

IN-LINE SPACE AVAILABLE FOR LEASE

91 HALE ROAD | MANCHESTER, CT 06042

AVAILABLE 6,625 SF

ANCHORED BY



PROPERTY INFORMATION

- Built in 1996
- Retail / Restaurant / Medical
- Building Size 14,472 SF, 4.46 Acres
- High traffic area with over 13,800 vehicles per day
- Excellent visibility from Hale Road
- Easy highway access; 0.4 miles, 3 minutes to Interstate-84
- 74 on-site spaces
- Clear Height: 18'

SPACE DETAILS

- Available 6,625 SF

AREA DEMOGRAPHICS

| 2025 DEMOGRAPHICS | 1 MILE | 3 MILE | 5 MILE |
|-------------------|-----------|-----------|-----------|
| POPULATION | 9,430 | 62,287 | 125,881 |
| MEDIAN HH INC | \$92,147 | \$103,376 | \$103,348 |
| AVERAGE HH INC | \$109,651 | \$125,056 | \$124,848 |



www.CharterRealty.com

FOR MORE INFORMATION CONTACT:

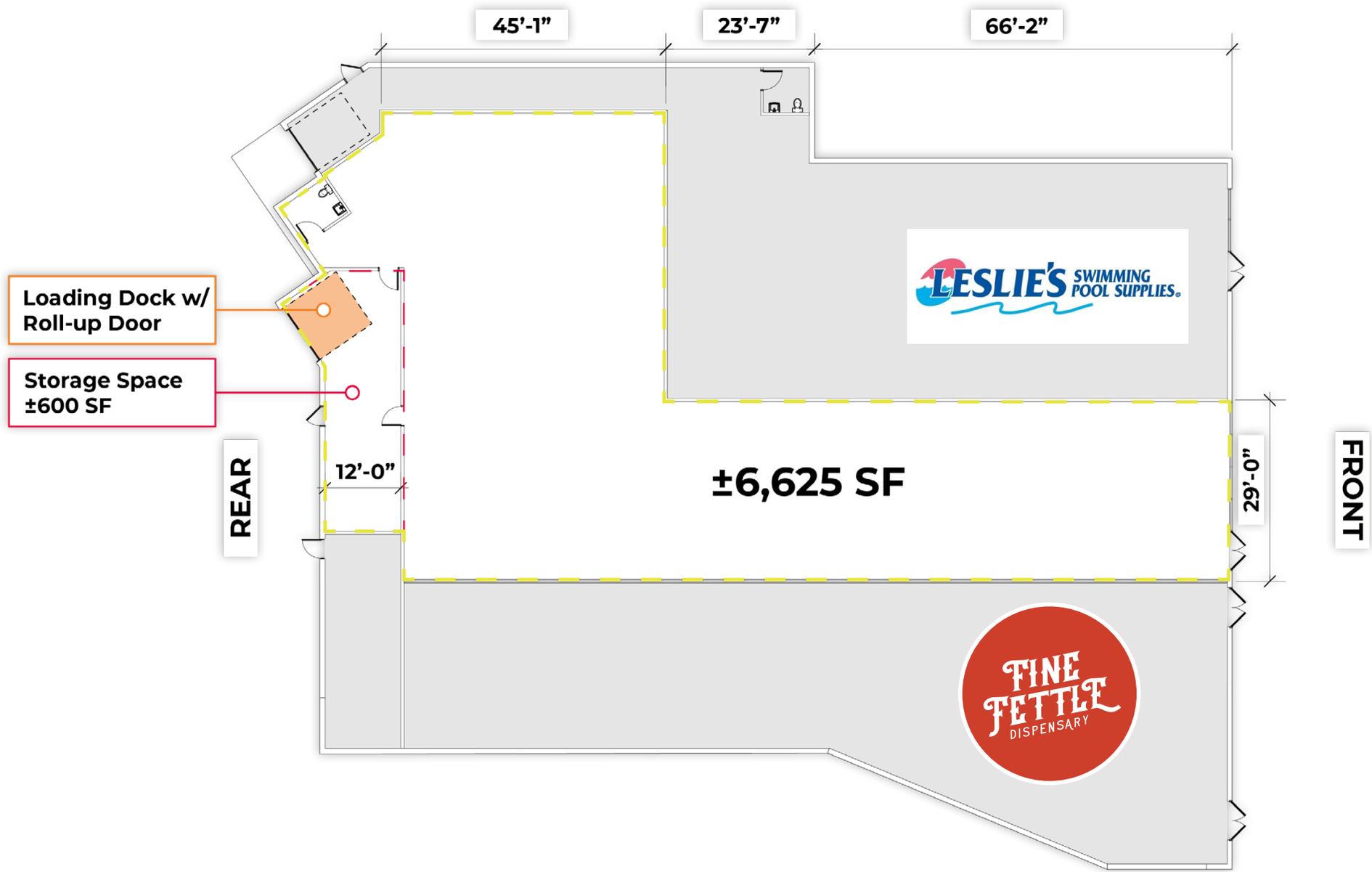
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TRADE AREA DEMOGRAPHICS

