

# THE MIDTOWN MALL

TOTALLY RENOVATED PRIME RETAIL FOR  
LEASE ON THE COMMONS - COMING 2020

22 FRONT STREET  
WORCESTER, MA 01608



**AVAILABLE:**

Up to ± 23,000 SF

**USES:**

Retail

**LEASE RATE:**

\$20-\$28 PSF Gross

**LOCATION:**

Overlooking Worcester Common, the Midtown Mall nestles in the heart of Worcester's business district on the grid, only three quarters of a mile from Worcester's main artery I-290 and a quarter mile from commuter lines and regional buses.

**SUMMARY:**

The Midtown Mall is seeking Supermarkets, Gyms, Restaurants, etc. to service the city's Live, Work, Play Zone. Bring your proposals today.



Northeast Properties  
25 Commercial Street Suite 400  
Worcester, MA 01608  
[www.northeastproperties.org](http://www.northeastproperties.org)

**John Snyder**  
**Apex Real Estate Professionals**  
**(508) 453-4807**  
**[john@northeastproperties.org](mailto:john@northeastproperties.org)**

S P A C E F O R L E A S E

## WHY WORCESTER



Nothing compares to Worcester in 2019. Over the last decade New England's second largest city has seen a revitalization like no other—with the Wall Street Journal, NPR and other national media taking notice.

Worcester has always been a forward-thinking town full of inspired business people and creatives. Year after year WPI, MCPHS, Clark, Becker, Holy Cross, Assumption & Worcester State host a force of young techies & entrepreneurs who reinvest in the community.

First came the trendy dining spots in 2006. North Main Street and the Canal District saw small patches of reimagined buildings with novel restaurants and retail shops during this time. Then came Mass College of Pharmacy in full force in 2009. Downtown began booming with even more international students filling the burgeoning businesses that had now begun to take

root. Regional and national real estate investors took notice and one by one buildings began renovation along the business corridor on Main Street.

Soon the facelift hit Worcester Common one block at a time until it has developed into the city's Live, Work, Play zone with residential developments, Class-A office space and all the amenities that the young top talent of today are asking for—at just a fraction of the Boston prices.

Worcester proudly invites all who believe in the dream to come join us - at a half to a third of the Boston rates. With the Worcester Red Sox & more relocating to the city this year, is this the time for your business to get in on New England's fastest rising star?

Don't miss a beat. Call now.

