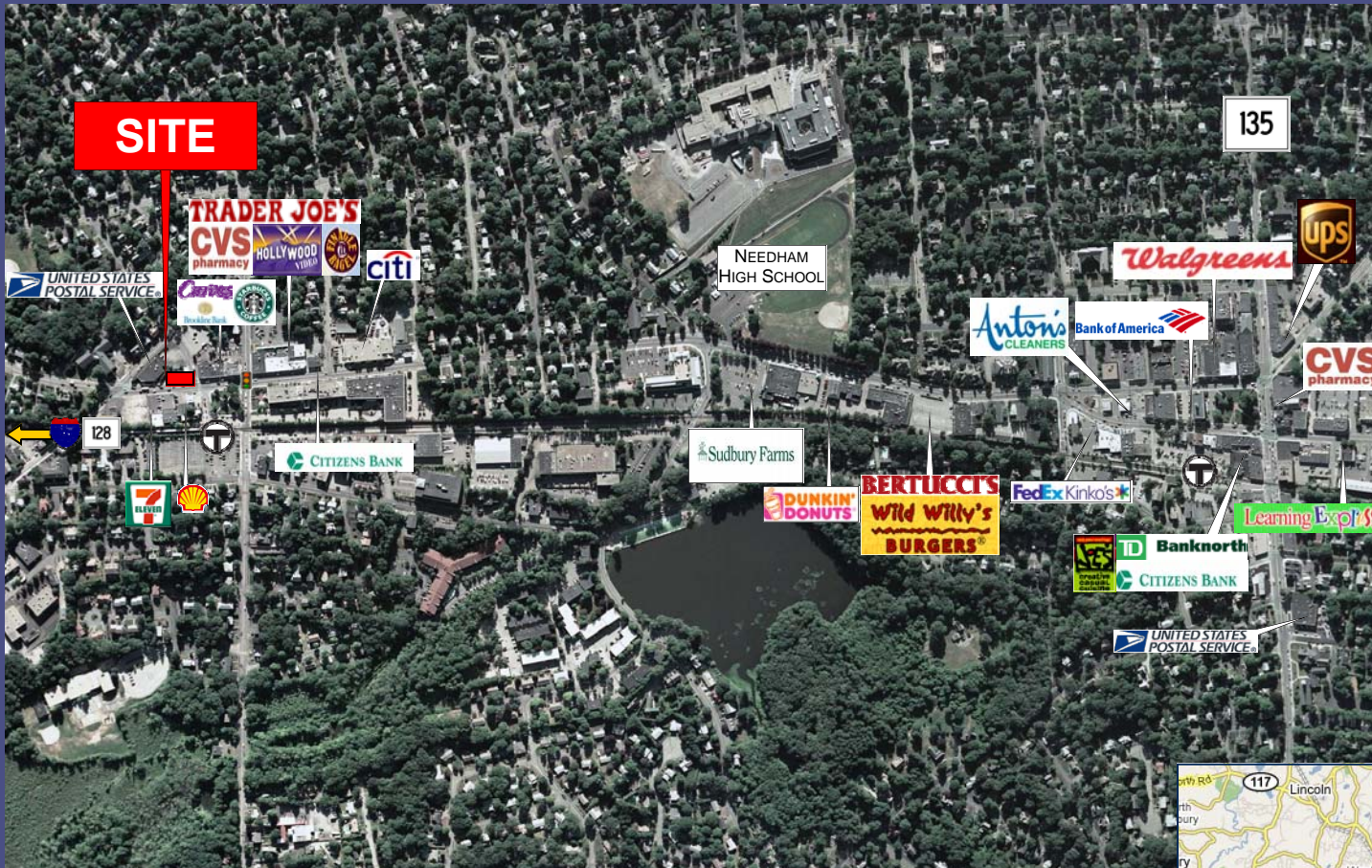


**RETAIL FOR LEASE**  
**1,260 ± SF**

**868 HIGHLAND AVENUE**  
*Needham Heights, Massachusetts*



**NEW CONSTRUCTION**  
**1,260 ± SF AVAILABLE**

- CONVENIENTLY LOCATED IN THE HEART OF THE NEEDHAM HEIGHTS BUSINESS DISTRICT WITH 25,200 + CARS PASSING BY DAILY
- LOCATED ACROSS THE ROAD FROM THE MBTA NEEDHAM COMMUTER RAIL LINE
- LOCAL RETAILERS INCLUDE: BROOKLINE BANK, TRADER JOE'S, FINAGLE A BAGEL, CVS PHARMACY, CITI BANK, CITIZENS BANK, STARBUCKS COFFEE CO., SUDBURY FARMS, 7-ELEVEN, BERTUCCI'S, WILD WILLY'S

**FOR MORE INFORMATION:**

**JIM CONVISER** [jim@conviserpg.com](mailto:jim@conviserpg.com) Mobile: (617) 839-0456

**CONVISER PROPERTY GROUP, INC.**

858 Washington Street, Suite 306, Dedham, MA 02026