1 MILE RADIUS:



Total Population: 9,430

Households: 4,279

Daytime Population: 7,161

Median Age: 35.7



Average Household Income: \$109,651

Median Household Income: \$92,147

3 MILE RADIUS:



Total Population: 62,287

Households: 26,278

Daytime Population: 49,410

Median Age: 38.7



Average Household Income: \$125,056

Median Household Income: \$103,376

5 MILE RADIUS:



Total Population: 125,881

Households: 52,498

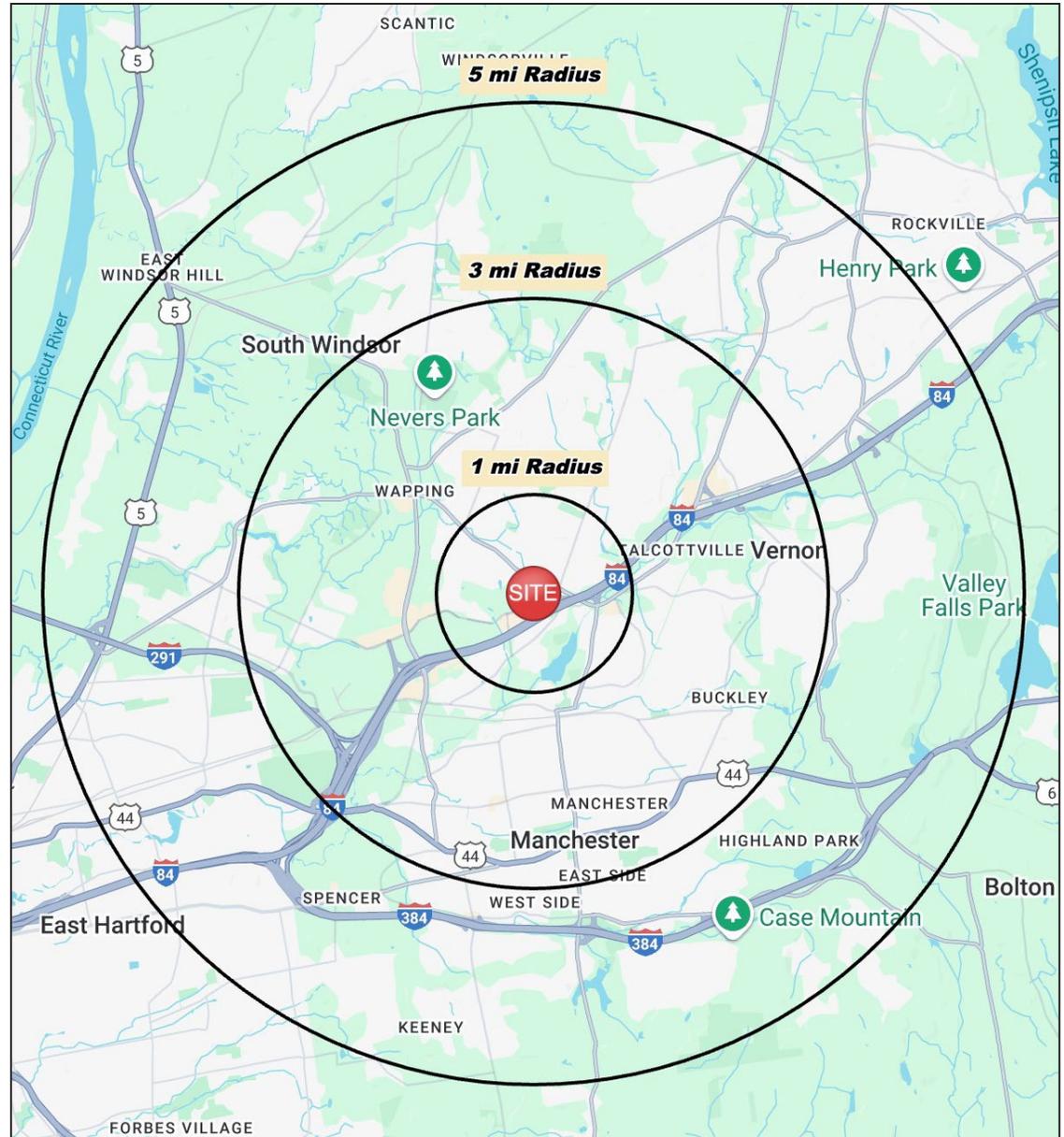
Daytime Population: 90,639

Median Age: 39.7



Average Household Income: \$124,848

Median Household Income: \$103,348



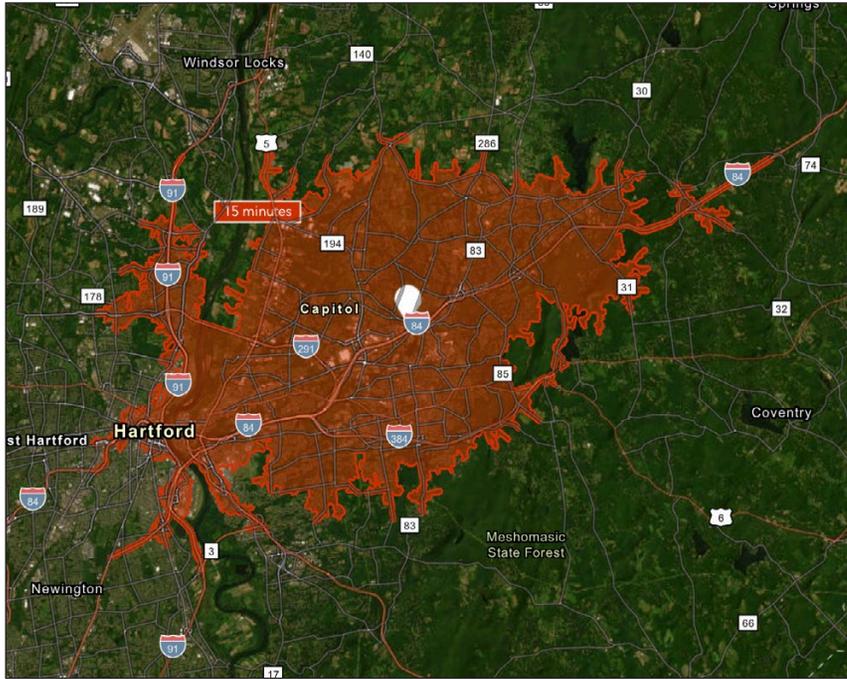
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15 MINUTE DRIVE TIME



KEY FACTS

193,683

Population

\$84,601

Median Household Income

39.7

Median Age

239,194

Daytime Population

TAPESTRY SEGMENTS

Classic Comfort

11,400 households

Socioeconomic Traits

Located in Southern and Midwestern suburbs, these neighborhoods have middle-income, full-time working households. Affordable homes built mid-century dominate. Solo commutes are common, and daytime populations exceed the number of local workers.

Household Types

Married couples

Typical Housing

Single Family

Savvy Suburbanites

7,914 households

Socioeconomic Traits

