

TURNPIKE PLAZA

2985 BERLIN TURNPIKE | NEWINGTON, CT

AVAILABLE 1,542 SF & 2,731 SF



PROPERTY INFORMATION

- Retail, medical, or Restaurant
- Join this 150,000 SF shopping center located on the Berlin Turnpike (Route 5/15)
- High traffic area with over 34,000 vehicles per day
- Excellent visibility from the Berlin Turnpike
- Approximately 3.3 miles, 6 minutes to CT Route 9

SPACE DETAILS

- Available 1,542 SF & 2,731 SF

AREA DEMOGRAPHICS

2025 DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
POPULATION	8,755	73,977	203,037
MEDIAN HH INC	\$96,245	\$94,551	\$90,401
AVERAGE HH INC	\$123,423	\$115,544	\$111,924



FOR MORE INFORMATION CONTACT:

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TENANTS / AVAILABILITY

#	TENANT	Sq. Ft.
01	Bargain House Furniture	55,075
02	Price Chopper	68,966
03A	Chili's Bar & Grill	5,653
04	Taro Taro	1,257
05	Supercuts	1,350
06	GameStop	2,173
07	EnL Nail Bar	1,547
07A	Available	2,731
07B	Available	1,542
08	LaserMaxx Laser Tag	9,600
09	Treva	-

Industrial
(N.A.P.)



BERLIN TURNPIKE



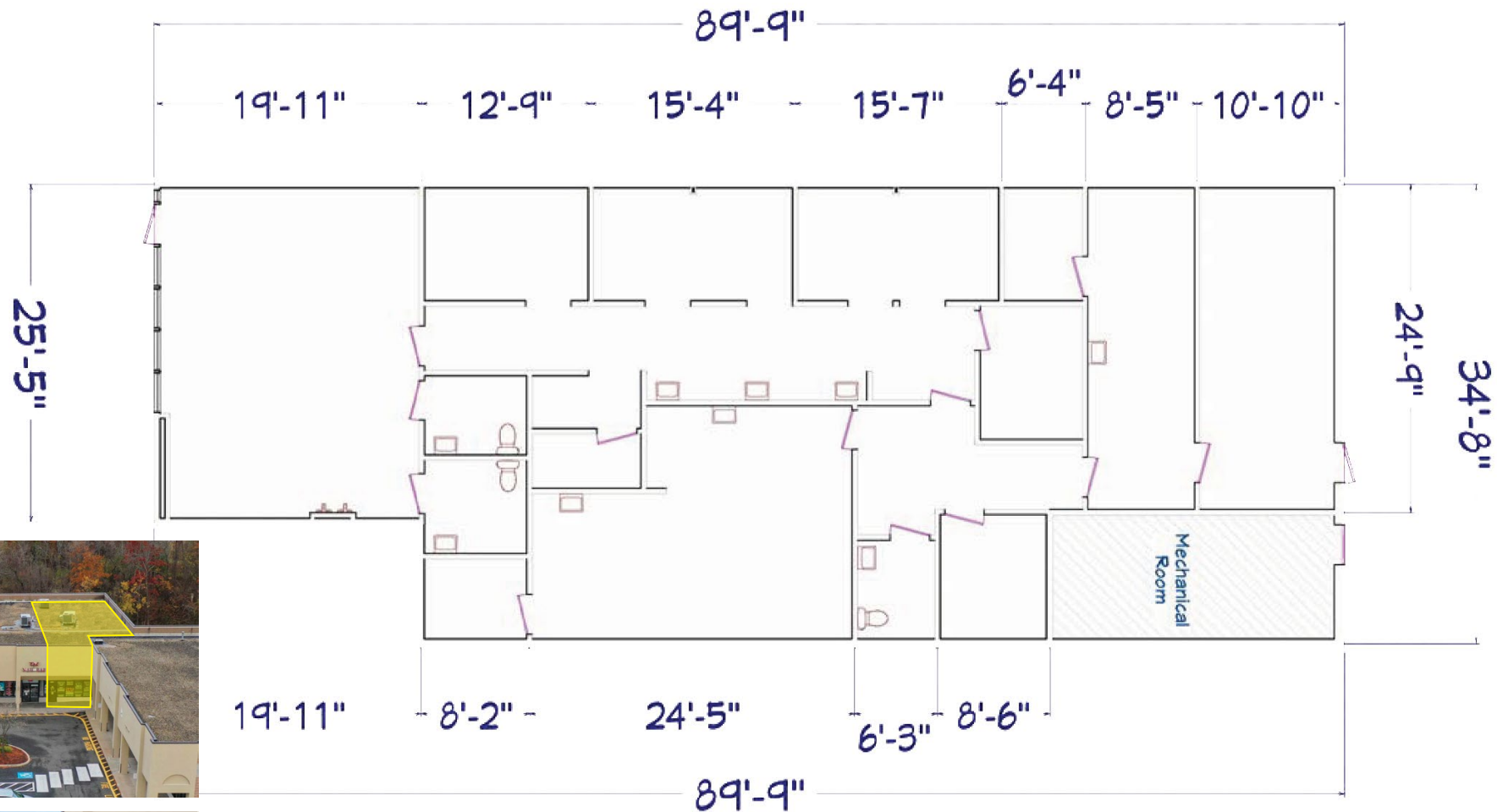
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TURNPIKE PLAZA

