

One Canal

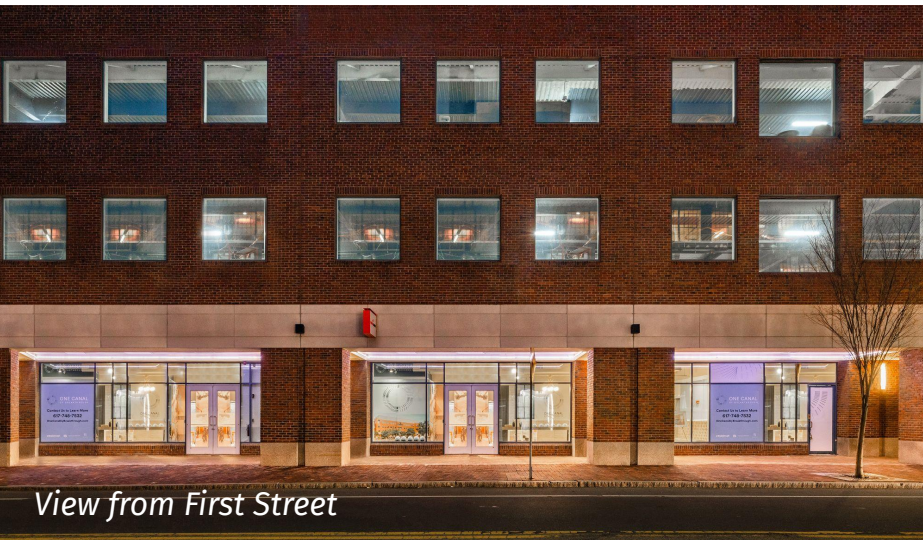
Turn-Key Retail & Restaurant Opportunities



The Opportunity

Everstreet (WBE), in partnership with Tishman Speyer and Breakthrough Properties, seeks retail and restaurant operators to activate **2 street level storefronts** at **One Canal in Cambridge, MA**.

The storefronts are located on First St., a **24/7 corridor** that has attracted significant residential, lab / life science and retail development in recent years. This development combined with "most desirable" ratings for walking, biking and transit make East Cambridge one of the **region's most in-demand** neighborhoods.



Space A

2,082 SF, (+/-) fully built-out, 2nd generation restaurant space with access to outdoor seating.

Space B

1,982 SF (+/-) turn-key, 2nd generation space, including full kitchen equipment, with access to outdoor seating.

The Neighborhood

*within 1 mile radius
** within 1/2 mile radius

East Cambridge Statistics*



Population: 41,445



Households: 16,116



Median Family Income: \$102,683



Annual Retail & Restaurant Spending: **\$245,092,569



Daily Lechmere MBTA Ridership: 2,844

The development team seeks a diverse and unique mix of food & beverage tenants to enhance the experience of those in the building and the neighborhood.



2,082 SF, (+/-) fully built-out, 2nd generation restaurant space with access to outdoor seating.

32'2" on First St.
29'9" on Canal Park
(61'11" total frontage)