Concentrated in New England and Mid-Atlantic suburbs, these mostly owner-occupied, single-family homes house professional families with children. Combined incomes and investments place households in middle to upper tiers with high net worth.

Household Types

Married couples

Typical Housing

Single Family

Kids and Kin

7,055 households

Socioeconomic Traits

These metro-area neighborhoods house adults under 54, often with older children at home. Residents rent modest homes, work in service sectors, and commute by car or public transit, especially women in the workforce.

Household Types

Singles living alone; married couples

Typical Housing

Single Family

TOTAL RETAIL SALES

Includes F&B



\$2,074,988,430

EDUCATION

Bachelor's Degree or Higher



38%

OWNER OCCUPIED HOME VALUE

Average



\$377,848

ANNUAL HOUSEHOLD SPENDING

\$3,896

Eating Out

\$2,381

Apparel & Services

\$7,169

Groceries

\$223

Computer & Hardware

\$7,215

Health Care



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verizon
Panera BREAD
Aspen Dental
Walgreens

Walgreens

McDonald's

Raymour & Flanigan
FURNITURE | MATTRESSES *

IHOP
RESTAURANT

TD Bank

Starbucks

CHIPOTLE
MEXICAN GRILL

LESLIE'S SWIMMING POOL SUPPLIES

AVAILABLE
6,625 SF

FINE FETTLER
DISPENSARY

Russell Speeder's
Car Wash

FASTSIGNS

PETCO
Where the pets go.