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UNIT 07A - 2,731 SF



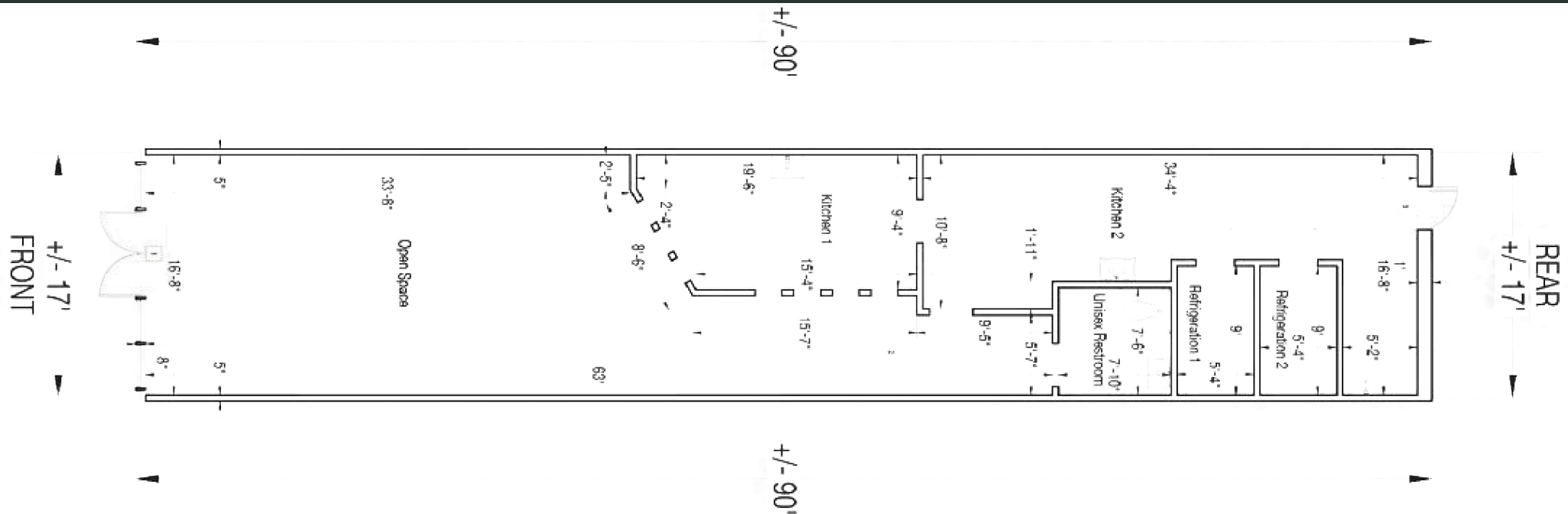
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TURNPIKE PLAZA

