

Newburyport
Massachusetts

Newburyport

PROJECT DETAILS

Project Type:

Mixed Use

GLA:

116,731 SF

Address:

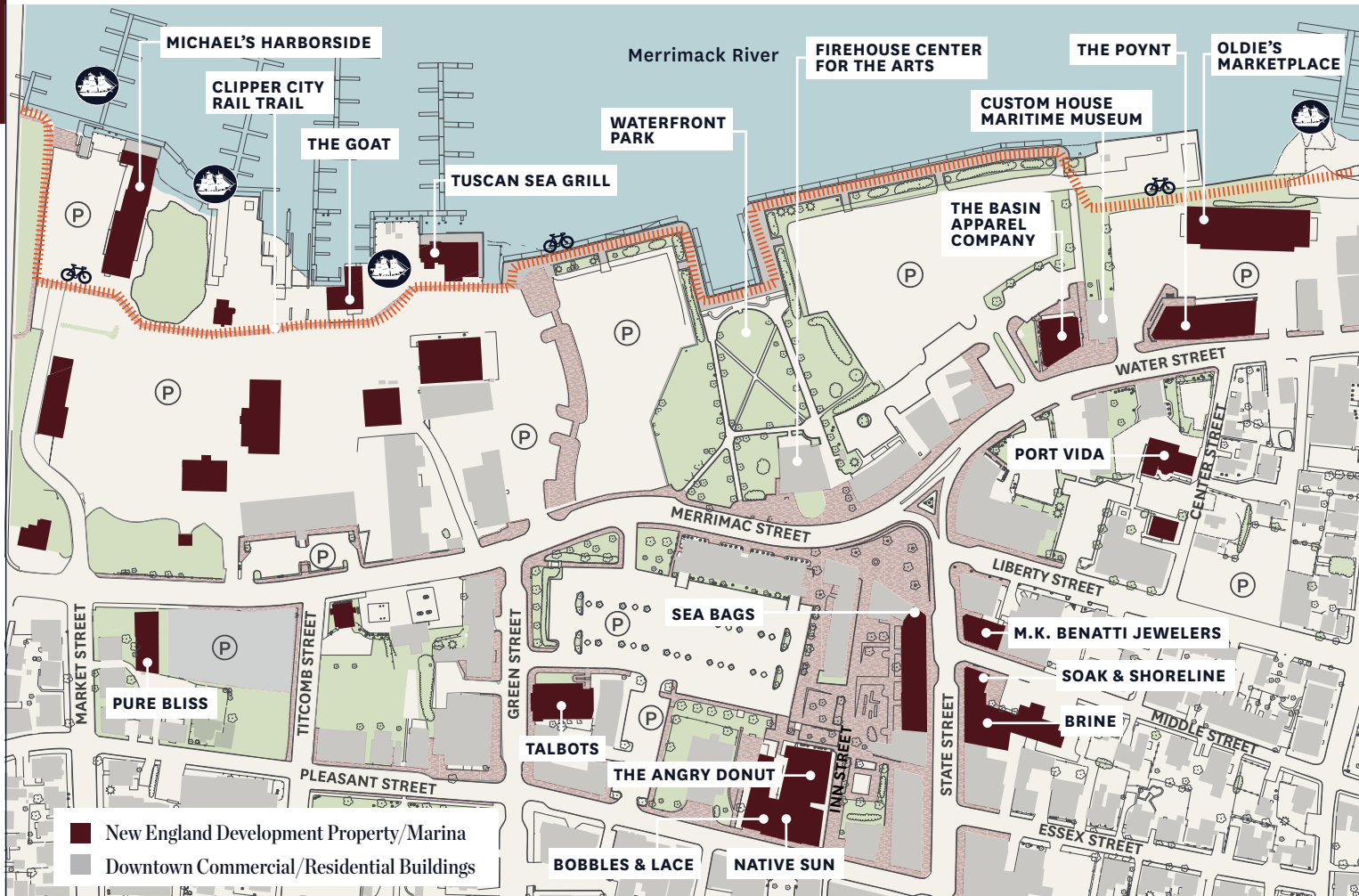
54 Inn Street
Newburyport
Massachusetts 01950

KEY TENANTS

Michael's Harborside,
The Goat, BRINE Oyster Bar,
Tuscan Sea Grill, The Poynt,
Talbots, M.K. Benatti Jewelers,
Baran & Co, Soak & Shoreline,
Native Sun



Location & Access



RETAIL OPPORTUNITIES IN A VIBRANT DOWNTOWN

Newburyport

Newburyport's vibrant waterside setting offers some of New England's best fishing, boating, dining, and shopping.

Located 35 miles north of Boston, Newburyport is just minutes from I-95, I-495 and Route 1 and easily accessible for both Massachusetts and New Hampshire residents. MBTA access is also available via Commuter Rail service.

