

# MILFORD PLAZA

143 - 211 CHERRY STREET | MILFORD, CT 06460

AVAILABLE 2,680 SF - 50,306 SF + PAD WITH DRIVE THRU

ANCHORED BY



## BIG BOX OPPORTUNITY REASONABLE DIVISIONS CONSIDERED

### PROPERTY INFORMATION

- Over 900 parking spaces
- Located within dominant retail corridor, anchored by the Connecticut Post Mall
- Milford Plaza is easily accessed by I-95 within 1/2 mile
- Excellent visibility, pylon signage, and signalized entrance
- Traffic Count: 12,000 vehicles per day

### AVAILABLE SPACE

- Available 2,680 SF - 50,306 SF
- PAD w/ Drive Thru: 2,500 SF

### AREA DEMOGRAPHICS

2023 DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
POPULATION	7,005	46,035	108,090
MEDIAN HH INC	\$111,603	\$111,959	\$110,384
AVERAGE HH INC	\$157,053	\$147,967	\$142,158



www.CharterRealty.com

FOR MORE INFORMATION CONTACT:

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## TENANTS / AVAILABILITY

#	TENANT	Sq. Ft.
01	St. Vincents Health & Wellness	5,000
02	Mathnasium	2,000
03	Dental Office	3,581
04	Edible Arrangements	1,800
05/06	Kidsense	1,800
07	School of Rock	3,500
08	Available	50,306
09	Old Street Dim Sum and Hot Pot	5,500
10	Dollar Tree	15,000
11	Planet Fitness	19,264
12	Available	2,680
13	Title Boxing Club	2,800
14	UPS	1,800
15	Whale Tea	1,334
16	Imaginative Playhouse	4,638
17	G Wellness Spa	978
18	Barosa Indian Kitchen & Bar	3,000
19	G Mart	58,895
PAD	Available	2,500



Available
  At Lease
  Occupied



### CHARTER REALTY

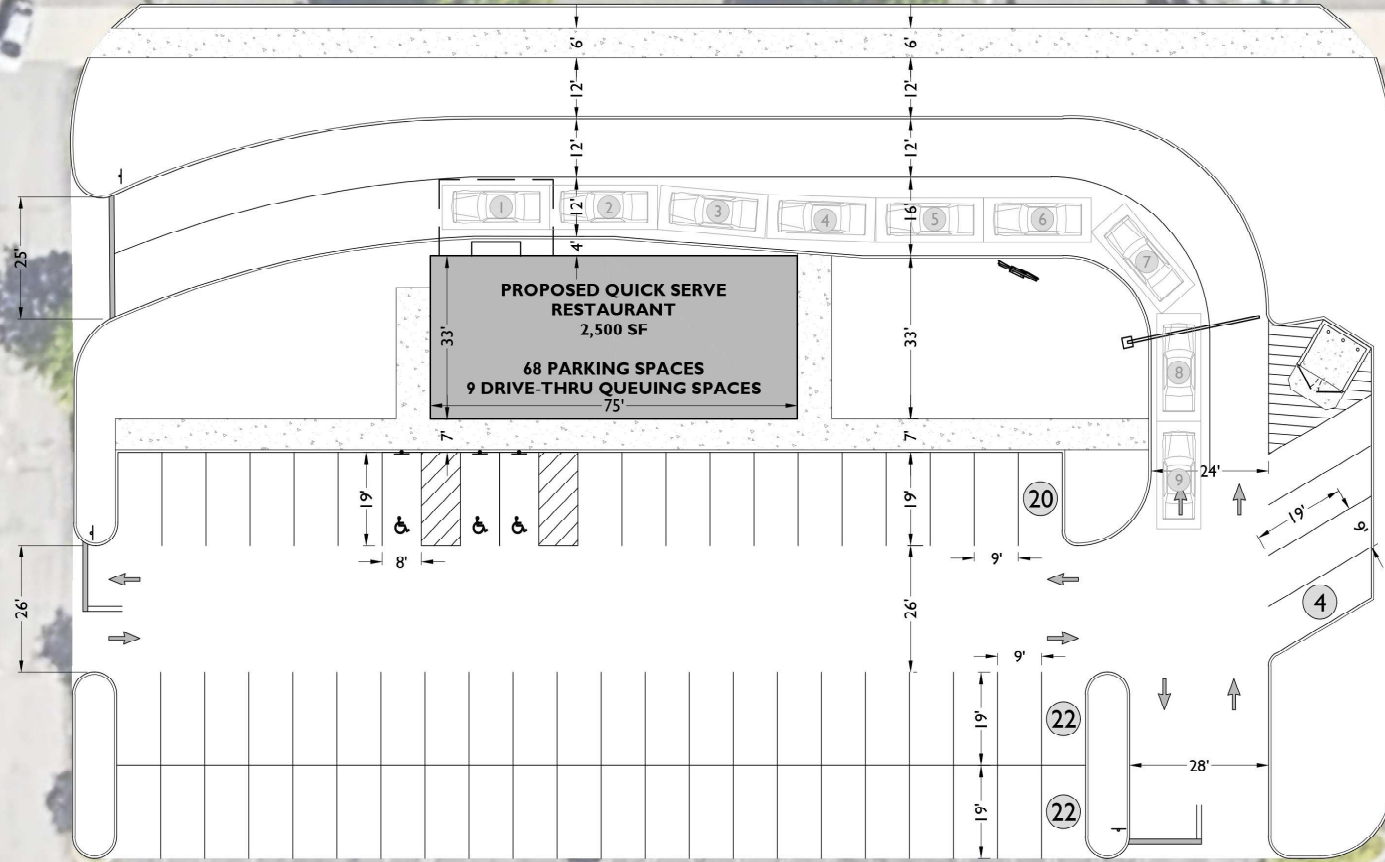
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## CHERRY STREET



