



CUSHMAN &
WAKEFIELD

HAYES & SHERRY



146-148 WEST RIVER STREET

PROVIDENCE, RHODE ISLAND

AVAILABLE FOR LEASE

146-148 WEST RIVER STREET PROVIDENCE, RI



HAYES & SHERRY

Medical Suites Available for Lease

Lease Rate: Upon Request

LOCATION

146–148 West River Street, Providence, RI is a well-positioned office building offering a highly accessible location along the established West River Street corridor. The property benefits from excellent visibility and convenient access to Route 146, I-95, and downtown Providence, providing easy connectivity for employees and clients throughout the greater Providence area. Its central location, proximity to nearby businesses and amenities, and strong highway access make it an attractive opportunity for a wide range of professional office and medical users.

PROPERTY FEATURES

- ± 157,000 SF Renovated Brick & Beam Office Building
- Suites Available
 - 1st Floor: ± 2,820 SF
 - 2nd Floor: ± 1,610 - 5,939 SF
- High Ceilings and Large Windows
- Custom Build-Outs Available
- Professional Property Management
- Exterior Signage Available
- Flexible Footprint
- Ample Parking

ANCHORED BY

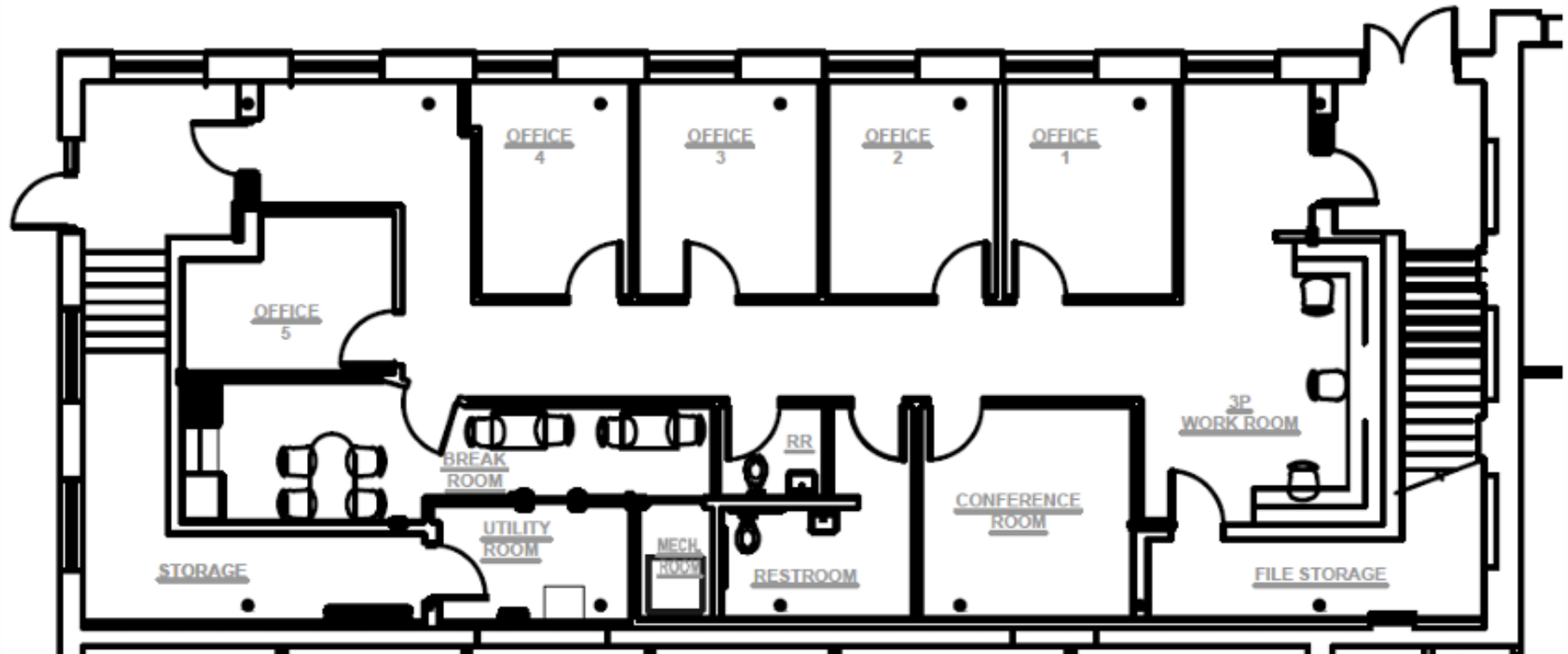
- Lifespan
- University Gastroenterology
- RI Ear Nose & Throat Physicians
- Open MRI of New England
- Ocean State Endoscopy Center



