

# SHOPRITE PLAZA

2000 West Main Street | Stamford, CT | Fairfield County

## FULLY LEASED



### BROKER CONTACT

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**AVAILABLE:**  
100% Leased

### JOIN CO-TENANTS:

ShopRite, Banfield Pet Hospital, Orangetheory Fitness, Dunkin', Subway, Yale New Haven Health Urgent Care, 7<sup>th</sup> Street Burger (coming soon), LaserAway, Fiesta Westside Peruvian Restaurant, Angel Tips Nail Salon, Domino's, Dr. Dental, Maruichi Japanese Food & Deli, Buy the Bottle Wine & Liquor Store and more

### NEIGHBORING RETAILERS:

Stop & Shop, Home Depot, CVS, Wendy's, Ethan Allen, Verizon, Sola Salons, K9 Resorts, DaVita, Pure Hockey, Hyatt Hotel, Concentra Urgent Care and many more

### ADDITIONAL INFORMATION:

- 130,685 SF Shopping Center
- Located off of Exit 6 on I-95 at Old Greenwich/Stamford Border
- 540 Parking Spaces

### TRAFFIC COUNTS:

13,000 Cars Per Day Along West Main Street (Route 1)  
214,000 Cars Per Day Along I-95

**RENT:**  
\$60.00/SF

**CAM/TAXES:**  
\$11.30/SF

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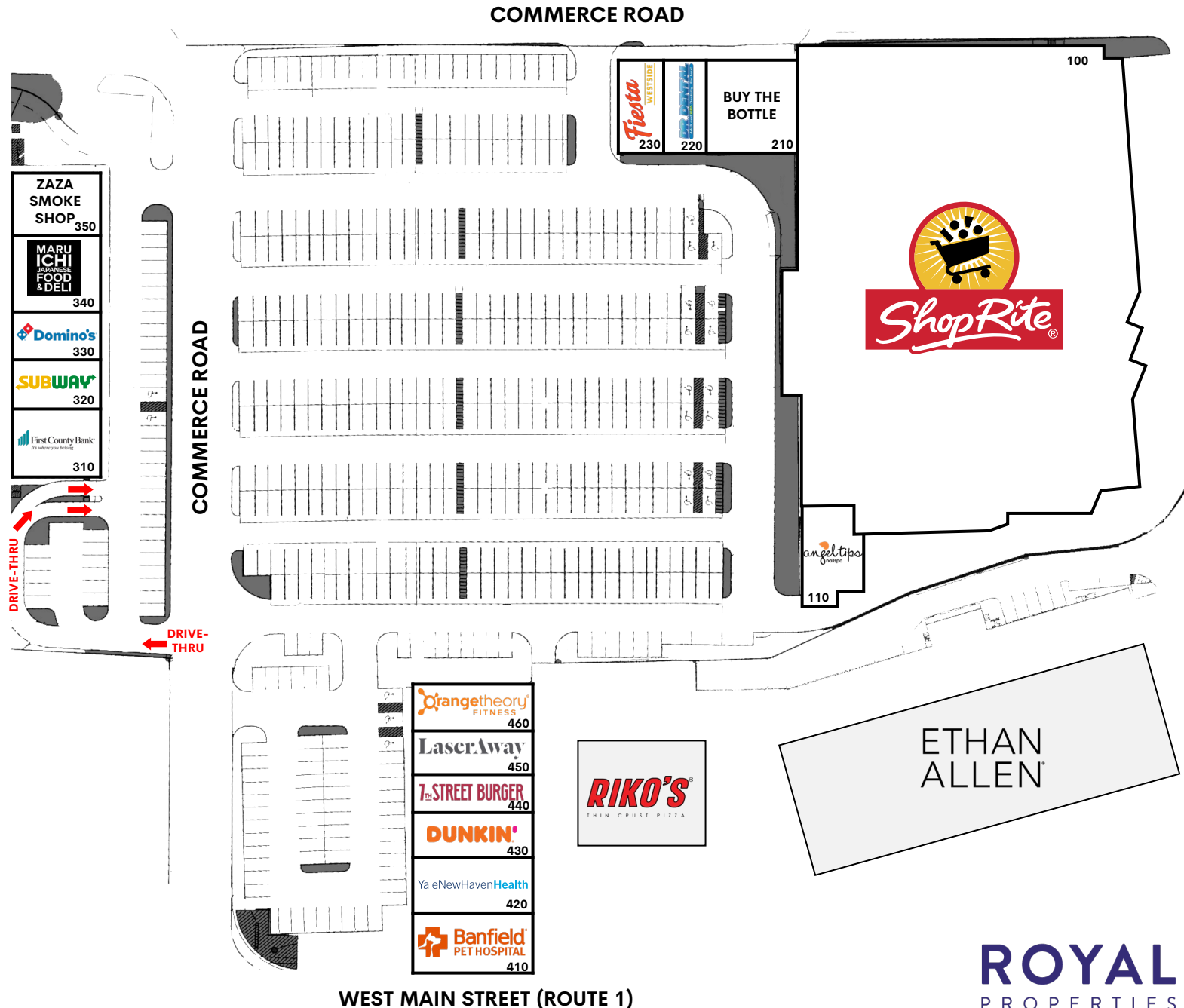
**ROYAL**  
PROPERTIES

