

NOW LEASING AT MEGA MARSHALL'S PLAZA

1130-1142 Silas Deane Highway (Route 99), Wethersfield, CT



PROPERTY OVERVIEW | FOR LEASE

ADDRESS Mega Marshall's Plaza, 1130-1142 Silas Deane Highway (Route 99), Wethersfield, CT 06109

DETAILS		FEATURES
LEASING	3,692 SF & 6,990 SF	<ul style="list-style-type: none"> • Great visibility from the Silas Deane Highway • High traffic retail corridor with over 20,000 VPD • Easy access to Interstate-91 (Exit 24) • Surrounding retailers include, Walgreens, Starbucks, CVS, Chipotle, Panera Bread, Ulta Beauty, Sketchers & many more.
PARKING	300+ on-site spaces	
USE	Retail, restaurant, or medical	
TENANTS	Marshall's/HomeGoods (High Volumes) and Pet Supplies Plus	

ABOUT US

New England Retail Properties, Inc. is a full service commercial real estate development and brokerage company specializing in shopping center leasing, development and investment sales.

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TENANT ROSTER

UNIT #	TENANT NAME	SIZE (Sq. Ft.)
Unit 1	Marshall's & HomeGoods (high volumes)	57,193 SF
Unit 2	AVAILABLE	3,692 SF
Unit 3	AVAILABLE	6,990 SF
Unit 4	Pet Supplies Plus	8,038 SF
TOTAL		75,913 SF

HIGHLIGHTS

- Excellent visibility from the Silas Deane Highway (Route 99)
- Property anchored by top performing Marshall's & HomeGoods (some of the highest volumes in the country)
- Ample on-site parking with over 300 spaces
- Subject property adjacent to Walgreens, Chipotle, Starbucks and CVS Pharmacy
- Easy access to Interstate-91



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DEMOGRAPHICS REPORT	3 MILES	5 MILES	10 MILES
TOTAL POPULATION	45,818	159,932	576,528
TOTAL # OF HOUSEHOLDS	19,348	64,269	232,488
AVG. HOUSEHOLD INCOME	\$113,911	\$97,622	\$95,476

TRAFFIC COUNTS			
SILAS DEANE HIGHWAY	20,874 VPD	INTERSTATE-91 (EXIT 24)	136,905 VPD

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