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## TRADE AREA DEMOGRAPHICS

### 1 MILE RADIUS:



Total Population: **7,005**

Households: **3,107**

Daytime Population: **9,961**

Median Age: **45.6**



Average Household Income: **\$157,053**

Median Household Income : **\$111,603**

### 3 MILE RADIUS:



Total Population: **46,035**

Households: **19,974**

Daytime Population: **46,784**

Median Age: **45.6**



Average Household Income: **\$147,967**

Median Household Income : **\$111,959**

### 5 MILE RADIUS:



Total Population: **108,090**

Households: **45,159**

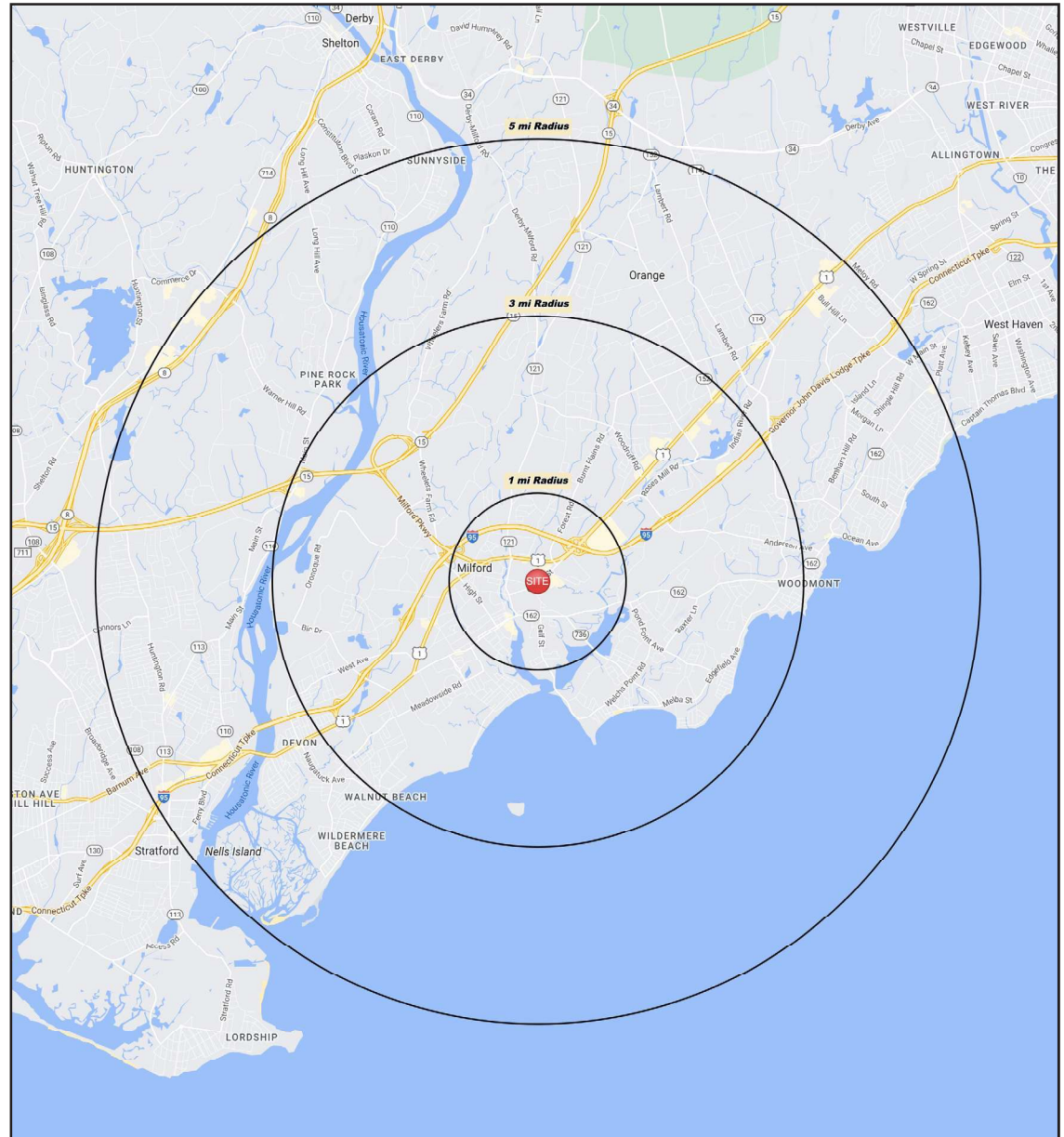
Daytime Population: **99,736**

Median Age: **45.4**



Average Household Income: **\$142,158**

Median Household Income : **\$110,384**



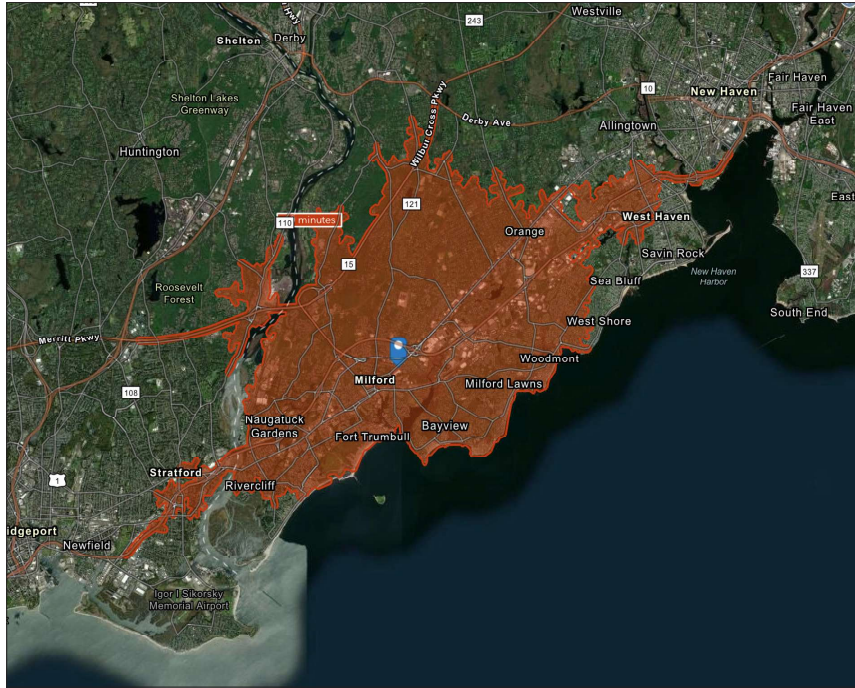
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**10 MINUTE DRIVE TIME**



## KEY FACTS

**75,170**

Population

**\$95,452**

Median Household Income

**45.3**

Median Age

**85,861**

Daytime Population

## TAPESTRY SEGMENTS

Pleasantville <i>5,405 Households</i>	Parks & Rec <i>4,584 Households</i>	Golden Years <i>3,775 Households</i>
