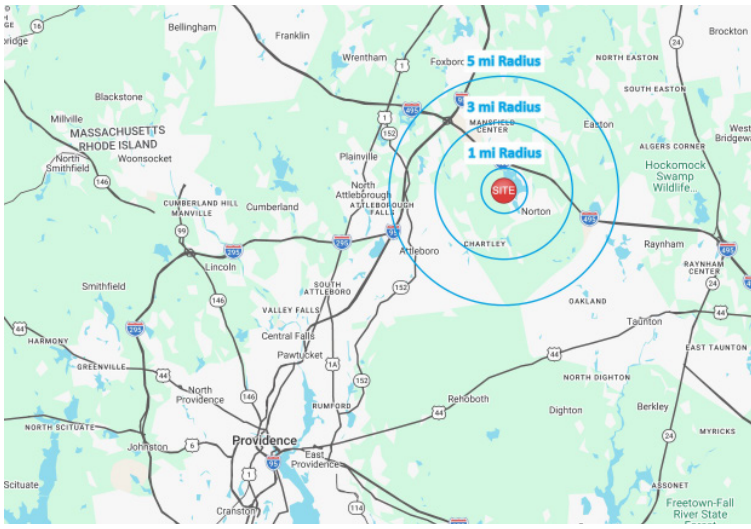
175 MANSFIELD AVENUE | NORTON | MA 02766



## PROPERTY HIGHLIGHTS

- **Dominant Community Center** Anchored by Planet Fitness, Dollar Tree, Bogey's Golf, and USA Ninja Challenge, driving consistent daily traffic
- **Large-Format Opportunity** –  
±46,167 SF former supermarket  
Additional space from ±1,350 SF to anchor size + pad site availability
- **Strategic Location** – Positioned in Norton, MA, just northeast of Providence, RI with access to both Massachusetts and Rhode Island consumer bases
- **Signalized Intersection Presence** – Located at Mansfield Avenue & Smith Street with strong accessibility and visibility
- **Affluent Trade Area** – High household incomes across the 3- and 5-mile radius supporting strong retail performance
- **Consistent Traffic Flow** – Approximately ±13,900 AADT along Mansfield Avenue
- **Destination Drivers Nearby** – Proximity to Mansfield Municipal Airport and residential communities supporting steady demand
- **Ideal For** – Grocery • Discount Retail • Entertainment • Medical • Service Retail





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## DEMOGRAPHICS

2025 Estimates

TRADE AREA	1 MILE	3 MILE	5 MILE
	1,901	22,963	78,739
	\$146,797	\$176,503	\$157,722
AGE	50	41	40

## AVAILABLE

1,350 SF - 46,167 SF & PAD SITE



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