

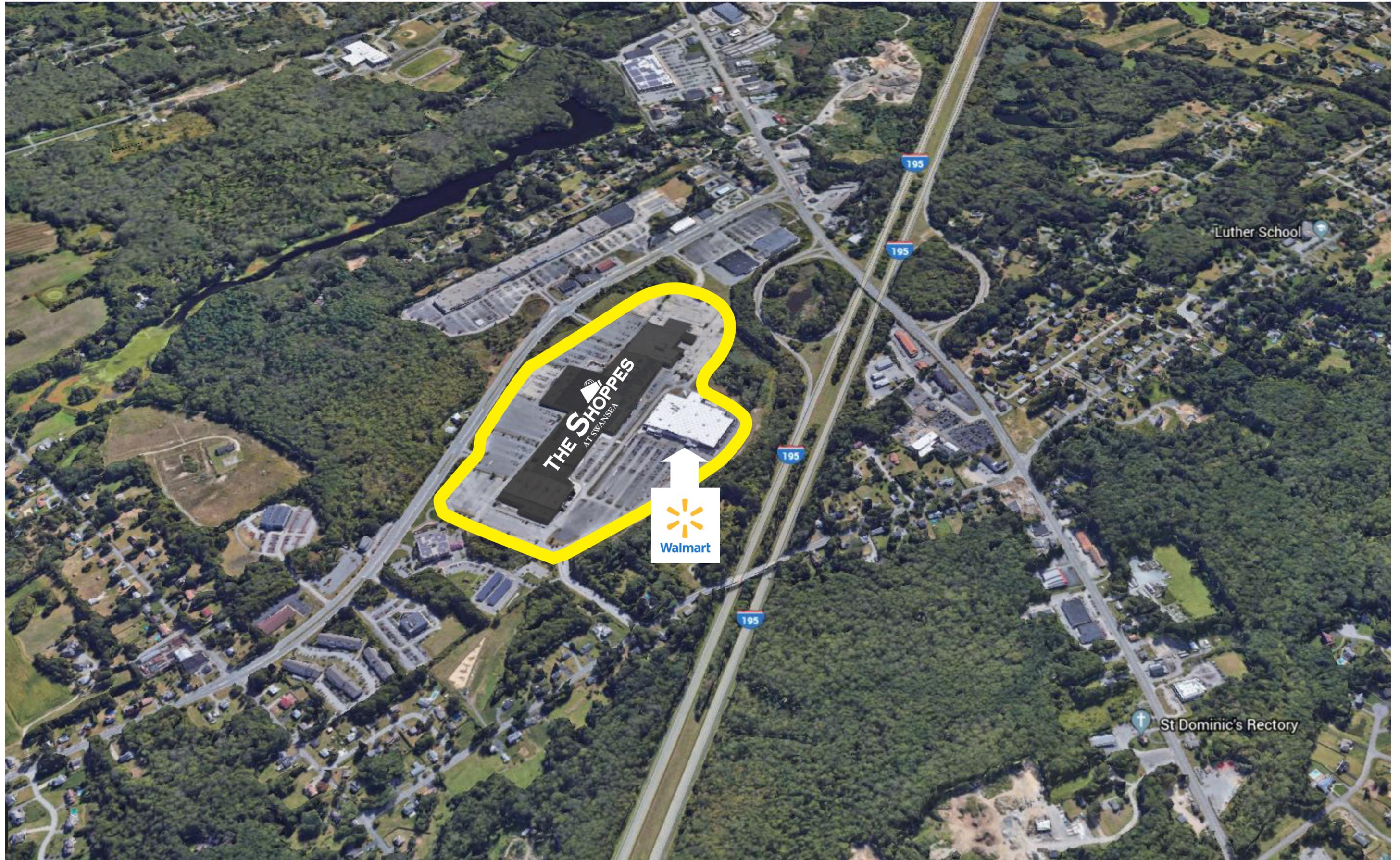
THE SHOPPES

AT SWANSEA

A Lifestyle Center

Commercial | Retail | Residential | Medical





THE SHOPPES
AT SWANSEA



Luther School

St Dominic's Rectory

- ▶ 142 Residential Apartments
- ▶ 731 Self Storage
- ▶ Spring 2020 Ground Breaking
- ▶ 2020 Grand Opening

- ▶ Retail Redevelopments
- ▶ Dining (6 Liquor Licenses)
- ▶ Service & Experiential
- ▶ 2020 Ground Breaking

- ▶ Commercial Office
- ▶ Medical Office
- ▶ 2020 Ground Breaking

- ▶ +/- 100,000 SF Box
- ▶ Sale/Lease Opportunity
- ▶ High Bay Conversion
- ▶ Loading Docks



Up to 200,000 SF of Retail Small In-Line to Large Format/Big Box



The Property benefits from access via three full-signalized intersections, exceptional traffic counts and guaranteed, perpetual exposure from Walmart. Incoming large-format commercial office/medical tenants will exponentially increase the captured on-site audience, maximizing opportunity for service-oriented retailers, restaurants, and shops. The Developer has six (6) approved liquor licenses allocated to the shopping center.

100,000 SF of State-of-the-Art Self Storage Facility 731 Climate-Controlled Units



Brady Sullivan Properties has continuously and successfully converted large-format commercial space into climate-controlled self-storage facilities. These state-of-the-art operations bring versatility to mixed-use developments, adding to the captured amenities for tenants in the residential apartment buildings and driving traffic for commercial/retail businesses located on site.

142-Unit Residential Apartment Community



Brady Sullivan Properties owns and manages over 2,500 apartments in numerous communities throughout New England, including nearby Greater Providence and Warren, RI.

Former Macy's Box Redeveloped into Multiple Storefronts



The re-use of the former anchor's large boxes will create new opportunity for image-conscious retailers in an ever-changing environment. Long-term commercial tenants paired with an on-site residential community will provide stability for an abundance of experiential retail uses.



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