



REGION

**880 BOSTON ROAD
SPRINGFIELD, MA 01119**

SALE PACKAGE

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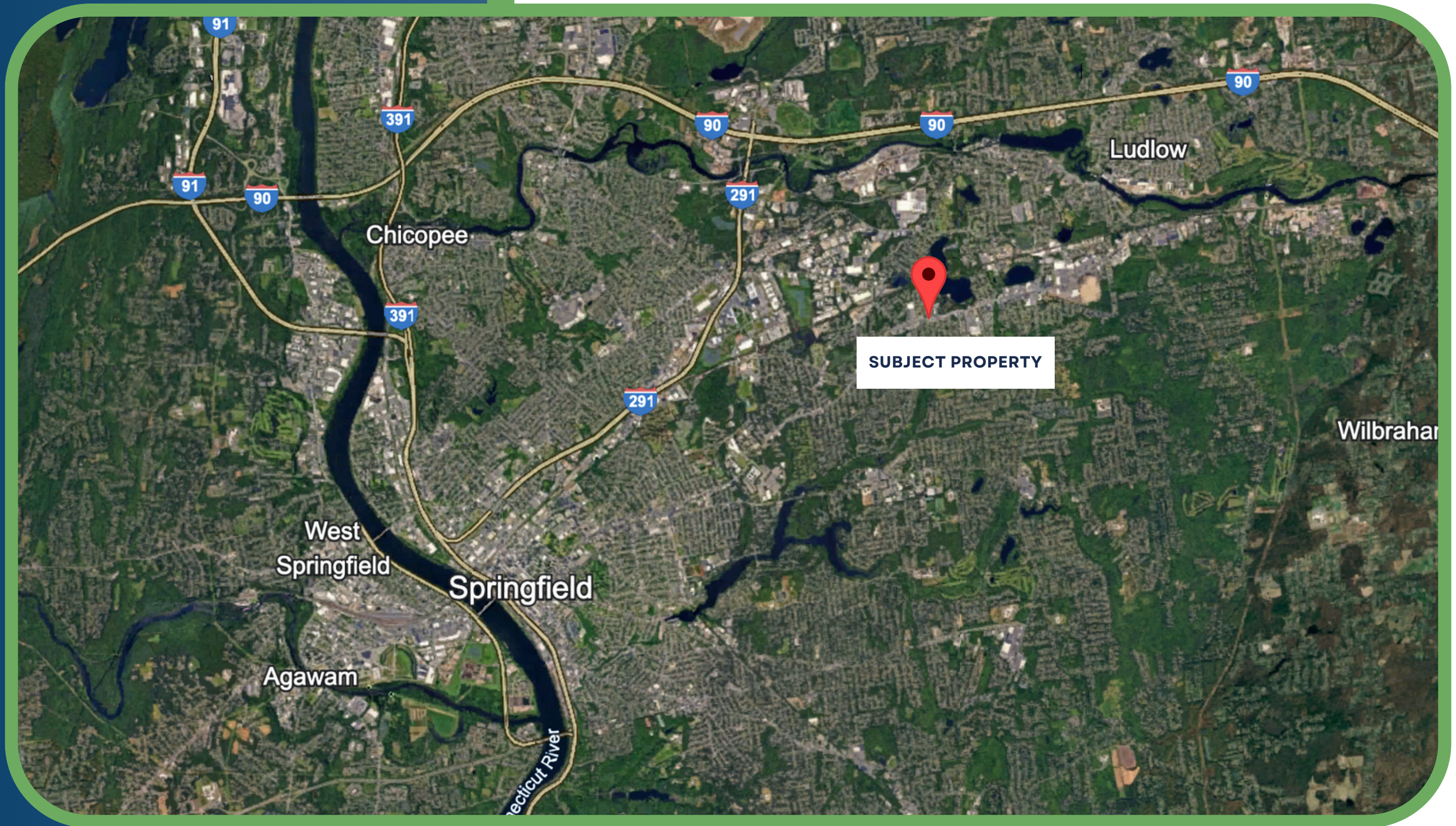


PROPERTY OVERVIEW

Region Commercial is pleased to offer on an exclusive basis, 880 Boston Road, Springfield, MA, available for sale. The property, is situated on roughly 0.49 acres and is approximately 3,210 square feet.

