Newington, CT

RETAIL & PAD SITES FOR LEASE

3025-3123 Berlin Turnpike

JoAnn's Plaza

AVAILABLE:
2,500 – 22,350 SF
2,500 – 3,500 SF (Proposed Pad Sites with Drive-Thrus)

CO-TENANTS:
JoAnn Fabrics, Big Lots, Party City, Smoothie King, Dollar Tree, GNC, T-Mobile, FedEx Office, Subway, Chuck E Cheese's, Hungry Bowl (coming soon), Nail Salon, and Ming Palace Chinese Restaurant

NEIGHBORING RETAILERS:
Walmart, Target, Best Buy, Staples, Lowe's, Stew Leonard's, Sam's Club, Panera, Walgreens, ALDI, Wren Kitchen, Price Chopper, GameStop, Outback Steakhouse, Dunkin' and many more

TRAFFIC COUNT:
36,000+ Cars per Day Along Berlin Turnpike

ADDITIONAL INFORMATION:
- 148,000 SF Neighborhood Shopping Center
- 892' of Frontage on Berlin Turnpike
- 626 Parking Spaces

RENT:
Call For Details

CAM/TAXES:
$5.44/SF

AREA DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Population	7,607	72,991	200,600
Avg. HH Income	$132,206	$120,148	$117,104

For More Information, Please Contact:

914-237-3400

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ROYAL PROPERTIES

www.RoyalPropertiesInc.com

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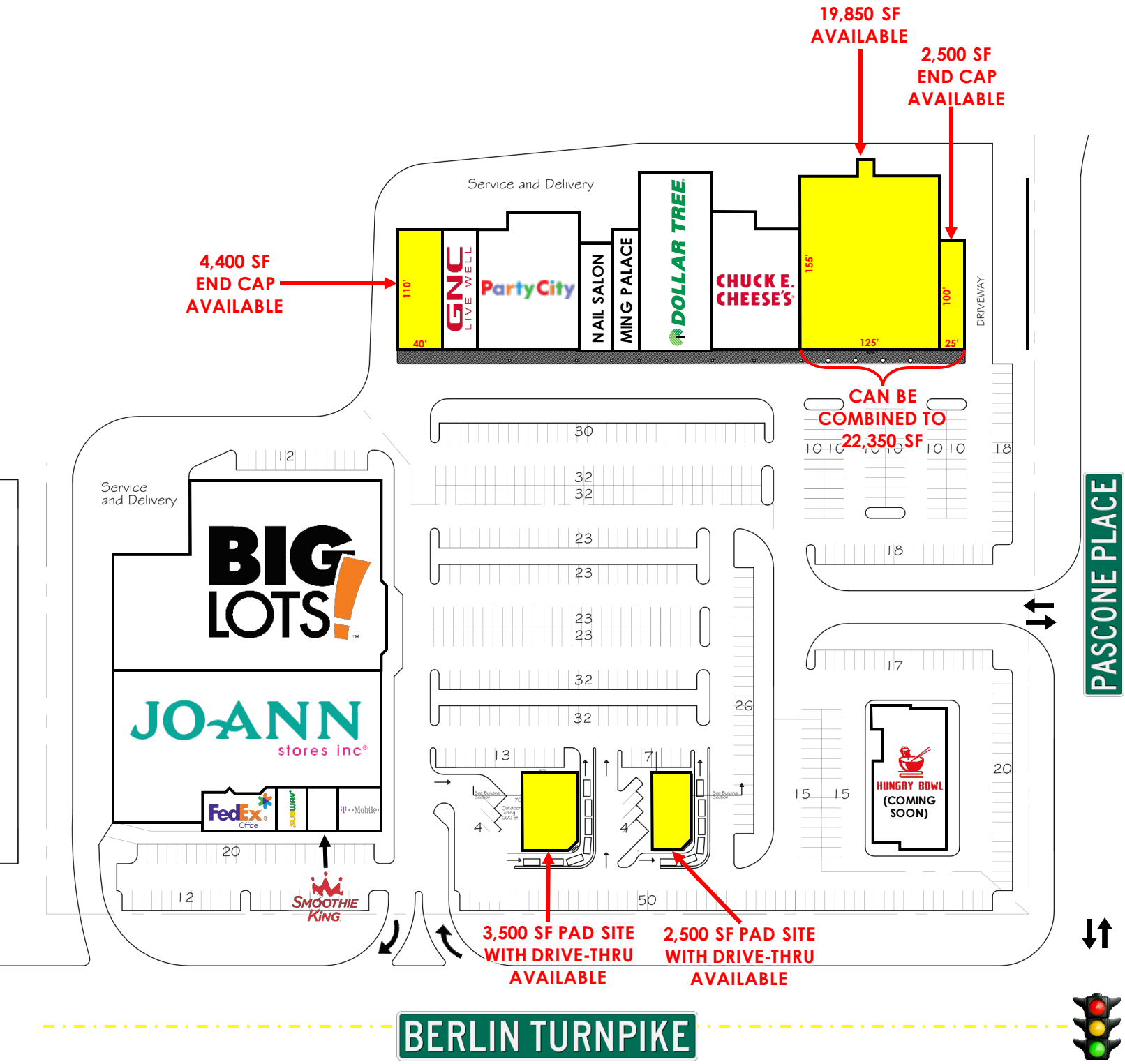

ROYAL PROPERTIES

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