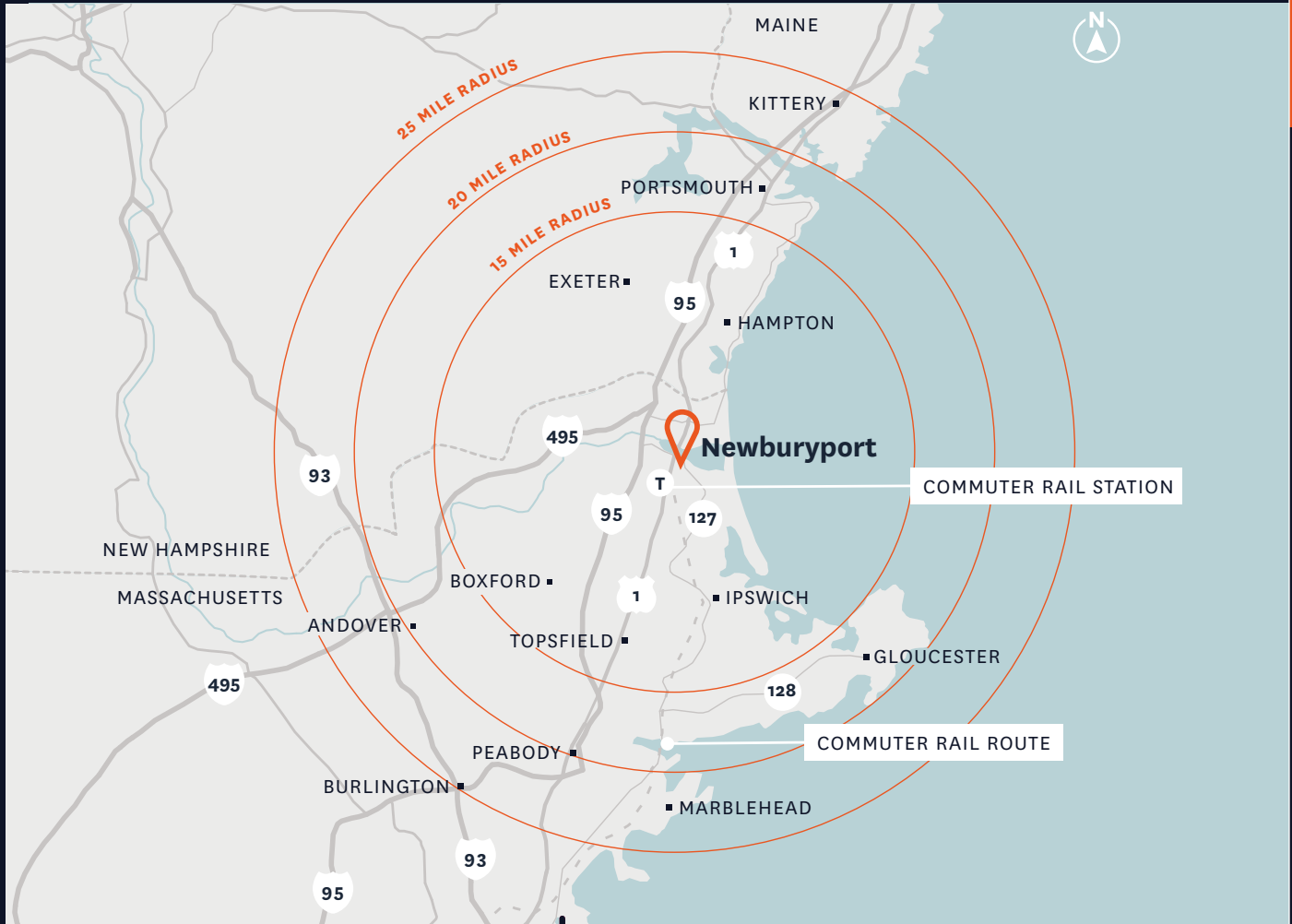
As one of Newburyport's leading property owners and property managers, Newburyport Development owns more than 50 prime retail locations throughout downtown Newburyport, over 60 offices, 34 residential units, Michael's Harborside restaurant and four marinas.

The Newburyport Development portfolio includes Lively Kids, Best of British, Talbots, M.K. Benatti Jewelers, SOAK & Shoreline and many more. Dining selections feature Michael's Harborside, Tuscan Sea Grill & Bar, BRINE Oyster Bar, The Poynt, Port Vida, The Angry Donut and The Goat.

LOCATION

- » Numerous festivals fill the city with consumers year-round. These include, Newburyport Art Festival, Art Walks, Yankee Homecoming, Invitation Nights and more
- » Ideally located in a desirable suburb with plenty of parking and commuter rail access to nearby Boston's North Station
- » New England Development has 50 of the prime retail locations in the Downtown area
- » Nearby beaches, some of Massachusetts' best, draw thousands of visitors to the area each year

Trade Area & Demographics



2025 Trade Area Demographics

	15 MILE	20 MILES	25 MILES
Estimated Population	321,523	802,104	1.32 M
Estimated Households	130,574	318,587	514,968
Average Household Income	\$163,542	\$153,950	\$153,120
Daytime Population	209,986	594,621	946,932



1 hour

Train ride to Boston's North Station



13,167

People work in the city of Newburyport



1.32 Million

People live within 25 miles of Newburyport

Strong Retail, Residential, Office & Tourism Markets

- » The city of Newburyport has more than 19,000 year-round residents.
- » Annual visitors exceed 500,000 and add to the strong, year-round customer base.
- » The marinas in Newburyport, with more than 1,500 slips in total, draw yachts and boaters from along the East Coast and beyond.
- » Massachusetts Audubon's wildlife sanctuary, Joppa Flats Education Center, Parker River National Wildlife Refuge, and the Plum Island Estuary attract thousands of visitors every year.