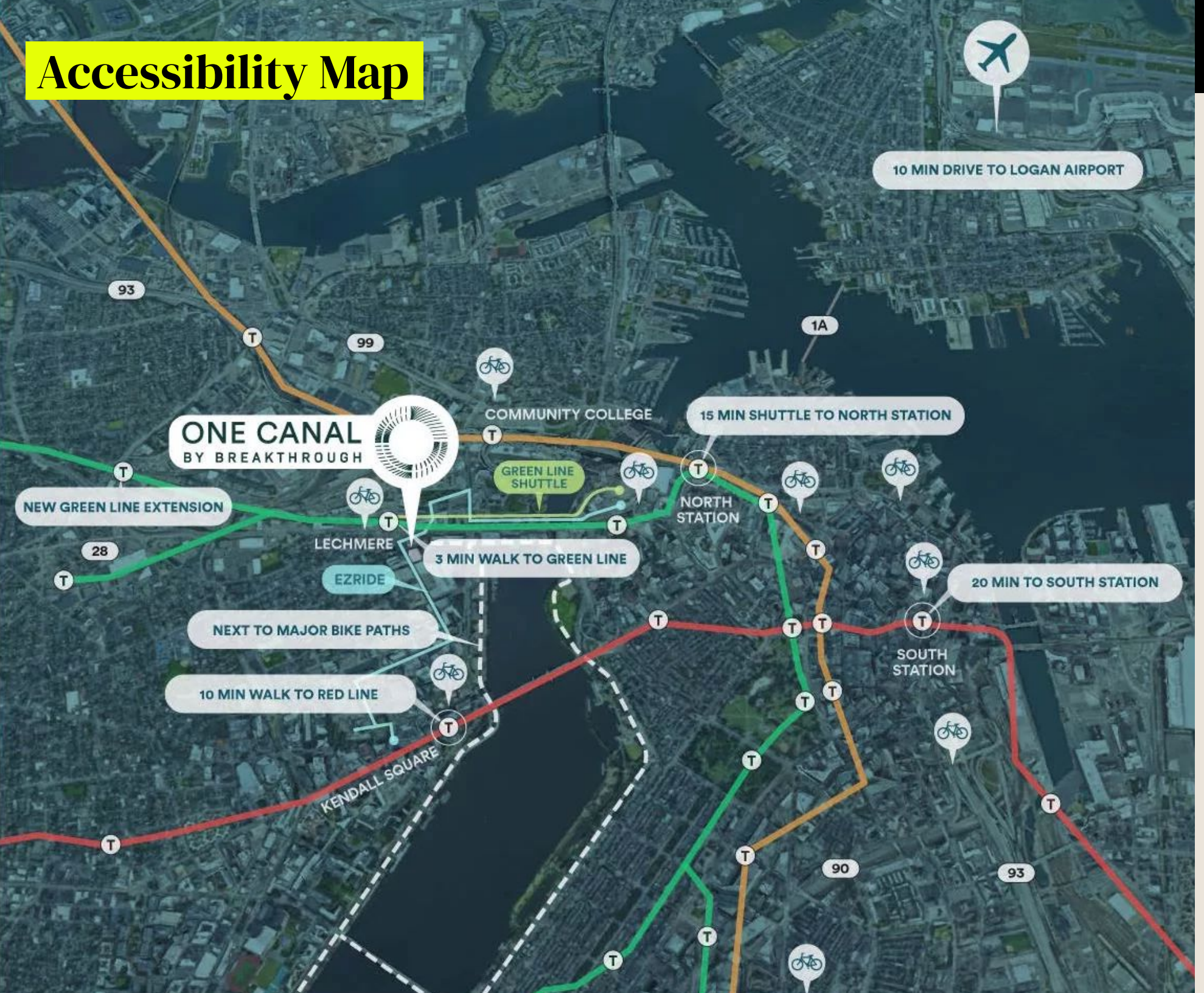
16'8" floor to deck

1,982 SF (+/-) turn-key, 2nd generation space, including full kitchen equipment, with access to outdoor seating.

47'10" on First St.

