



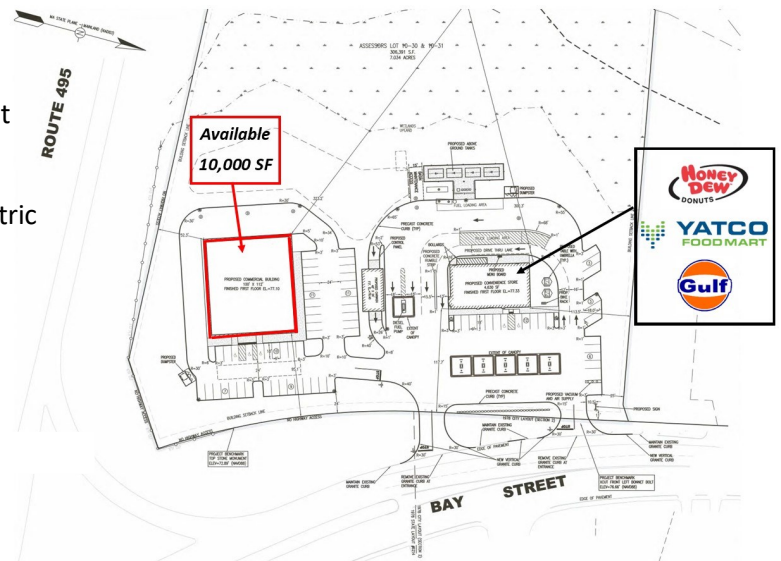
# FOR LEASE

Taunton MA at I-495, Exit 25 (2318 & 0 Bay Rd)  
 New Construction Retail Space or Pad Lease  
 Free Standing 10,000 SF Dividable w/ Flexible Concept

## Join Yatco Gas/Convenience Center & Honey Dew Donuts

- Possible Drive-thrus for QSR or Bank
- Up to 10,000 SF Dividable Pad Lease or Build-To-Suit
- Timing: Construction Commencement May, 2023
- Expandability: Potential for 2nd story of 10,000 SF
- Utilities: Municipal Sewer, Water, Natural Gas, Electric
- Delivery: Autumn 2023
- Traffic:
  - I-495: 78,280 ADT
- Demographics:

	1 Mile	3 Miles	5 Miles
Population	2,489	15,538	64,984
Med. HH Income	\$84,054	\$82,094	\$76,765



### CONTACT US:

Dustin Burke  
 508-735-6378  
[dusty@acreco.com](mailto:dusty@acreco.com)

Joe Evans  
 508-397-7937  
[joe@acreco.com](mailto:joe@acreco.com)

Dusty Burke III  
 508-735-5976  
[dusty3@acreco.com](mailto:dusty3@acreco.com)