

60 STATE STREET RESTAURANT + OUTDOOR PATIO OPPORTUNITY



PROJECT ORIENTATION

60 State Street is an iconic Boston address that is located at the intersection of the Financial District, Government Center, and Faneuil Hall Marketplace. It is one of the busiest and densest intersections in the City of Boston with a vibrant office and tourist population that is active 24/7.

This second-generation restaurant opportunity is being offered at the base of this Class A 911,000 SF Office tower, with an expansive outdoor patio, facing the entrance to Faneuil Hall and Government Center. It has direct accessibility from Faneuil Hall, State Street, Congress Street, and the office lobby, as well as directly connecting to the Freedom Trail. Additionally, the building sits directly on top of the MBTA station, and also offers a public parking garage that is accessible nights and weekends.



RETAIL MIX



IN THE NEIGHBORHOOD



265,000

total daytime population
within one-mile radius



23,000

residents within
one-mile radius



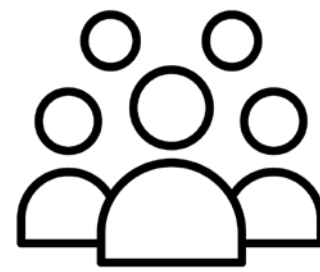
\$190,000

average household
income within one-mile radius



1,800

hotel keys within
5 minute walk



18M

annual visitors to
Faneuil Hall Marketplace








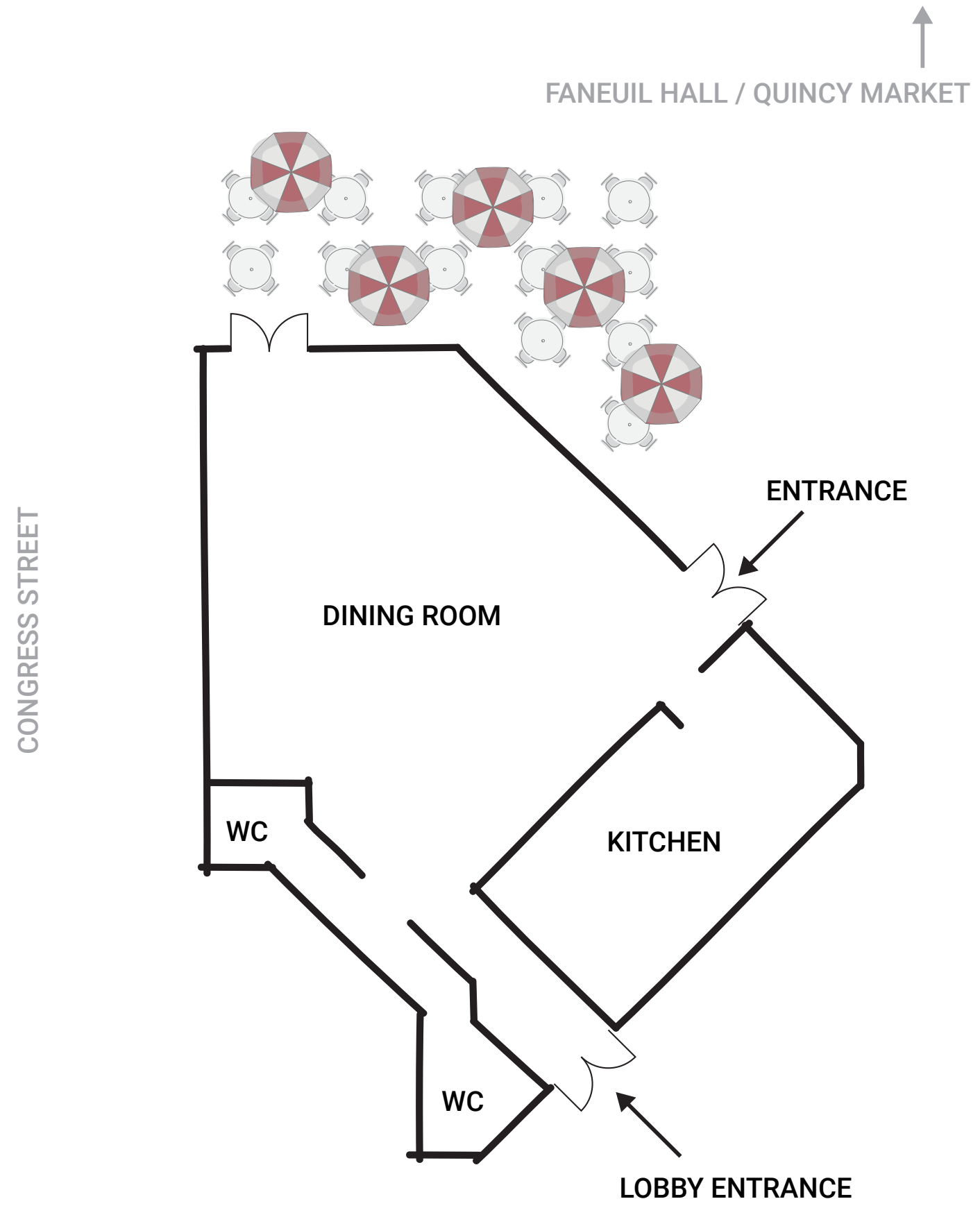
4M

annual visitors along
Freedom Trail

FLOOR PLAN

Second generation, 2,350 SF restaurant space with existing infrastructure presents high ceilings and an expansive outdoor patio space facing Faneuil Hall. It has direct lobby connectivity to the Class A office tower as well as access to the public parking garage.

-  AVAILABLE NOW
-  SECOND GENERATION SPACE
-  EXPANSIVE OUTDOOR PATIO
-  FRONTAGE ALONG FANEUIL HALL ENTRANCE
-  GARAGE PARKING AVAILABLE NIGHTS + WEEKENDS





Exterior view of former
restaurant patio space



Exterior view of restaurant patio space



ELMERHALE
PROUDLY MANAGED BY
CARR

**Exterior view of restaurant
facing Faneuil Hall**

LET'S TALK

Graffito is seeking a unique and dynamic full-service restaurant to serve the dense and bustling immediate population comprised of employees and tourists, and activate the expansive patio space facing Faneuil Hall.



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