26 HOWLAND STREET

Plymouth, Massachusetts

FOR SALE



GRETCHEN ALMY

Luxury Real Estate Broker

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LandVest | CHRISTIE'S INTERNATIONAL REAL ESTATE

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THE PROPERTY



26 HOWLAND STREET

Now available for the first time ever on the open market!

LandVest | Christie's International Real Estate and LandVest Commercial are pleased to present The Plimoth WaterWorks Building at 26 Howland Street.

Currently in use as creative space for the local arts community, this brick and beam structure stands as a beloved example of the adaptive re-use of a historical building. Exposed ironwork and fittings from the property's working origins, heart pine trusses, arch top brickwork, and high tier windows admitting abundant natural light combine to create an authentic visual and spatial experience. The property is further enhanced by a private 10–12 car parking lot in the rear courtyard, encompassed by red brick walls dressed with climbing ivy.

Centrally located in downtown Plymouth, the location boasts a combination of retail visibility and enclosed privacy. The restaurants and shops of both the waterfront and Court St are only steps away, as is the thriving foot traffic generated by the historic sites of Plymouth Rock and the Mayflower II, visiting cruise ships, and the flourishing local and regional business community.

Offering Summary

Sale Price	Number of Units	Lot Size	Building Size
$1,795,000	1	0.27 Acres	6,472 sq.ft.

PROPERTY HIGHLIGHTS



- Excellent candidate for adaptive re-use
- Downtown/Harbor zoning designation
- Single or multifamily residential uses
- Retail, office, or creative commercial uses
- Plymouth Harbor views
- Re-finished ironwork fixtures
- Reclaimed heart pine trusses
- Off Street 10-12 car parking lot
- Water Street traffic count 5,964 VPD
- Court Street traffic count 11,729 VPD

Demographics	1 Mile	3 Miles
Total Population	6,039	22,451
Households	2,935	9,514
Median Age	45.9	45.1
Median HH Income	$70,473	$85,568


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26 Howland St.



GRETCHEN ALMY

Luxury Real Estate Broker
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From Beacon Hill to the South Shore, Gretchen brings integrity, problem-solving skills, and attention to detail to every real estate transaction, combining professionalism with a personable approach.

Raised in Fairfield County and on her family's historic Westport, MA farm, she developed a lifelong passion for horses, training and competing in hunter-jumper events through college before managing equestrian farms across the country.

Her deep connection to animals and nature also inspired a 25-year career as a fine artist, with her equestrian and landscape paintings featured at top events and exhibitions. She maintains studios in Plymouth and Westport, MA, and is a member of the South Coast Artists Association.

Beyond work, Gretchen serves on the Ashley Place Board of Trustees, volunteers with animal rescues, and enjoys painting, biking, hiking, and exploring with her rescue dog, Tallulah.

EDUCATION

Randolph-Macon Woman's College, Lynchburg, VA 1993
Institute Lorenzo de' Medici, Florence, Italy 1991
Booth Malone, Artist Workshop, Aiken, SC 2011

MEMBERSHIPS & INVOLVEMENT

South Coast Artists Association, Westport, MA
South Coast Studio Tour, Westport, MA
Artist for Norfolk Hunt Club & Myopia Hunt Club
Artist for National Horse Show, Wellington, FL
Photographer, Unbridled Passion: Show Jumping's Greatest Horses and Riders
Ashley Place Board of Trustees, Middleborough, MA



DAVE KILLEN

Commercial Broker
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Dave Killen is a broker with over 25 years of experience in real estate sales, leasing, and development, construction management, and business negotiations in national and international markets. Dave enjoys operating in a team environment, and combines a disciplined approach with creative strategic thinking wherever necessary to get the best results possible for his clients. Working his way through the Historic Districts of Nantucket, MA and Charleston, SC, to Belize, CA, Sonoma, CA, and to Boston, MA, Dave's closed deals range from 5000 SF to 97 acres. A proven communicator, Dave graduated from Milton Academy in '93 and Connecticut College in '97. A fifth generation native of Nantucket, MA, Dave is an experienced mariner and student of humanity who can be found during the warmer months sailing or fishing with his son.

EDUCATION

Milton Academy 1993
Connecticut College 1997
USCGA 1995-1996
USCG Master 50 Ton w Aux Sail/Commercial Towing Endorsements
MA Real Estate Broker

MEMBERSHIPS

USA 500 Back Bay Club
Cue-Facltator Commercial Real Estate Round Table
ICSC (International Council or Shopping Centers)
Courageous Sailing Center, Charlestown, MA
Nantucket Yacht Club, Nantucket, MA



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