

INDUSTRIAL PROPERTY FOR SALE



M1 ZONED FOR COMPASSION AND CULTIVATION CENTER

52 River Ave, Providence, RI 02908

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EXECUTIVE SUMMARY



LOCATION DESCRIPTION

Located off Valley Street in Providence near I-95 and Route 10. In close proximity to Eagle Square, Atwells Avenue and Providence Place Mall in the Valley Neighborhood of Providence.

PROPERTY DESCRIPTION

Rare opportunity. Commercial building zoned M1 in Providence. M1 zoning allows for a compassion and cultivation center for Medical Marijuana use. 5,500 sf concrete block building with lower level and loading door in rear. Onsite parking for 8-10 vehicles.

OFFERING SUMMARY

Sale Price:	\$495,000
Building Size:	5,548 SF
Lot Size:	0.25 Acres
Zoning:	M1
Taxes:	\$9,234

PROPERTY HIGHLIGHTS

- Zoned M1 which allows for MMD and Cultivation
- Parking for 8-10 vehicles
- Good amount of space and rooms inside offering flexibility
- Loading Door

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