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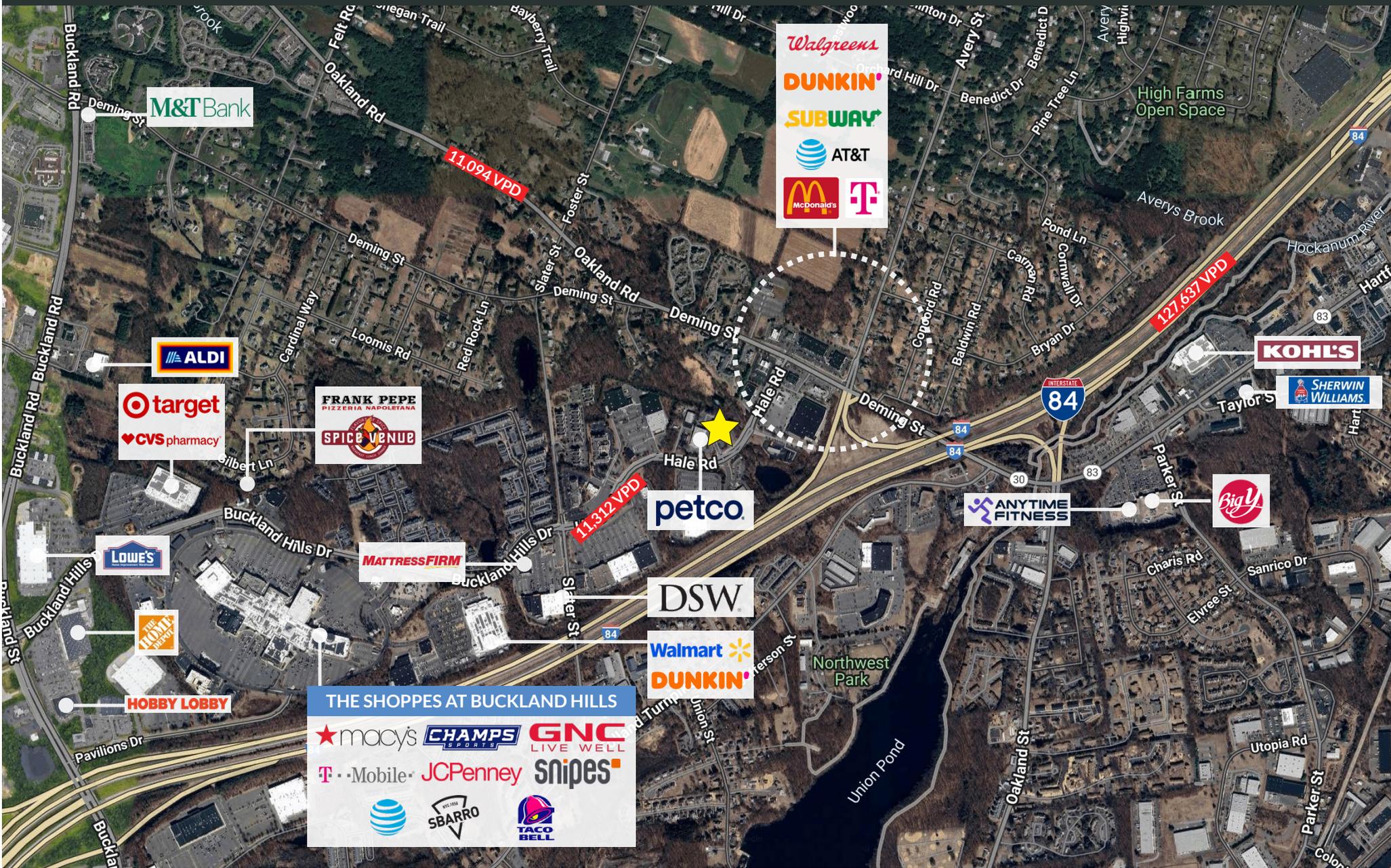
ETHAN ALLEN