Office: (781) 320-0600 Fax: (617) 663-6300 [www.conviserpg.com](http://www.conviserpg.com)

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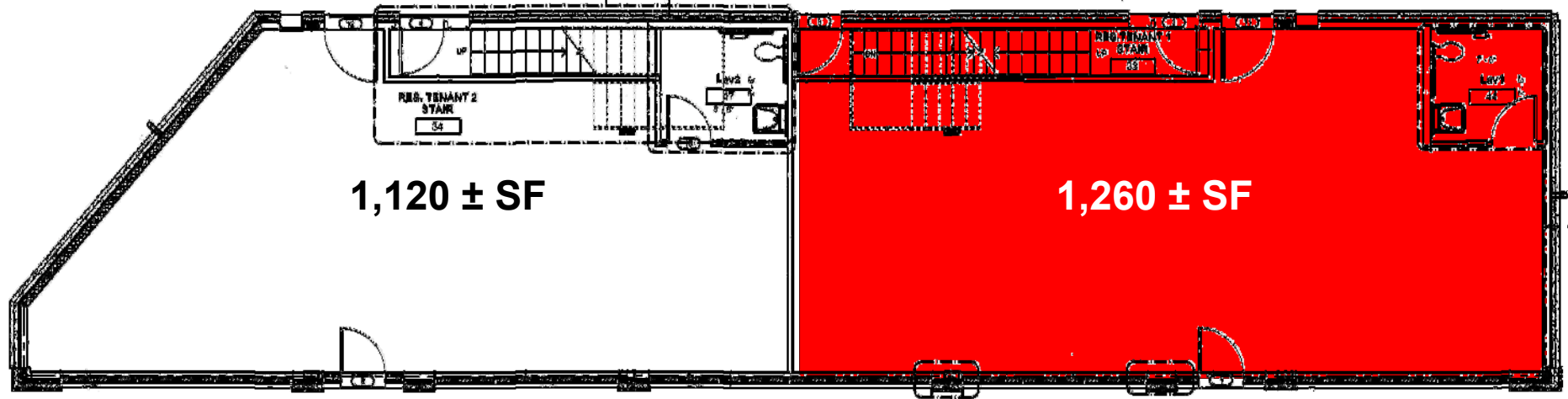


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FOR MORE  
INFORMATION:  
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Mobile: (617) 839-0456



### DEMOGRAPHIC INFORMATION:

	1 MILE	2 MILE	3 MILE
DAYTIME POP	10,425	33,587	52,752
MEDIAN HH INCOME	\$99,863	\$102,631	\$113,278
MEDIAN AGE	42.6	41.3	42.1
SOME COLLEGE %	82.8%	84.5%	85.8%

### PROJECT INFORMATION:

GLA:	2,370 ± SF
SPACE AVAILABLE:	1,260 ± SF
AVAILABILITY:	Fall 2008
PARKING:	11 Spaces in Rear & Street
TRAFFIC COUNTS:	25,200 Highland Ave (2005)