<b>Socioeconomic Traits</b> 66% college educated. Higher labor force participation rate. Many professionals in finance, information/ technology, education, or management.	<b>Socioeconomic Traits</b> More than half of the population is college educated. This is a financially shrewd market with a diverse workforce.	<b>Socioeconomic Traits</b> Independent, active seniors nearing the end of their careers or already in retirement. Older market w/ Median age of 52. Nearly 32% of residents aged 65 or older.
<b>Household Types</b> Older married-couple families, more w/o children under 18, but many w/ children over 18. years	<b>Household Types</b> Married couples, approaching retirement age.	<b>Household Types</b> Single-person households and married-couple families w/ no children.
<b>Typical Housing</b> Single Family	<b>Typical Housing</b> Single Family	<b>Typical Housing</b> Single Family; Multi-units

## TOTAL RETAIL SALES

Includes F&B



**\$873,502,415**

## EDUCATION

Bachelor's Degree or Higher



**45%**

## OWNER OCCUPIED HOME VALUE

Average



**\$406,222**

## ANNUAL HOUSEHOLD SPENDING

**\$4,310**

Eating Out

**\$2,596**

Apparel & Services

**\$7,973**

Groceries

**\$303**

Computer & Hardware

**\$8,472**

Health Care



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★ SITE



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