



422
BOYLSTON
STREET



RETAIL SPACE FOR LEASE

422 BOYLSTON STREET | BACK BAY | BOSTON, MA

The Availability.

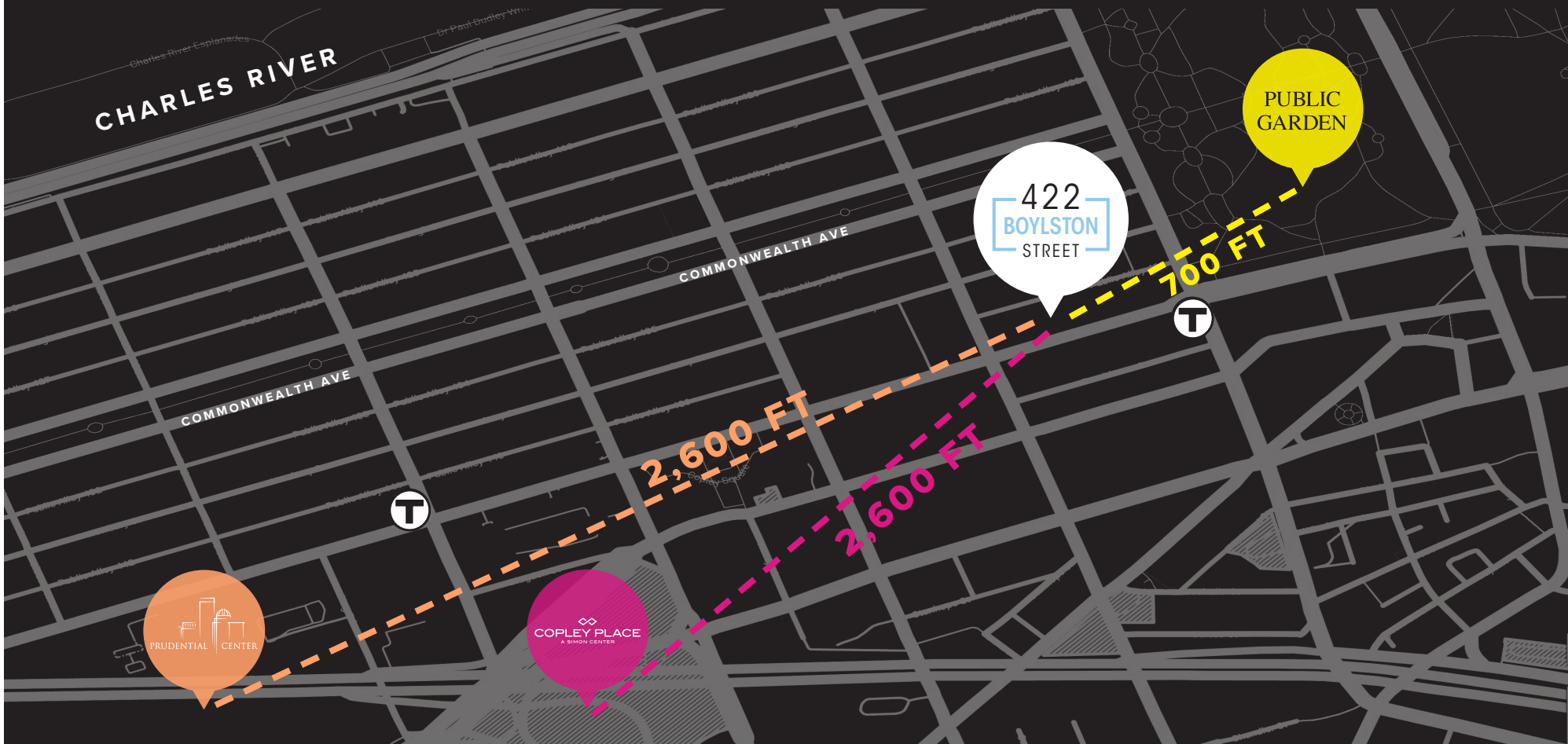
422 BOYLSTON STREET
 BACK BAY | BOSTON, MA

- GROUND FLOOR: 2,746 SF
- LOWER LEVEL: 2,500 SF
- AVAILABLE: IMMEDIATELY

TRADE AREA OF POTENTIAL MARKET

| | 10 Minute Walk | 15 Minute Walk | 30 Minute Walk |
|--------------------|----------------|----------------|----------------|
| HH Median Income | \$136,489 | \$141,913 | \$121,466 |
| Population | 2,268 | 12,346 | 73,955 |
| Median Age (Years) | 50 | 35 | 36 |