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| TENANT ROSTER                         | SQ. FT. |
|---------------------------------------|---------|
| 100 ShopRite Supermarket              | 78,639  |
| 110 Angel Tips Spa                    | 3,510   |
| 210 Buy The Bottle Wine Liquor & Beer | 3,000   |
| 220 Dr. Dental                        | 2,000   |
| 230 Fiesta Westside Restaurant        | 2,073   |
| 310 First County Bank                 | 3,000   |
| 320 Subway                            | 2,060   |
| 330 Domino's Pizza                    | 1,400   |
| 340 Maruichi Japanese Food & Deli     | 4,000   |
| 350 Zaza Smoke Shop                   | 2,400   |
| 410 Banfield Pet Hospital             | 3,491   |
| 420 Yale New Haven Urgent Care        | 3,483   |
| 430 Dunkin'                           | 1,902   |
| 440 7th Street Burger                 | 1,491   |
| 450 LaserAway                         | 1,625   |
| 460 OrangeTheory Fitness              | 2,983   |

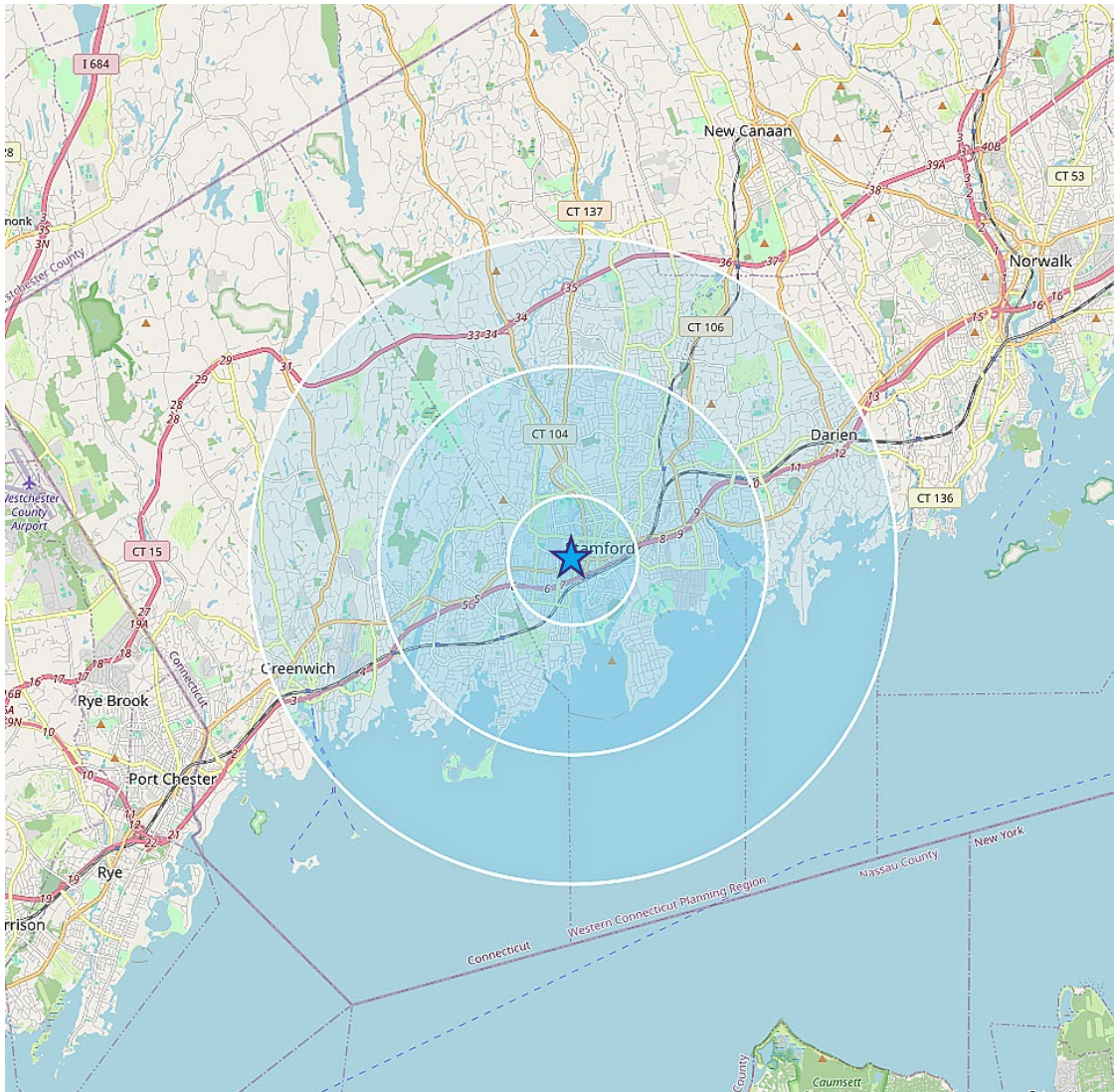


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### 1 Mile Radius

|                          |           |
|--------------------------|-----------|
| 2024 Est. Population     | 23,202    |
| 2024 Est. Avg. HH Income | \$119,047 |
| Households               | 7,648     |
| Total Employees          | 21,601    |

### 3 Mile Radius

|                          |           |
|--------------------------|-----------|
| 2024 Est. Population     | 130,708   |
| 2024 Est. Avg. HH Income | \$135,893 |
| Households               | 51,362    |
| Total Employees          | 93,903    |

### 5 Mile Radius

|                          |           |
|--------------------------|-----------|
| 2024 Est. Population     | 189,626   |
| 2024 Est. Avg. HH Income | \$147,370 |
| Households               | 72,898    |
| Total Employees          | 141,097   |

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