

1 Hamilton Street
Framingham, MA 01701

FOR LEASE
4,000 SF Inline



PROPERTY HIGHLIGHTS

Prominent Walgreen-anchored convenience center complemented by strong local tenants Makari's Market, Wagon Creamery, and Pizza Wagon

Located in dense residential area, adjacent to the Natick/Route 9 retail market, one of the most dense in the state

Easily accessible from Mass Pike, Route 30, and Route 9

Pylon signage available

No warranty or representation, expressed or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change in price, rental or other conditions, or withdrawal without notice.

CONTACT: Don Mace
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KEYPOINT
PARTNERS
KeyPointPartners.com

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Makari's Market & Liquor



WAGON CREAMERY



15 SCHOOL STREET



drive thru pharmacy

MAKARI'S MARKET

PIZZA
WAGON

WAGON
CREAMERY

LIBERTY TAX

AVAILABLE

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School Street 10,159 ADT

Pylon

Queen's Way 910 ADT

Hamilton Street 8,212 ADT

42'
4,000 SF
AVAILABLE
96'

Walgreens
The Pharmacy America Trusts

WAGON CREAMERY
ICE CREAM & COFFEE

Makari's
MARKET

Pizza Wagon

**Hamilton Village
Apartments**

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| 2026 DEMOGRAPHICS | 1 Mile | 3 Mile | 5 Mile | TRAFFIC COUNTS |
|--------------------|-----------|-----------|-----------|-----------------------------|
| POPULATION | 9,036 | 67,027 | 147,140 | Hamilton Street - 8,212 ADT |
| DAYTIME POPULATION | 8,109 | 40,173 | 67,804 | School Street - 10,159 ADT |
| NUMBER OF HH | 3,646 | 25,983 | 56,174 | |
| AVERAGE HH INCOME | \$177,429 | \$171,335 | \$201,245 | |

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