

# FOR LEASE

332-334 NEWBURY STREET,  
BOSTON, MA

**NEWBURY STREET RETAIL SPACES FOR LEASE**

+/- 1,680 & 1,760 SF Opportunities



NO BICYCLES / PRIVATE PROPERTY  
BICYCLES ATTACHED  
TO THIS FENCE WILL BE  
REMOVED AT  
BICYCLE OWNER'S RISK

nails & Skin Salon  
333



# LOCATION

THE ELIOT HOTEL  
Room&Board  
UNI

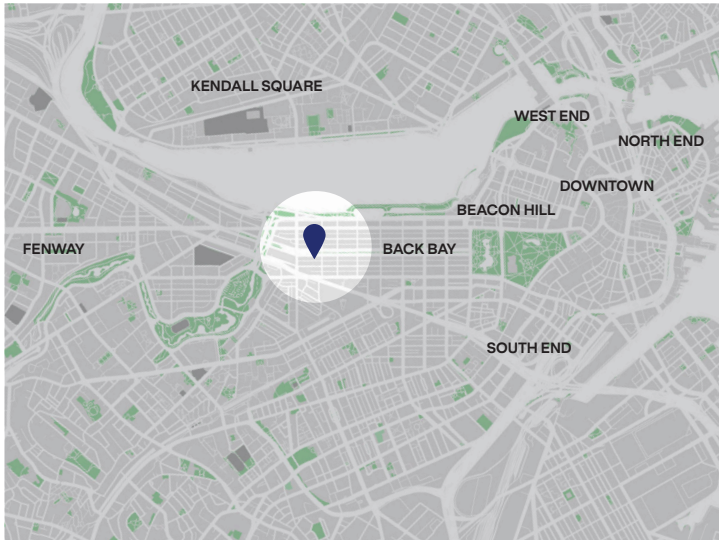
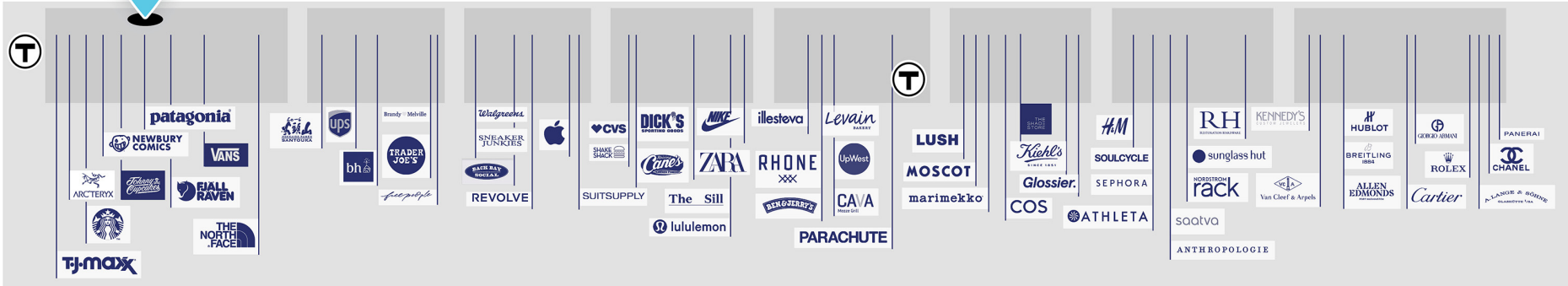
MASSACHUSETTS AVENUE

LYRIK  
CarGurus  
citizen  
LEGO



334

NEWBURY STREET



- 17 Million SF of Office Space in the Back Bay
- 6,500 Hotel Rooms in the Back Bay
- Minutes from the Prudential Center which has 3 Million SF of office, 680,000 SF of retail, 3,600 parking spaces, and attracts over 60,000 visitors per day
- Minutes from Hynes Convention Center which 175,000+ SF of event space





# AREA SPECS

**21.9 MILLION**

Annual Visitors

**9.3%**

Population Growth (2010-2020)

