

# The BON

Carbon Health

Urgent Care

The BON

1202 Boston Street  
Boston, MA 02118

**3,039 SF AVAILABLE**



**VENTURE**  
RETAIL PARTNERS

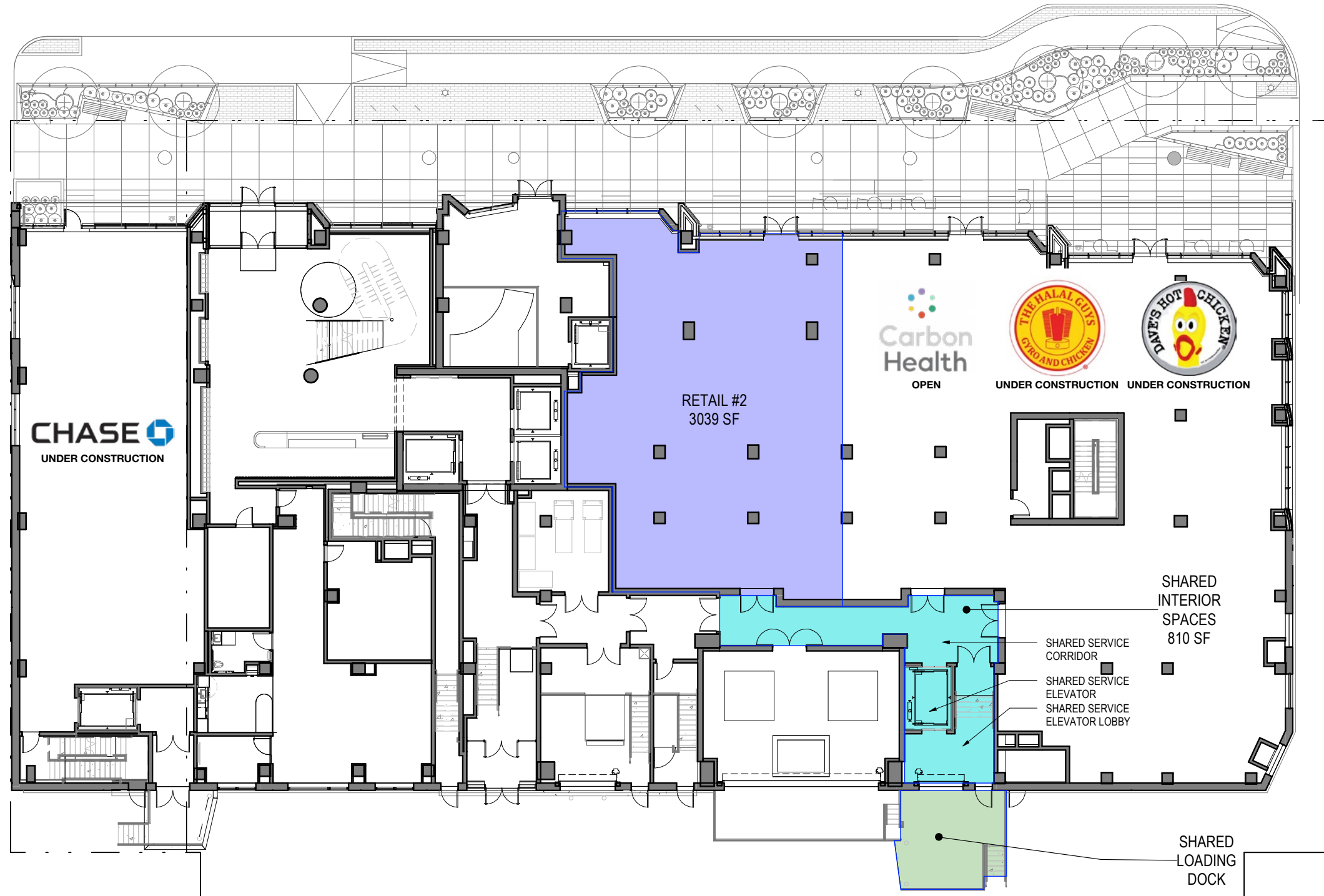
# RETAIL MARKET





# RETAIL OPPORTUNITY | 3,039 SF AVAILABLE

BOYLSTON STREET



GROUND LEVEL



**3,039 SF**

OF CLASS A RETAIL/RESTAURANT SPACE REMAINING

**VENTING**

FOR RESTAURANTS

CLEAR HEIGHTS

**16-FEET**

STEPS AWAY FROM

**FENWAY PARK** AND  
**MGM MUSIC HALL**

AMPLE

**DEDICATED  
OUTDOOR  
SPACE**

**451**

**HIGH END**

RESIDENTIAL UNITS

THE PROJECT INCLUDES A

**160 SEAT THEATER**

WHICH WILL BE **ACTIVE 7 DAYS PER WEEK**

## EDUCATION

100,000 + STUDENTS



1,660 STUDENTS

**Northeastern**  
UNIVERSITY

19,940 STUDENTS

**BOSTON**  
UNIVERSITY

32,551 STUDENTS

**WENTWORTH**  
Institute of Technology

4,307 STUDENTS



4,561 STUDENTS



MCPHS

7,064 STUDENTS



11,376 STUDENTS

**MASSART**  
MASSACHUSETTS COLLEGE  
OF ART AND DESIGN

7,366 STUDENTS



EMMANUEL COLLEGE

2,112 STUDENTS



SIMMONS

1,777 STUDENTS

## ENTERTAINMENT

4M VISITORS/YEAR  
81 HOME GAMES  
450+ EVENTS/YEAR

**FENWAY**  
**PARK**



**LUCKY STRIKE**  
LANES

**MGM**  
MUSIC HALL  
FENWAY

5,000 PERSON  
CAPACITY

## MEDICAL

**LONGWOOD MEDICAL AND**  
**ACADEMIC AREA**

57,000 EMPLOYEES  
22 MEDICAL INSTITUTIONS  
2.3 MILLION ANNUAL VISITS



Boston  
Children's  
Hospital



Beth Israel Deaconess  
Medical Center



DANA-FARBER  
CANCER INSTITUTE



BRIGHAM AND  
WOMEN'S HOSPITAL

An aerial photograph of Boston, Massachusetts, showing a dense urban landscape with numerous buildings, green spaces, and a major highway. Fenway Park is visible in the center. A large orange callout box with a white border is positioned over the center of the image, containing the text 'The BON'.

The  
**BON**

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