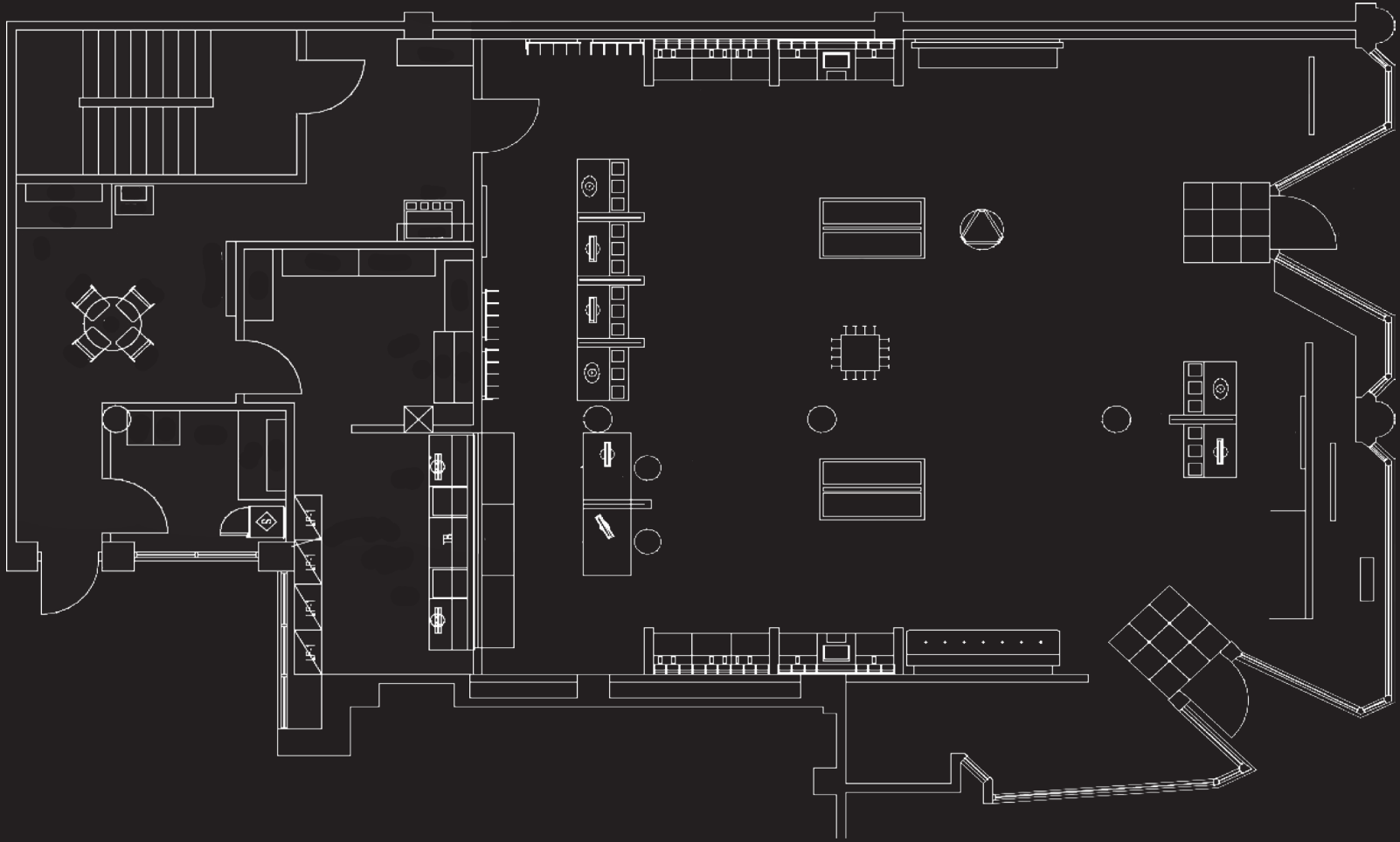
8,709 CARS PER DAY ON BOYLSTON STREET



The Floor Plan.



2,746 SF



The Neighborhood.



THE BERKELEY BUILDING at 420 Boylston Street is an award-winning Historic Restoration owned and managed by A.W. Perry. 416 Boylston is a prime retail location at the corner of Berkeley and Boylston Streets. Experience immediate access to the B, C, D, and E Green Line at Arlington Station, Copley Square, The Boston Public Garden, Newbury Street, Commuter Rail at Back Bay Station and I-90.





The Numbers.

STRONG MIX OF LOCAL, REGIONAL, & TOURIST CUSTOMERS



3

**T STATIONS
WITHIN
.4 MILES**



124

**AVERAGE
DWELL TIME
(MINUTES)**



175,800

**DAILY
VISITS**



\$177,685

**MEDIAN HOUSEHOLD
INCOME
(6-MIN WALK)**



99

**NEIGHBORHOOD
WALK SCORE**



494,800

**UNIQUE VISITS
IN 2023**



1.98

**VISIT FREQUENCY
(PER PERSON)**



498

**HOUSEHOLDS IN
TRADE AREA
(6-MIN WALK)**

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