16'8" floor to deck

Accessibility Map



Area Map



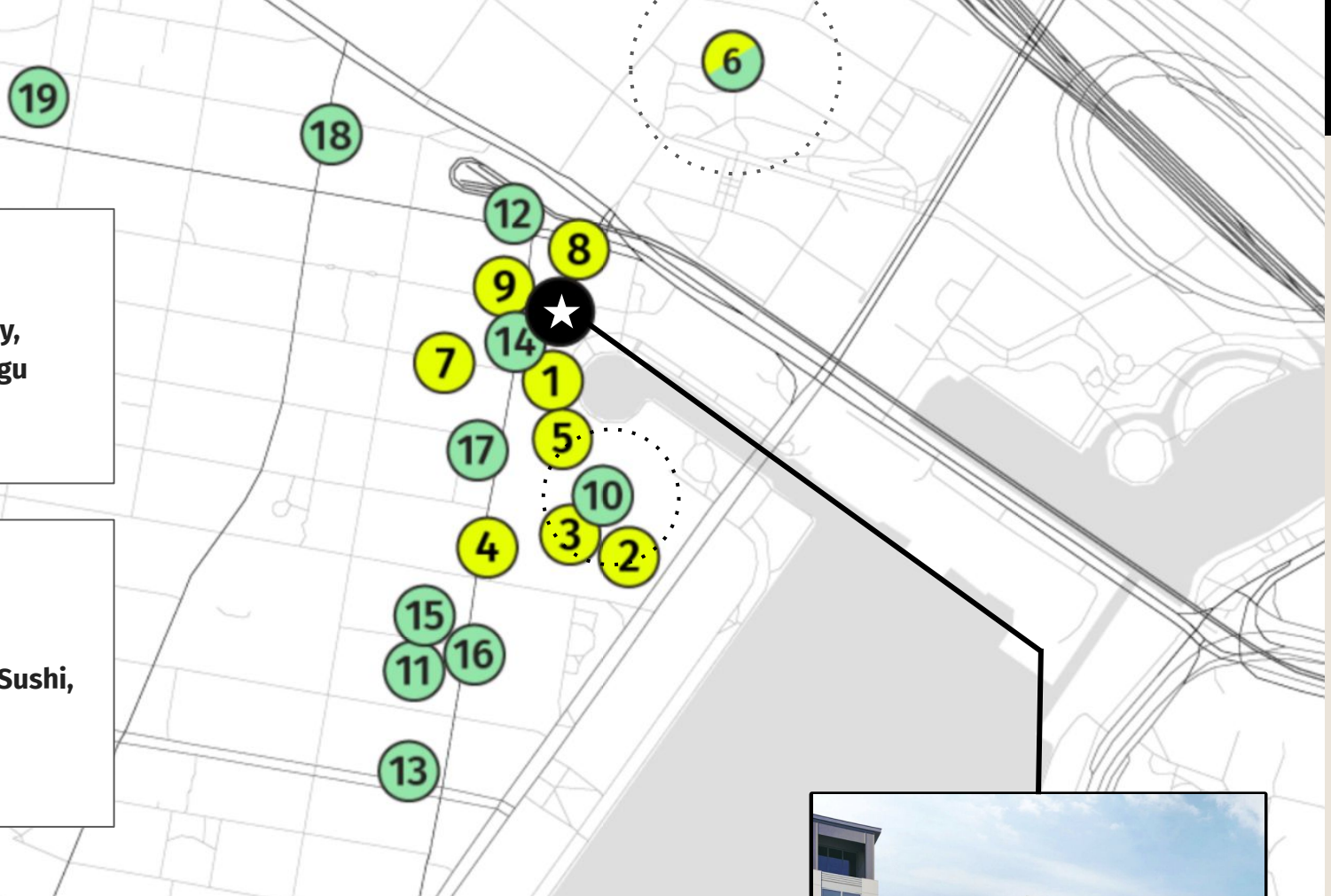
Central Square

Whole Foods, Little Donkey,
Naco Taco, Target, CVS, Pagu



Kendall Square

Area Four Pizza, Catalyst,
Sweetgreen, Shybird, Fuji Sushi,
Tatte



Area Developments

1. **60 First St.** | Lab + Office, 195,000 SF
2. **20 CambridgeSide Place** | Lab + Office, 360,000 SF
3. **100 CambridgeSide Place** | Lab + Office, 162,000 SF
4. **150 CambridgeSide Place** | Residential, 160 Units
5. **80 & 90 First St.** | 485,000 SF
6. **Cambridge Crossing** | 4.5 M SF of office, lab, residential and retail, approx 9000 employees + 820 apartment units
7. **First Street Garage** | planned 10,000 SF indoor farmers market, 1100 parking spaces
8. **Two Canal Park** | 205,000 SF, occupied by Hubspot approx 1000 employees
9. **25 First St.** | 240,000 SF, occupied by Hubspot, 1000 employees

Area Retail / Restaurants

6. **Cambridge Crossing** | REI, Tatte, Cafe Beatrice, Lamplighter Brewing Co, Geppetto, Bon Me
10. **CambridgeSide Galleria** | Apple, Sephora, Vans, SuperDry, Old Navy, TJ Maxx
11. **Toscanini's**
12. **Citizens Bank**
13. **Lily P's**
14. **Blaze Pizza**
15. **The Helmand**
16. **Boca Grande**
17. **USPS**
18. **CVS**
19. **Curio Coffee**



ONE CANAL
BY BREAKTHROUGH

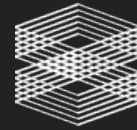


EVERSTREET

**The Boston area's
woman-owned retail
real estate firm.**

**Promoting minority
+ women-owned
businesses.**

**Creating places for
everyone via planning
+ activation strategies.**



TISHMAN SPEYER

Tishman Speyer is a global real estate company with roots in a family business dating back more than 100 years, and is one of the leading owners, developers, operators, and investment managers of first class real estate in the world. Tishman Speyer has had a local presence in the Greater Boston market for over 25 years.



Breakthrough Properties is a life science real estate development company that leverages cross-sector collaboration to deliver environments that foster innovation and scientific breakthroughs. We have combined Tishman Speyer's decades of global real estate experience with Bellco Capital's industry-making biotechnology entrepreneurship to be a home for scientific discovery and innovation because we understand what scientists do, how they do it, and why they do it.



Get in Touch

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