

COWESETT CORNERS

300 QUAKER LANE | WARWICK, RI 02886

AVAILABLE 946 SF - 4,000 SF

ANCHORED BY

petco

STOP & SHOP

five BELOW

MATTRESS FIRM

PROPERTY INFORMATION

- High-volume Stop & Shop anchored shopping center
- In excess of 50,000 cars per day combined along Route 2 and Cowesett Road
- Available pad with opportunity for a drive-thru lane
- Endcap second-generation restaurant space available
- 967 Parking Spots

SPACE DETAILS

- Available 946 sf - 4,000 sf.

AREA DEMOGRAPHICS

2025 DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
POPULATION	7,590	64,592	129,446
MEDIAN HH INC	\$72,503	\$95,199	\$99,758
AVERAGE HH INC	\$101,390	\$117,642	\$125,967



www.CharterRealty.com

FOR MORE INFORMATION CONTACT:

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#	Tenant	Sq. Ft.
A-1	Five Guys Burgers & Fries	2,627
B-1	Available	1,893
B-2	Five Below	7,902
B-3	Petco	13,756
C-2/3/4	Oak Street Health	8,333
C-5/6	U.S. Armed Forces Career Center	5,517
C-7	Blue Cross Blue Shield	2,828

C-8	Sally Beauty	1,746
C-9	Available	1,701
C-10	Lease Out	1,539
C-11	Tropical Smoothie Cafe	1,620
C-12	Stop & Shop	61,567
C-15	Miracle Ear	1,334
C-16	Available	2,000
C-17	Game Stop	2,000

C-18	Hi Nails	1,595
C-19	The Honeybaked Ham Co.	2,475
G-1	Applebee's	5,599
E-21	Mattress Firm	6,849
F-1	Available - Drive Through Pad	4,000
E-23/24	New Asia House	4,355
E-25	Available	946
E-26	Available	976

E-27	Available	990
E-28	Available	990
E-29	Available	980
E-29	Available	980
E-30	Super Stop & Shop Fuel	4,165



