



FOR LEASE
100 Clifford Street
 Providence, RI 02903

Up to 19,593 SF Ground Level Retail
Lease Rate: Upon Request

Property Highlights

- 19,593 SF Retail
- Heart of the fast-growing Innovation District
- Excellent access from both routes I-95, I-195 and the entire region.
- Close-proximity to Johnson and Wales, Brown University, RI School of Design and the University of RI / RI College School of Nursing
- Great visibility and adjacent to the new 1,250 parking spaces at the Garrahy Garage

Traffic

Point St. Bridge	19,000 vpd
Route 95	168,700 vpd
Eddy St. & Point St.	20,000 vpd

Demographics	1 mi radius	3 mi radius	5 mi radius
Population	30,278	222,417	416,809
Households	11,107	84,489	168,889
Population Median Age	29.1	32.5	36.3
5 Yr Pop Growth (Total%)	2.0%	2.2%	1.6%

5 Mile Information		
		
248,544	\$56,465	19,502
Employees	Median Income	Businesses



For more information, please contact:

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HAYES & SHERRY
REAL ESTATE SERVICES

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