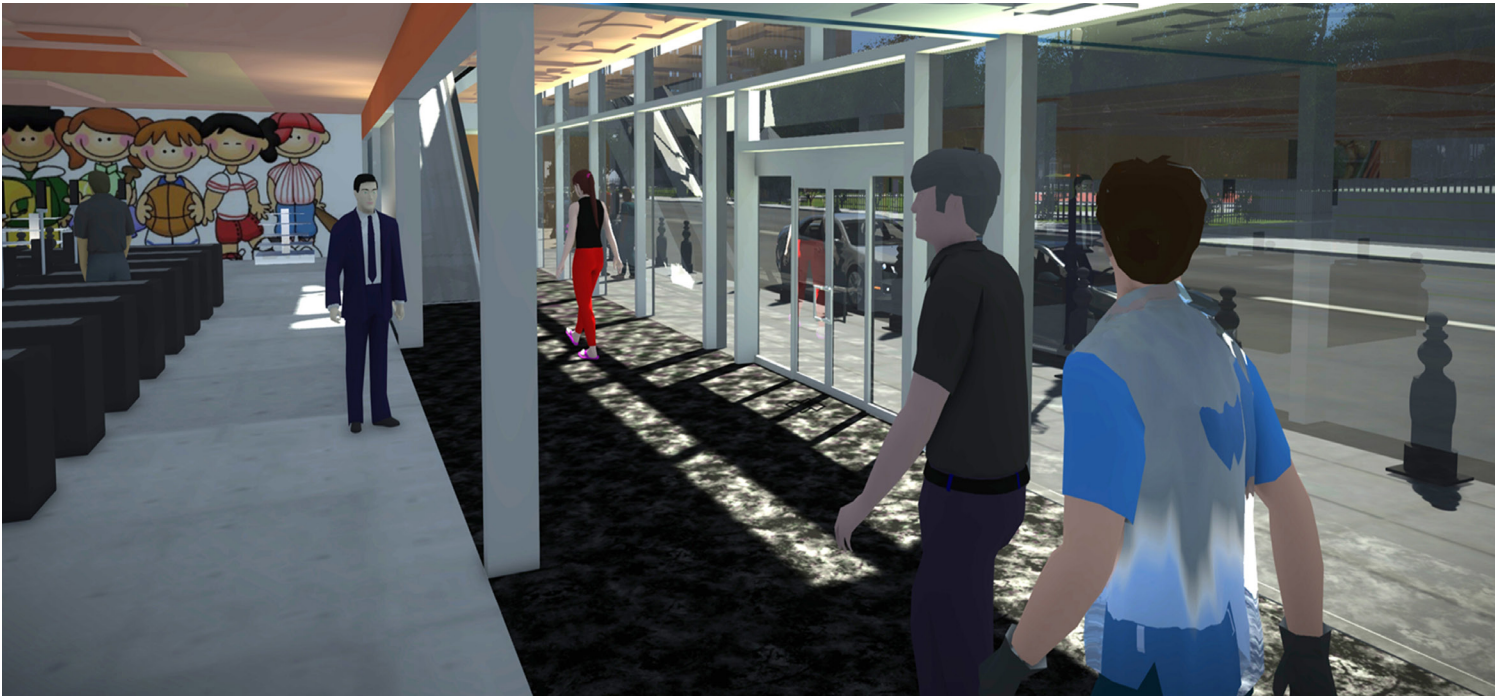


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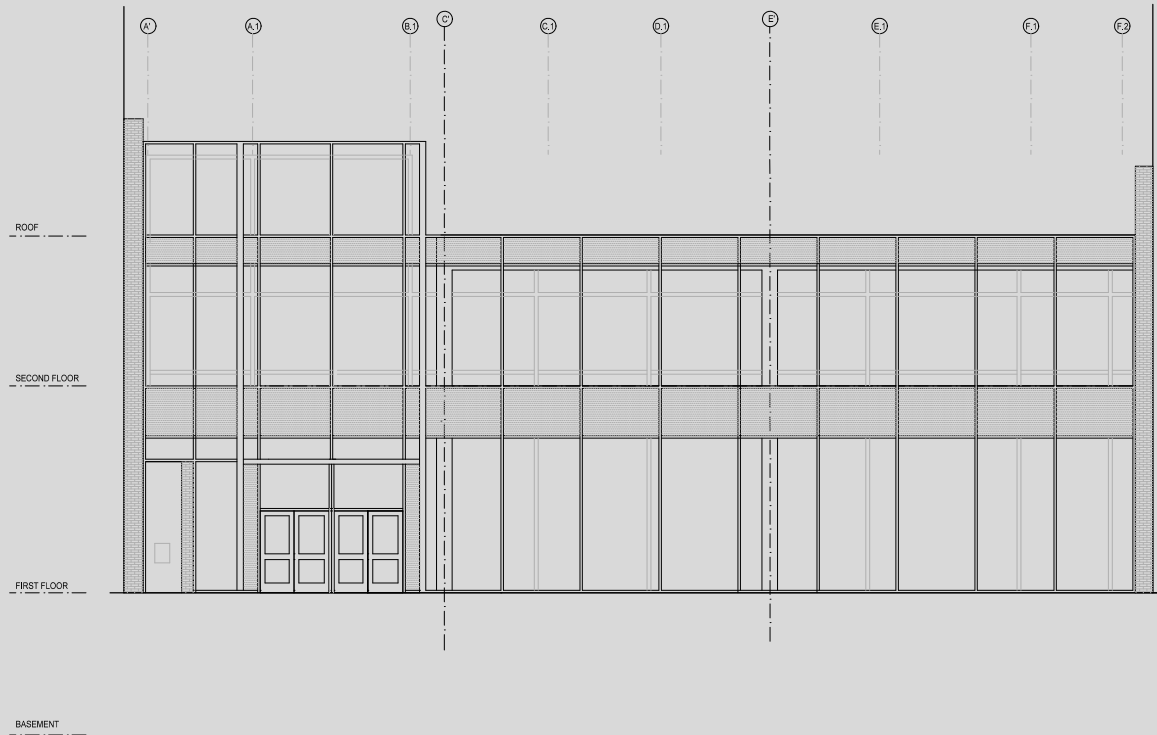
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## PROPERTY PHOTOS & VIEWS FROM PROPERTY



# Totally Renovated Prime Retail For Lease on the Commons - Coming 2020



**A**  
A-3.0  
**FRONT ELEVATION**  
SCALE: 1/4"=1'-0"

OWNER  
Northeast Properties  
250 Commercial Street,  
Suite 400  
Worcester, MA 01608