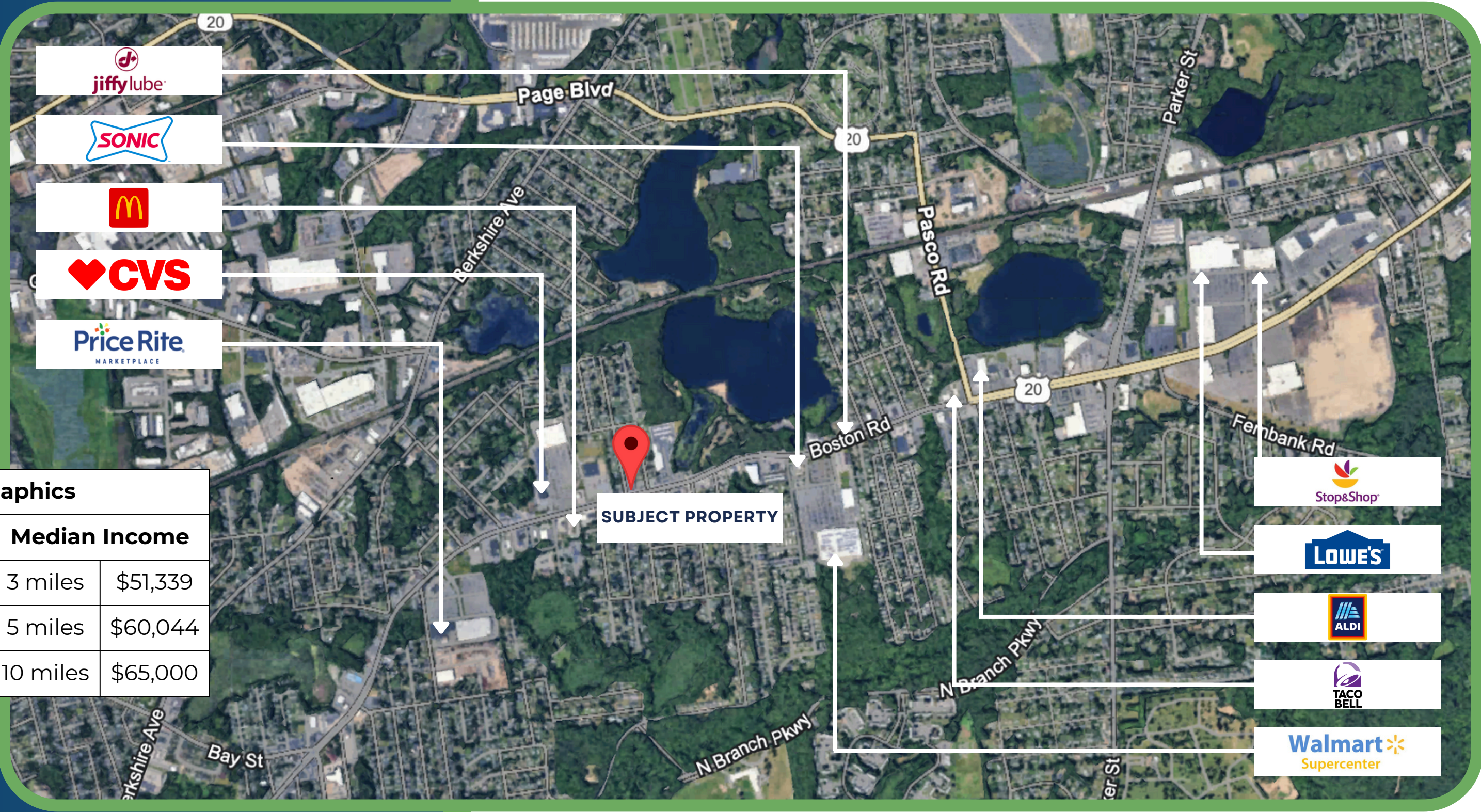
Located along Boston Road (Route 20), one of Springfield's primary commercial corridors, the property offers excellent visibility and access in a high-traffic retail area. It is positioned close to major national retailers, shopping centers, restaurants, and service businesses, supporting strong daily traffic volume.

The site provides convenient connectivity to Interstate 291 and Interstate 90 (Mass Pike), offering regional access to Chicopee, Ludlow, and the greater Springfield area.