West River Center, Providence, RI

FLOORPLAN

1st Floor | Suite 5A: ± 2,820 SF

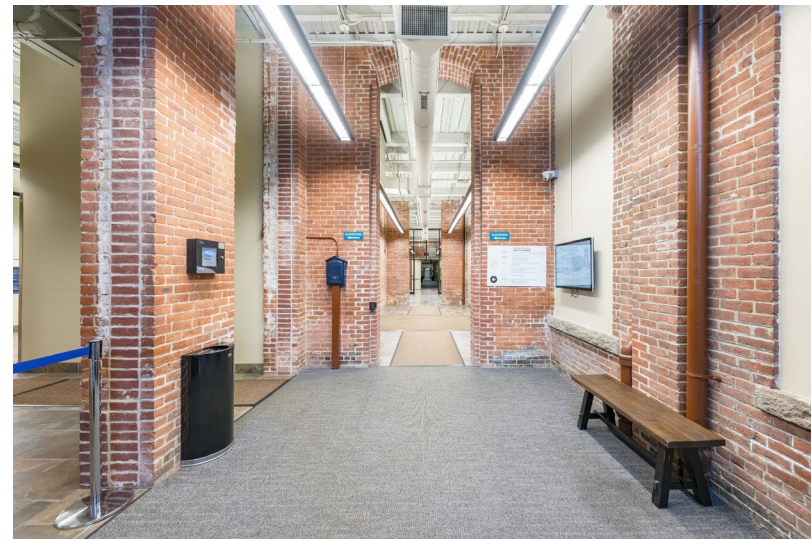


West River Center, Providence, RI

FLOORPLAN

2nd Floor: ± 1,610 – 5,939 SF







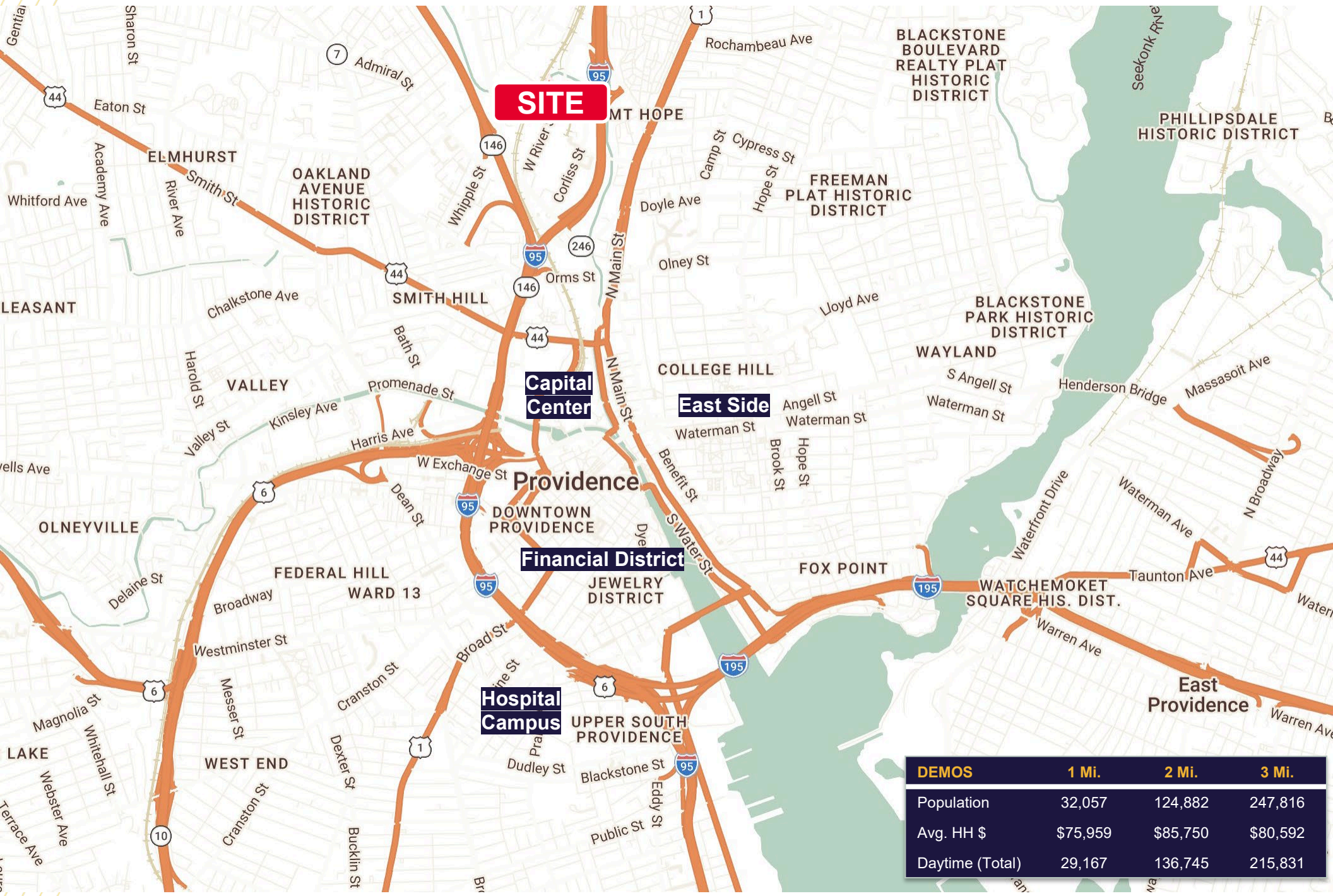
West River Center, Providence, RI



8 MINUTES
DOWNTOWN PROVIDENCE



15 MINUTES
T.F. GREEN AIRPORT



DEMOS	1 Mi.	2 Mi.	3 Mi.
Population	32,057	124,882	247,816
Avg. HH \$	\$75,959	\$85,750	\$80,592
Daytime (Total)	29,167	136,745	215,831

WEST RIVER CENTER

Providence, Rhode Island

CONTACT INFORMATION

MATT FAIR

Partner
401 273 2053
mfair@hayessherry.com

STEVE FLACHBART

Senior Vice President
401 273 2067

sflachbart@hayessherry.com

HOLDEN WILSON

Associate Broker
401 273 1981

hwilson@hayessherry.com

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