ARCHITECT  
Gray Architects, Inc.  
Architecture and Landscape Architecture  
100 State Street - 2nd Floor, Worcester, MA 01608  
TEL: 508-756-4646 FAX: 508-756-6476  
E-MAIL: GRAYARCHITECT@GMAIL.COM

CONSULTANT

LOCATION  
22 Front Street  
Worcester, MA 01608

PROJECT  
FACADE  
RENOVATIONS

SEAL

COMMENTS  
ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE NOTED.  
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REVISION

NO.	DESCRIPTION	DATE

DRAWING DATA  
PROJECT No. 1604  
DRAWN BY: C.L.A.  
CHECKED BY: E.L.G.  
SCALE: AS NOTED  
DATE: 06/26/19

TITLE  
FRONT STREET  
ELEVATION  
& WALL SECTION

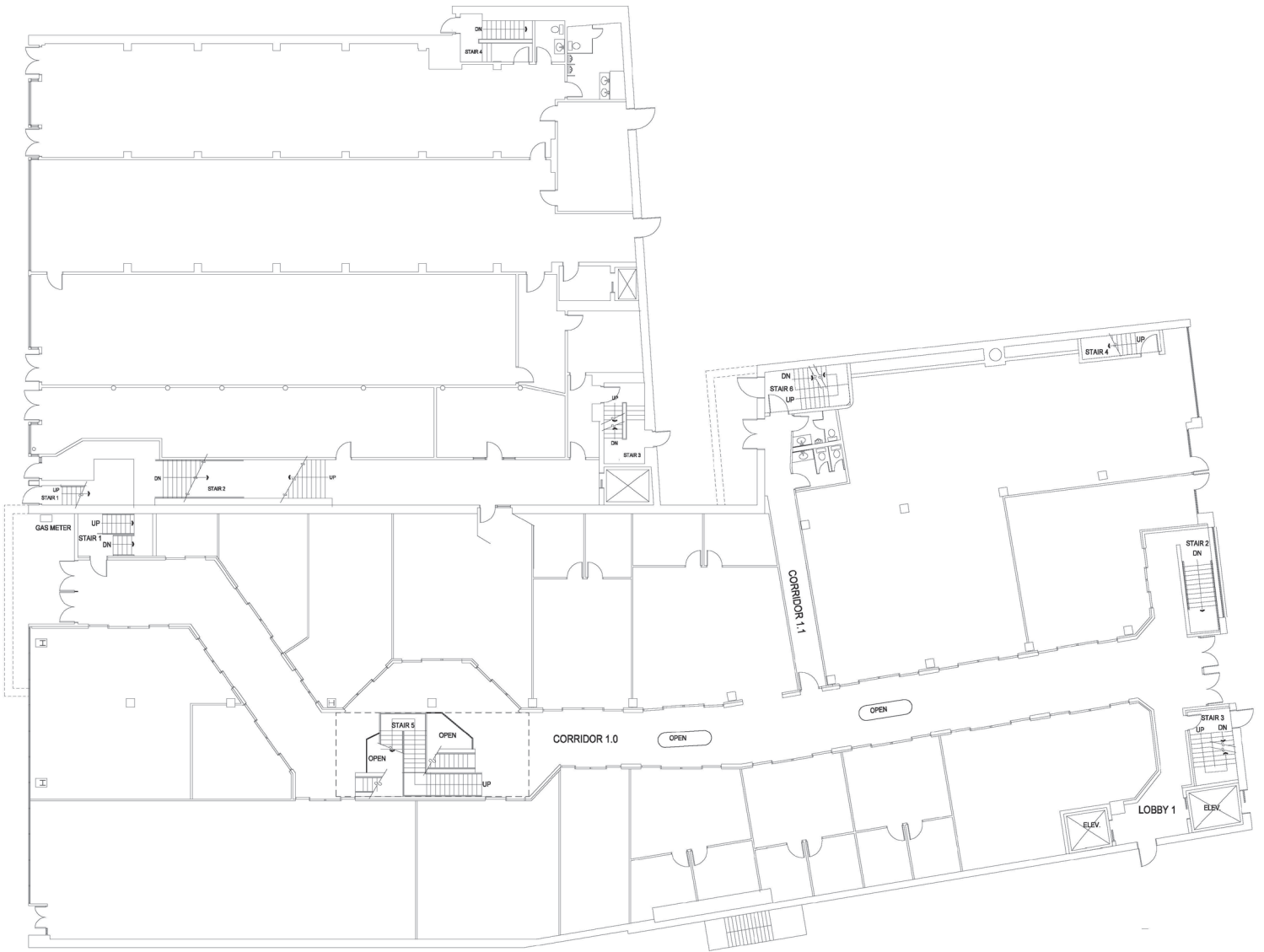
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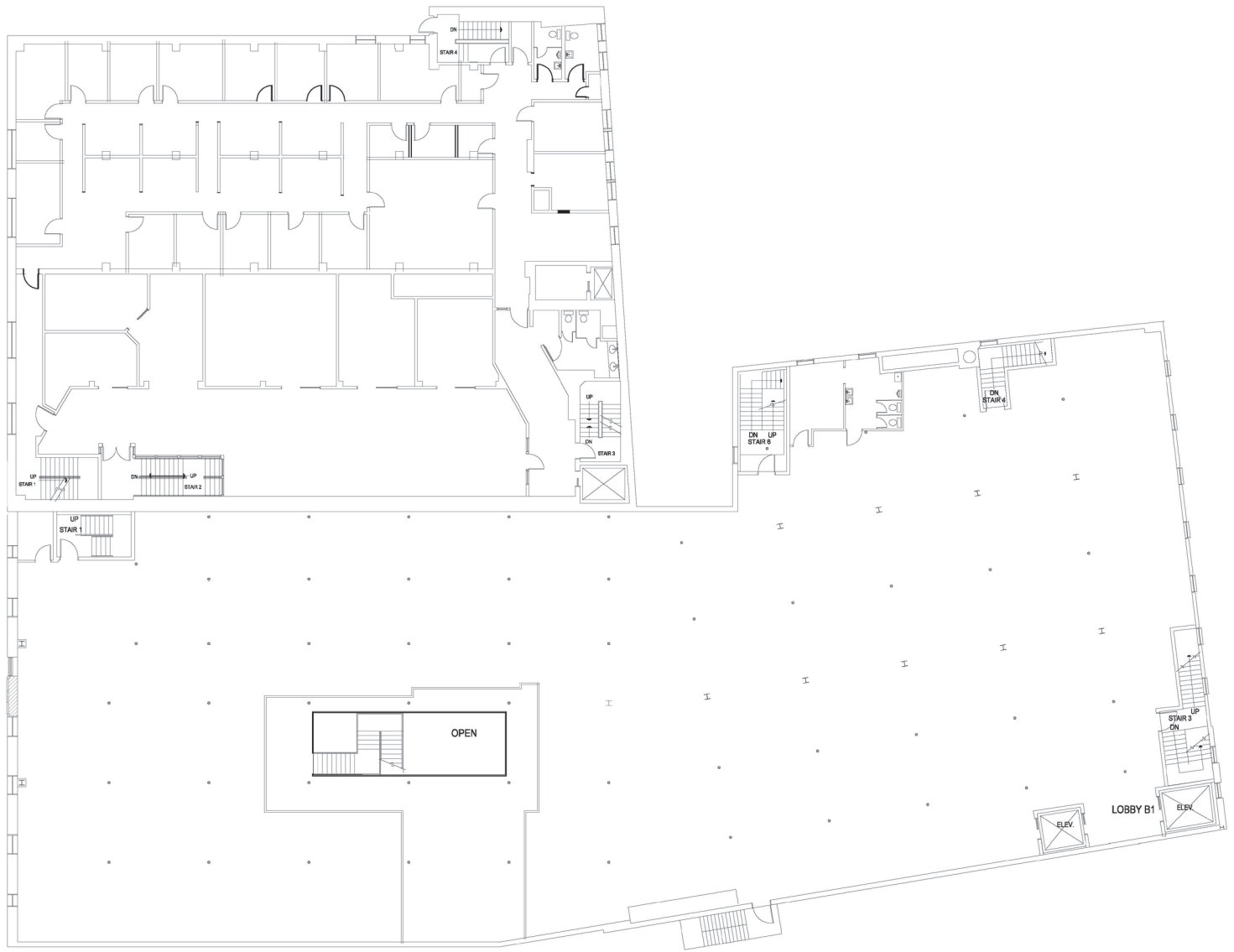


A  
A-1.1 FIRST FLOOR PLAN  
SCALE: 3/32"=1'-0"

GSF 34,664



# Totally Renovated Prime Retail For Lease on the Commons - Coming 2020



A  
A-1.2 SECOND FLOOR PLAN

SCALE: 3/32"=1'-0"