REGIONAL MAP

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Demographics			
Population		Median Income	
3 miles	135,000	3 miles	\$51,339
5 miles	234,481	5 miles	\$60,044
10 miles	300,000	10 miles	\$65,000

AREA MAP

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SITE MAP



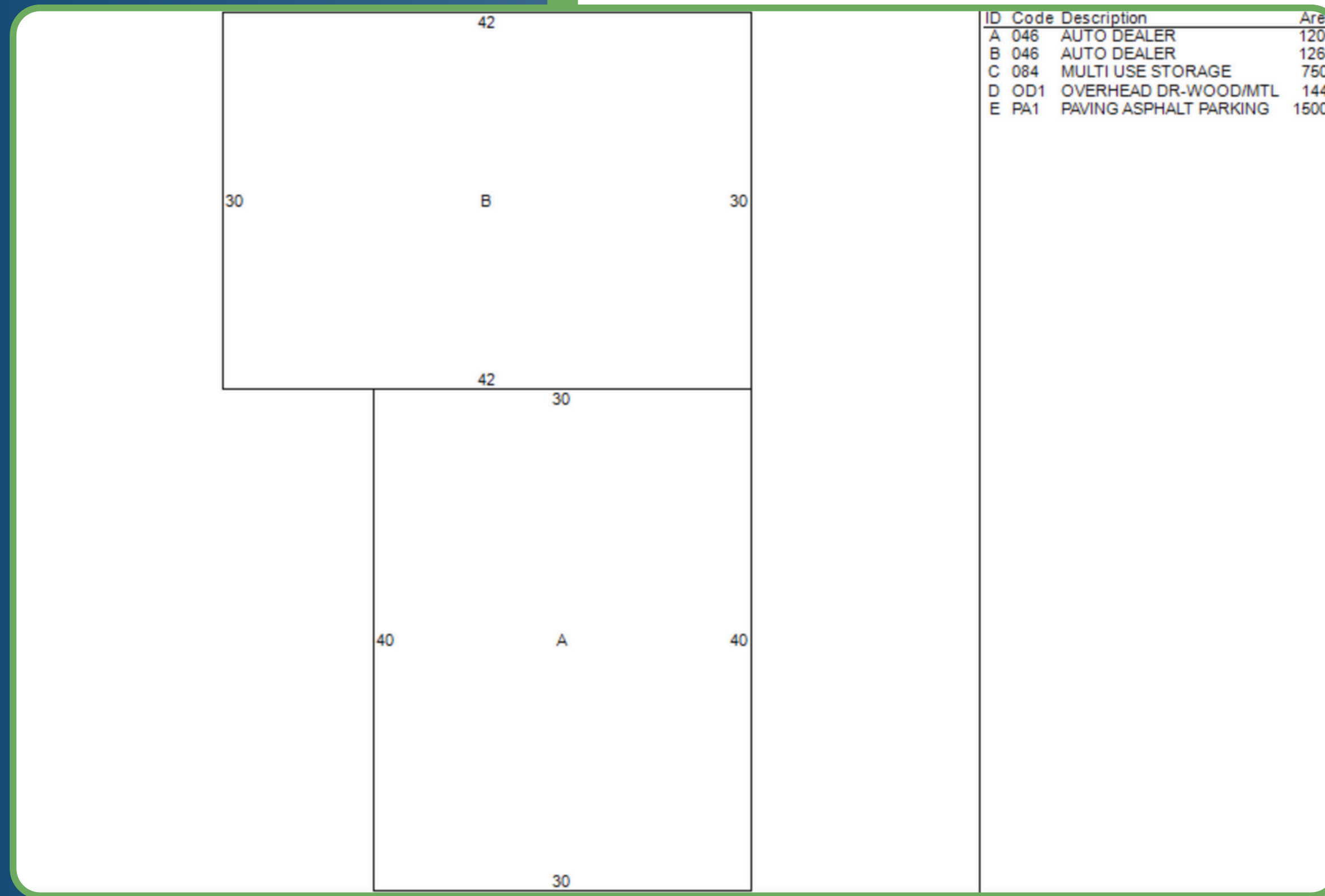
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BUILDING & SITE DETAILS

Square Footage	3,210 SF
Taxes	\$18,972.41
Stories	2
Foundation	Cement
Roof	Asphalt Shingles
Roof Age	15 years old
Year Built	2004
Parking	50+
Land Area	0.49 Acres
Bathrooms	2

Frontage	52'
Internet/Phone	Comcast
Basement	Yes - Unfinished
Ceiling Height	Varies 8'-12'
Sprinklers	No
Water & Sewer	Municipal
Gas Provider	Columbia
Electric Provider	Eversource
Heat	Gas
AC	Central
Zoning	B2

FLOOR PLAN



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