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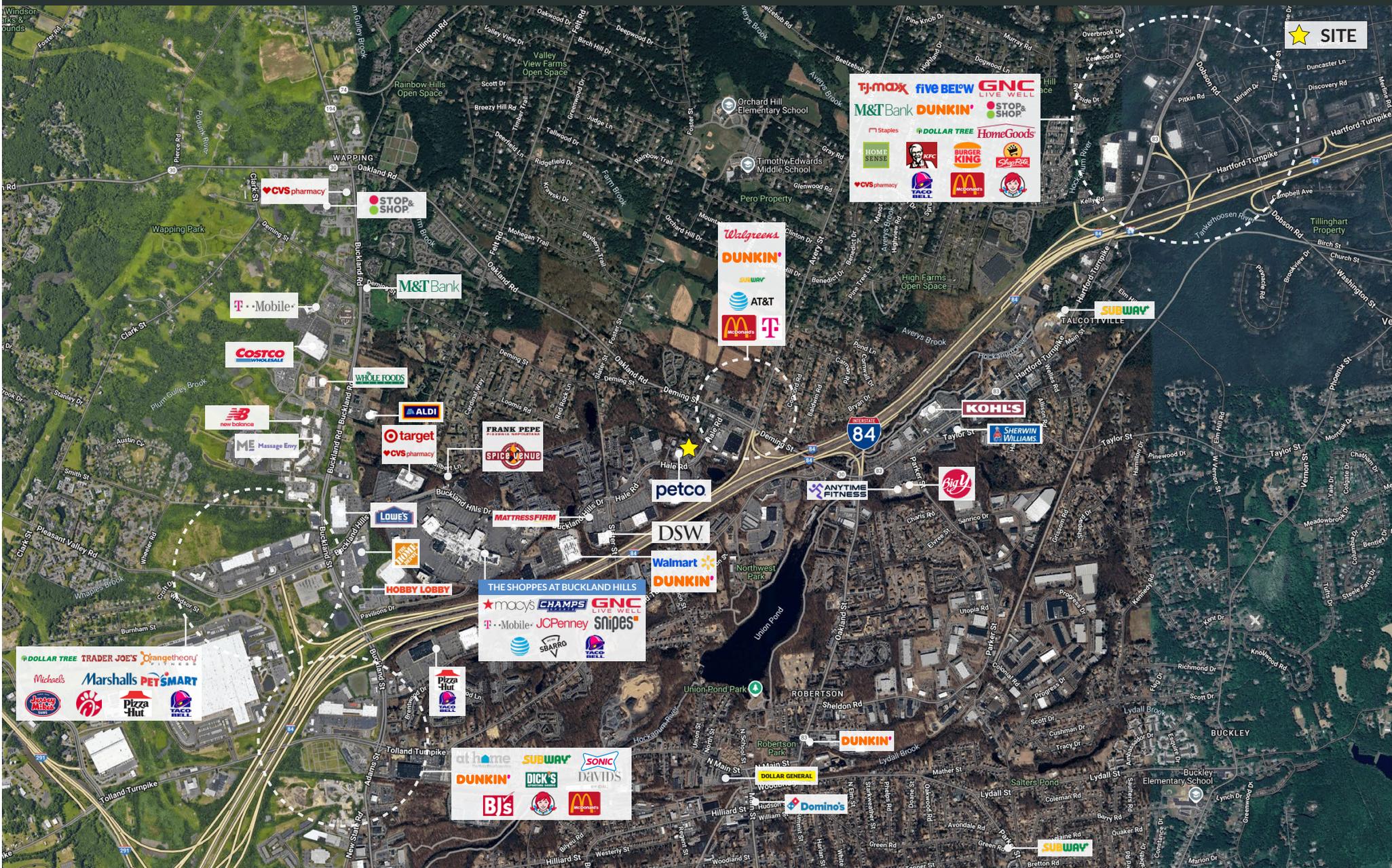
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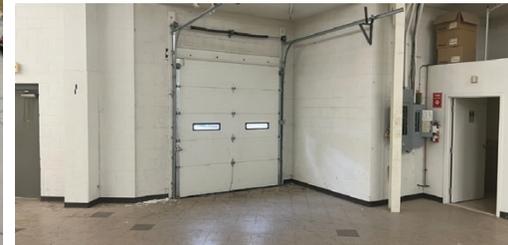


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