**#1 MOST EDUCATED**

Workforce in the US

**10<sup>TH</sup> LARGEST**

MSA in the US



Located between the Copley and Hynes Convention Center T Stops



# FLOOR PLAN

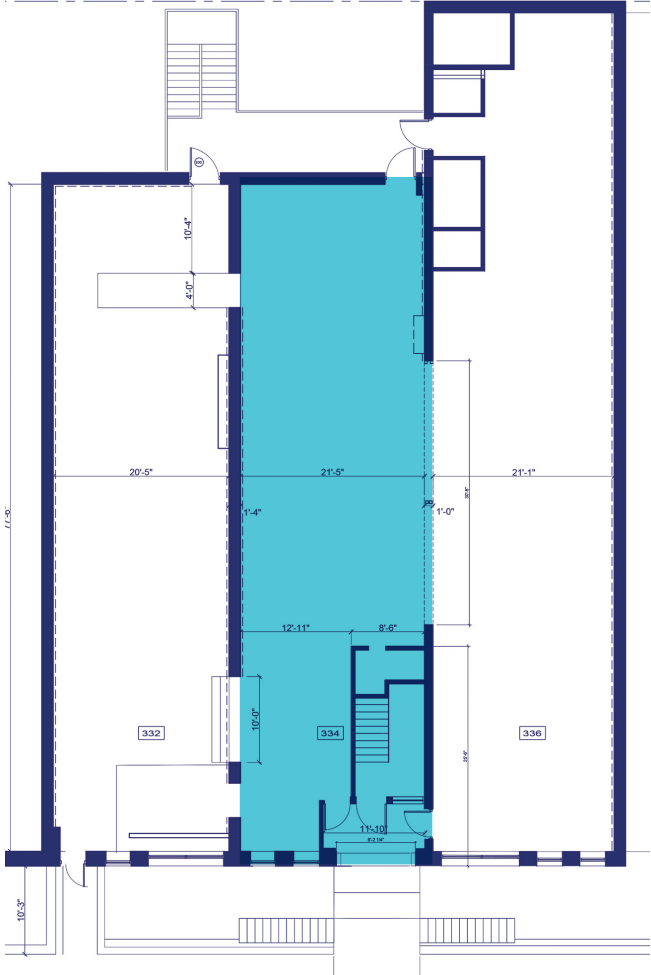
332 NEWBURY ST.

± 1,680 SF



334 NEWBURY ST.

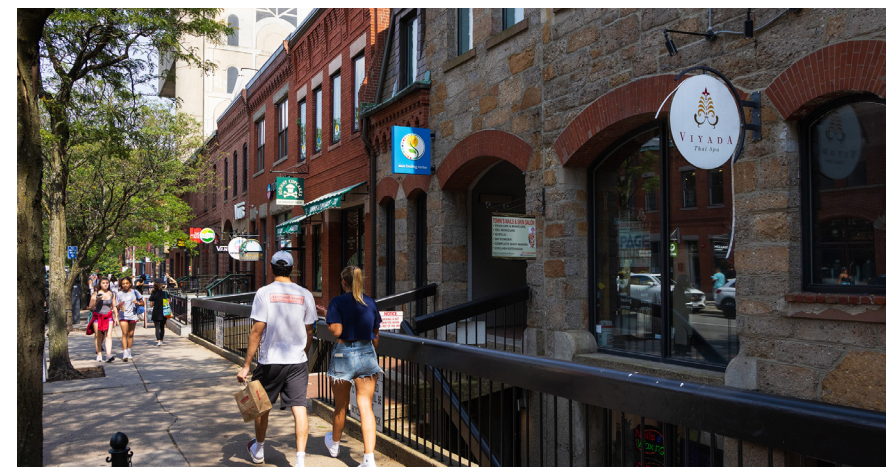
± 1,760 SF





# NEIGHBORHOOD

The Back Bay submarket is one of the most active retail areas in the city and consists mainly of two one-way streets, Boylston Street and Newbury Street along with two of Boston's only indoor malls – Prudential Center and Copley Place. The area continues to be the dominant retail area primarily due to the existing retail co-tenancy, high office density and occupancy, significant tourism draw, access to public transportation and strong residential population. Boylston Street continues to be a desirable location for food and beverage tenants, financial institutions and QSR concepts. Newbury Street continues to be the focus of new retail brands entering the market (apparel, jewelry, direct to consumer etc.) with central location of Clarendon and Exeter Streets being the most competitive. Over the past 12-18 months the vacancy rate has dropped significantly and the demand for space remains strong.







# FIND YOUR DISTRICT



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