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TRADE AREA DEMOGRAPHICS

1 MILE RADIUS:



Total Population: **7,590**

Households: **3,697**

Daytime Population: **7,263**

Median Age: **43.2**



Average Household Income: **\$101,390**

Median Household Income: **\$72,503**

3 MILE RADIUS:



Total Population: **64,592**

Households: **28,797**

Daytime Population: **52,047**

Median Age: **41.6**



Average Household Income: **\$117,642**

Median Household Income: **\$95,199**

5 MILE RADIUS:



Total Population: **129,446**

Households: **54,888**

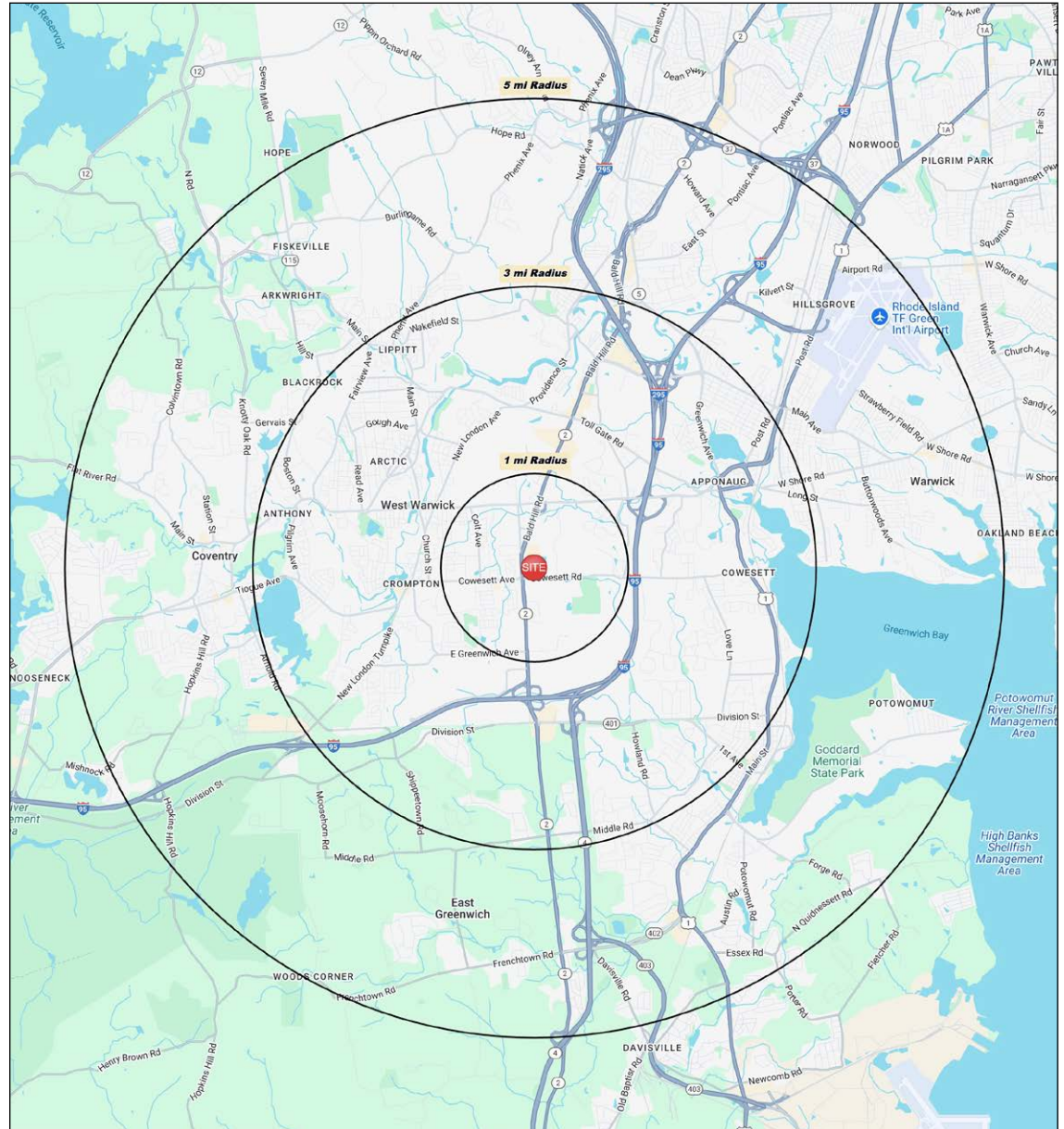
Daytime Population: **110,782**

Median Age: **42.8**



Average Household Income: **\$125,967**

Median Household Income: **\$99,758**



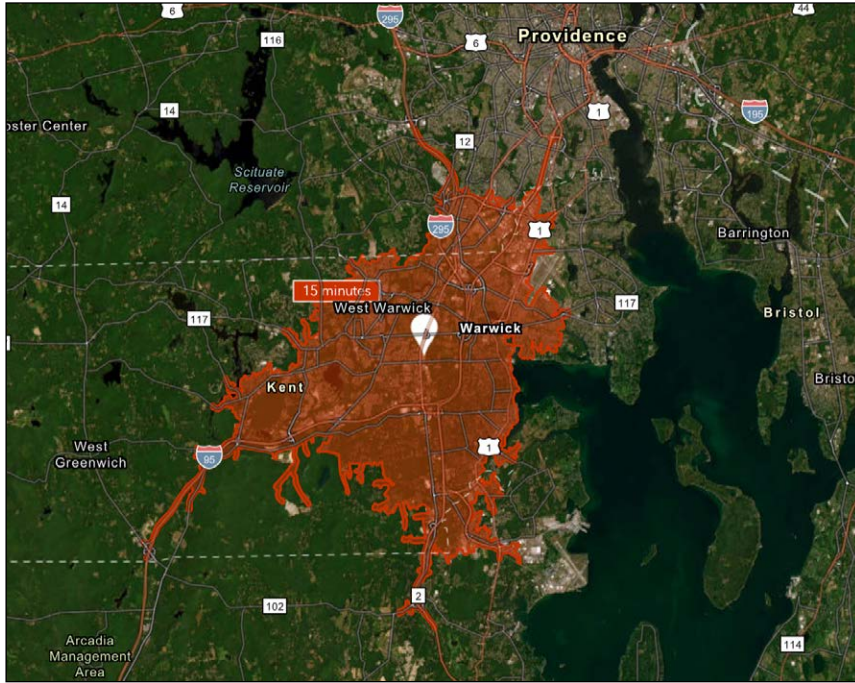
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15 MINUTE DRIVE TIME