GSF 22,784



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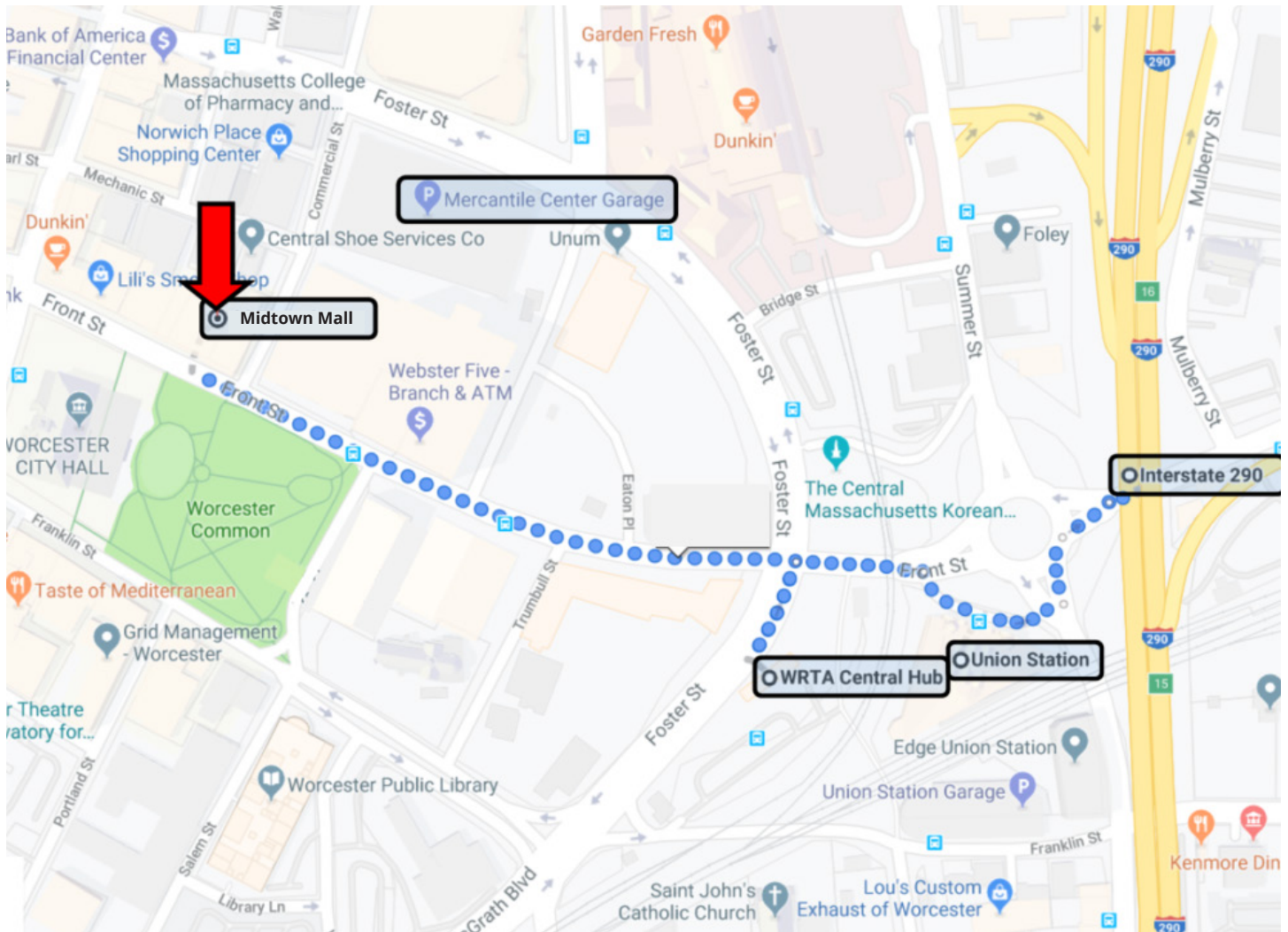
A  
A-1.3

THIRD FLOOR PLAN  
SCALE: 3/32"=1'-0"



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## PROXIMITY TO TRANSIT & PARKING



### PROPERTY INFO:

- Overlooks City Hall & Worcester Commons which is patrolled by horse & motorcycle
- 24/7 on-site Security
- 24/7 Maintenance
- 4,000+ Public Parking Spaces within 1/4 mile
- In the heart of Worcester's Business District
- Surrounded by 5-star dining & entertainment
- Walking distance to commuter line & central bus hub