KEY FACTS

113,663

Population

44.0

Median Age

\$85,192

Median Household Income

129,604

Daytime Population

TAPESTRY SEGMENTS

Parks & Rec <i>17,371 Households</i>	Retirement Communities <i>3,779 Households</i>	Front Porches <i>3,114 Households</i>
Socioeconomic Traits More than half of the population is college educated. This is a financially shrewd market with a diverse workforce.	Socioeconomic Traits A combination of single-family homes and independent living with apartments, assisted living, and continuous care nursing facilities. Frugal, they pay close attention to finances.	Socioeconomic Traits Composed of a blue-collar workforce with a strong labor force participation rate.
Household Types Married couples, approaching retirement age.	Household Types Small household size; many residents have outlived their partners and live alone.	Household Types Young families w/ children, single parent families, singles living alone.
Typical Housing Single Family	Typical Housing Multiunits; Single Family	Typical Housing Single Family; Multi-units

TOTAL RETAIL SALES

Includes F&B



\$1,290,402,281

EDUCATION

Bachelor's Degree or Higher



37%

OWNER OCCUPIED HOME VALUE

Average



\$479,028

ANNUAL HOUSEHOLD SPENDING

\$3,744

Eating Out

\$2,441

Apparel & Services

\$6,975

Groceries

\$282

Computer & Hardware

\$8,010

Health Care



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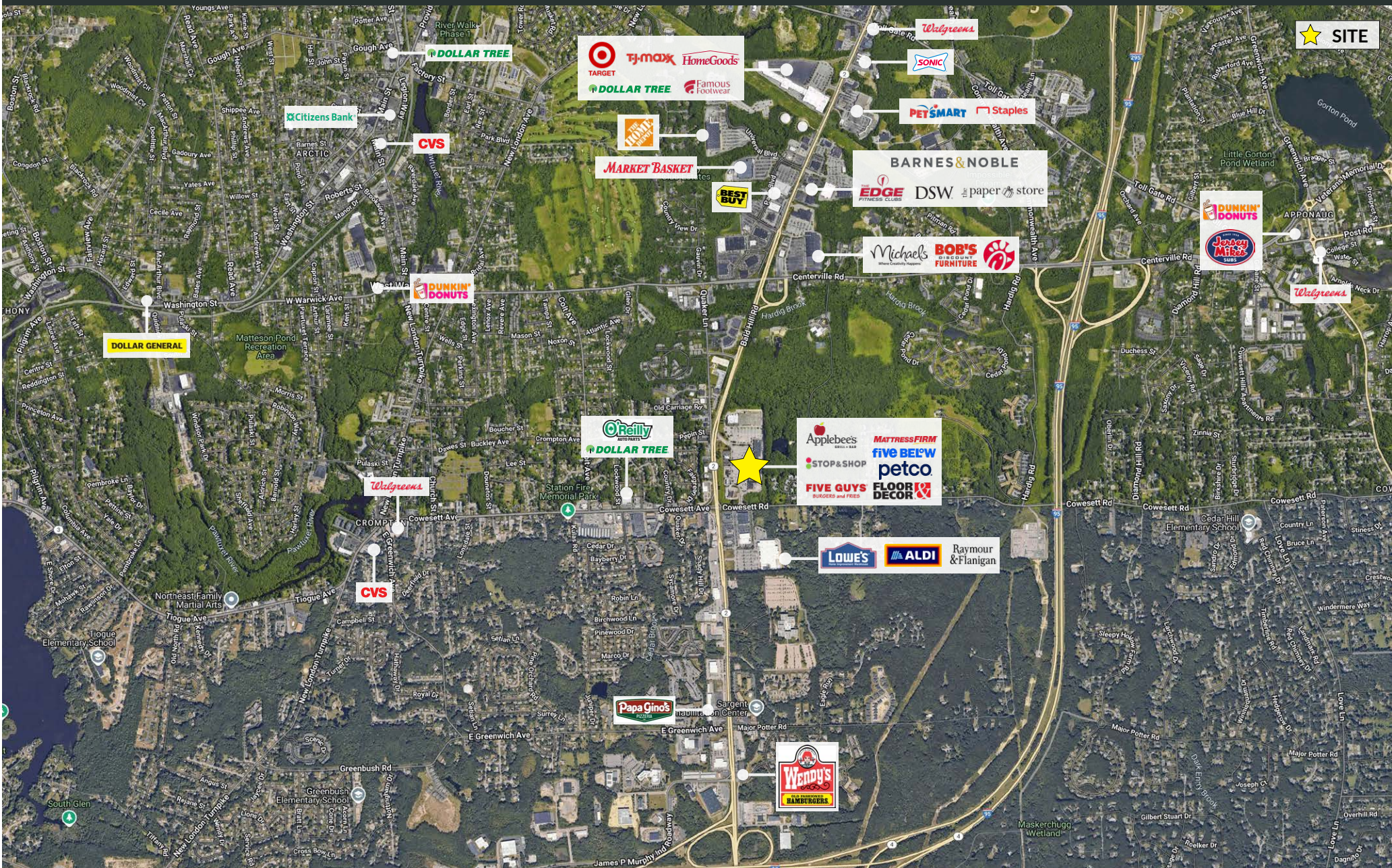
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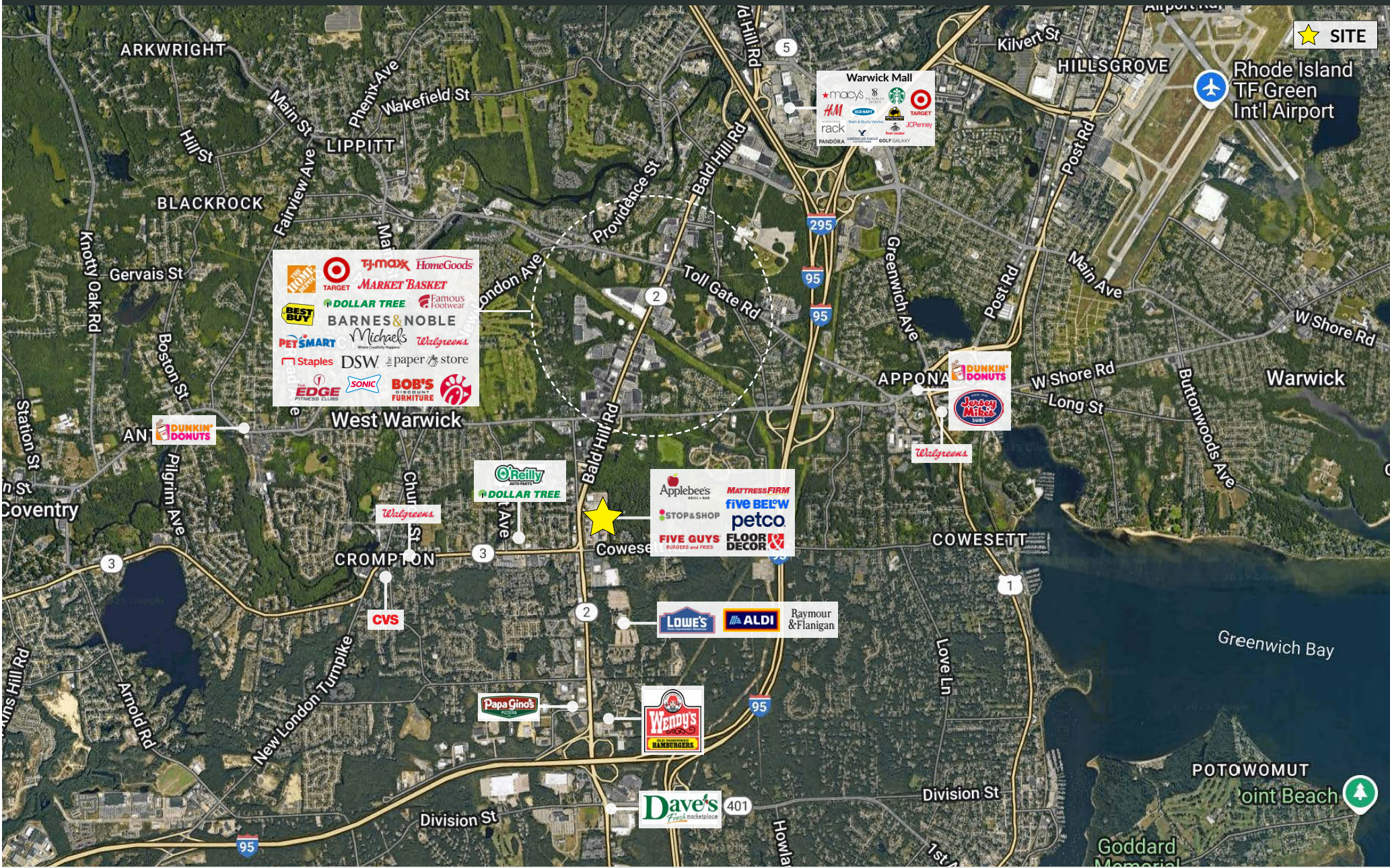
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