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UNIT 07B - 1,542 SF



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TRADE AREA DEMOGRAPHICS

1 MILE RADIUS:



Total Population: **8,755**

Households: **3,793**

Daytime Population: **9,351**

Median Age: **40.0**



Average Household Income: **\$123,423**

Median Household Income: **\$96,245**

3 MILE RADIUS:



Total Population: **73,977**

Households: **29,432**

Daytime Population: **54,408**

Median Age: **37.8**



Average Household Income: **\$115,544**

Median Household Income: **\$94,551**

5 MILE RADIUS:



Total Population: **203,037**

Households: **82,717**

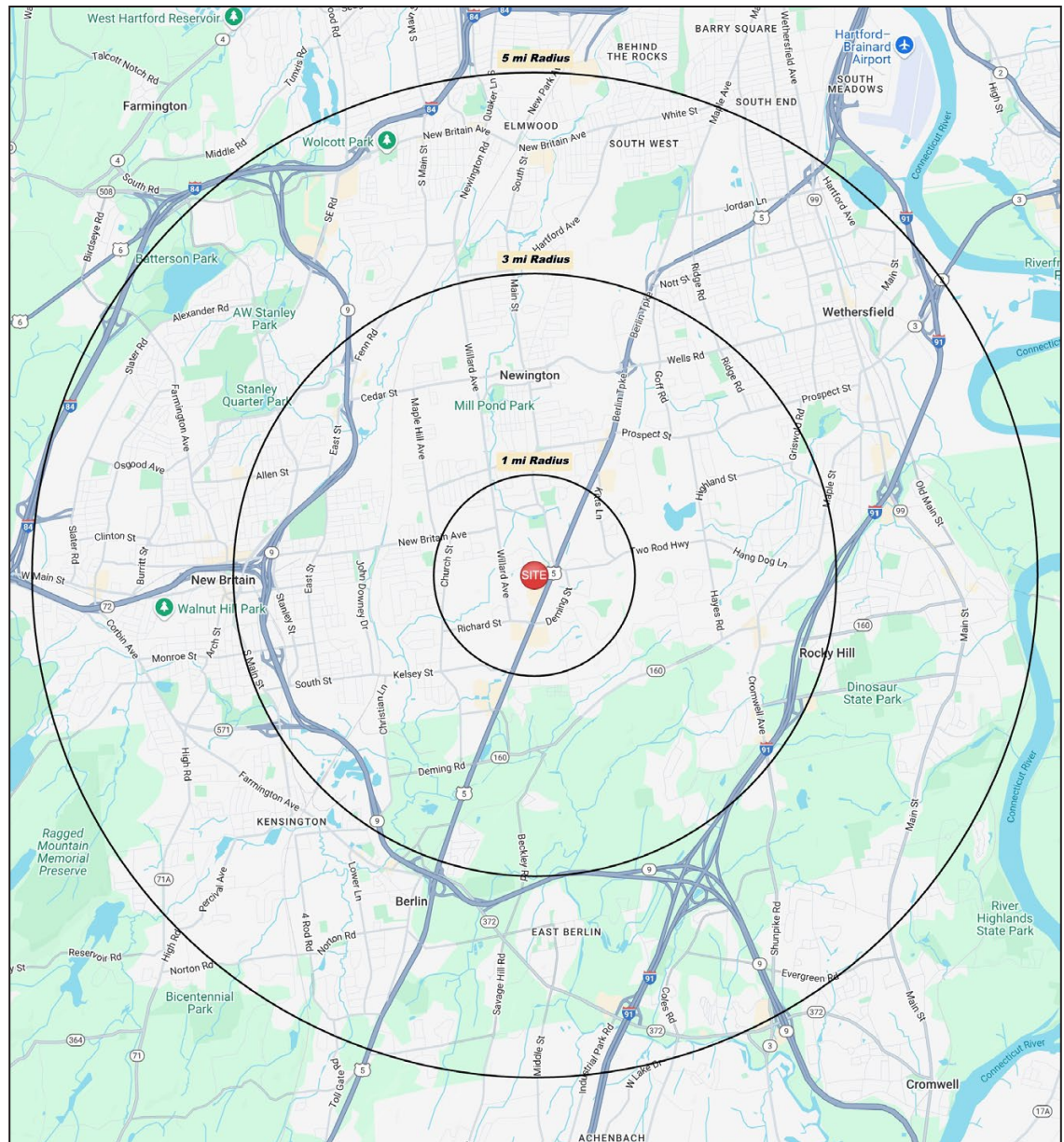
Daytime Population: **165,304**

Median Age: **38.8**



Average Household Income: **\$111,924**

Median Household Income: **\$90,401**



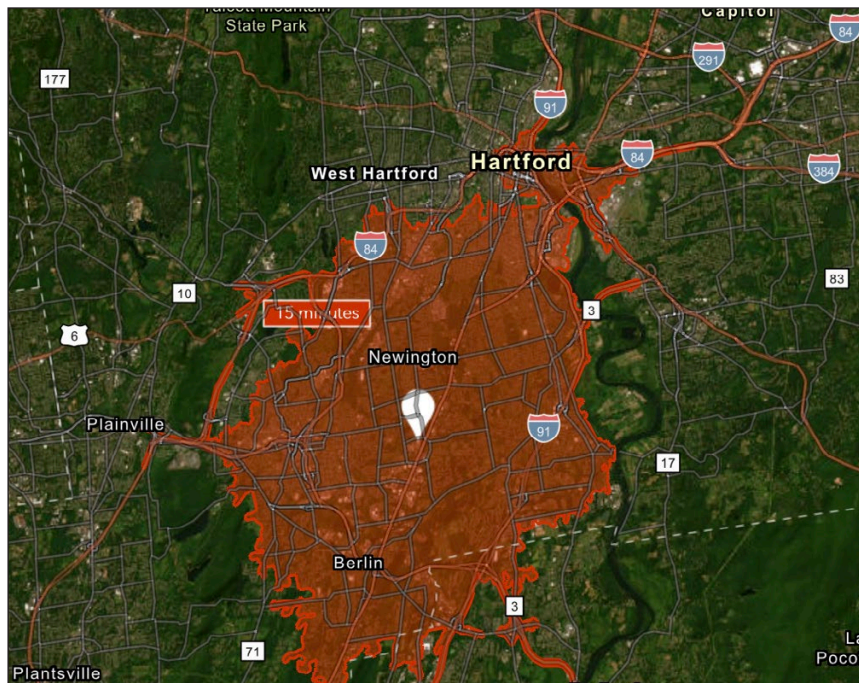
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15 MINUTE DRIVE TIME



KEY FACTS

218,218

Population

\$76,507

Median Household Income

39.2

Median Age

262,835

Daytime Population

TAPESTRY SEGMENTS

Fresh Ambitions

13,750 Households

Socioeconomic Traits

Nearly one in four is foreign-born. Supporting large families, many earners will take on overtime work when possible.

Household Types

More single-parent than married-couple families.

Typical Housing

Multi-unit Rentals; Single Family

Parks & Rec

12,729 Households

Socioeconomic Traits

More than half of the population is college educated. This is a financially shrewd market with a diverse workforce.

Household Types

Married couples, approaching retirement age.

Typical Housing

Single Family

Front Porches

11,693 Households

Socioeconomic Traits

Composed of a blue-collar workforce with a strong labor force participation rate.

Household Types

Young families w/ children, single parent families, singles living alone.

Typical Housing

Single Family; Multi-units

TOTAL RETAIL SALES

Includes F&B



\$2,150,592,995

EDUCATION

Bachelor's Degree
or Higher



34%

OWNER OCCUPIED HOME VALUE

Average



\$375,394

ANNUAL HOUSEHOLD SPENDING

\$3,317

Eating
Out

\$2,284

Apparel &
Services

\$6,176

Groceries

\$261

Computer &
Hardware

\$6,855

Health
Care



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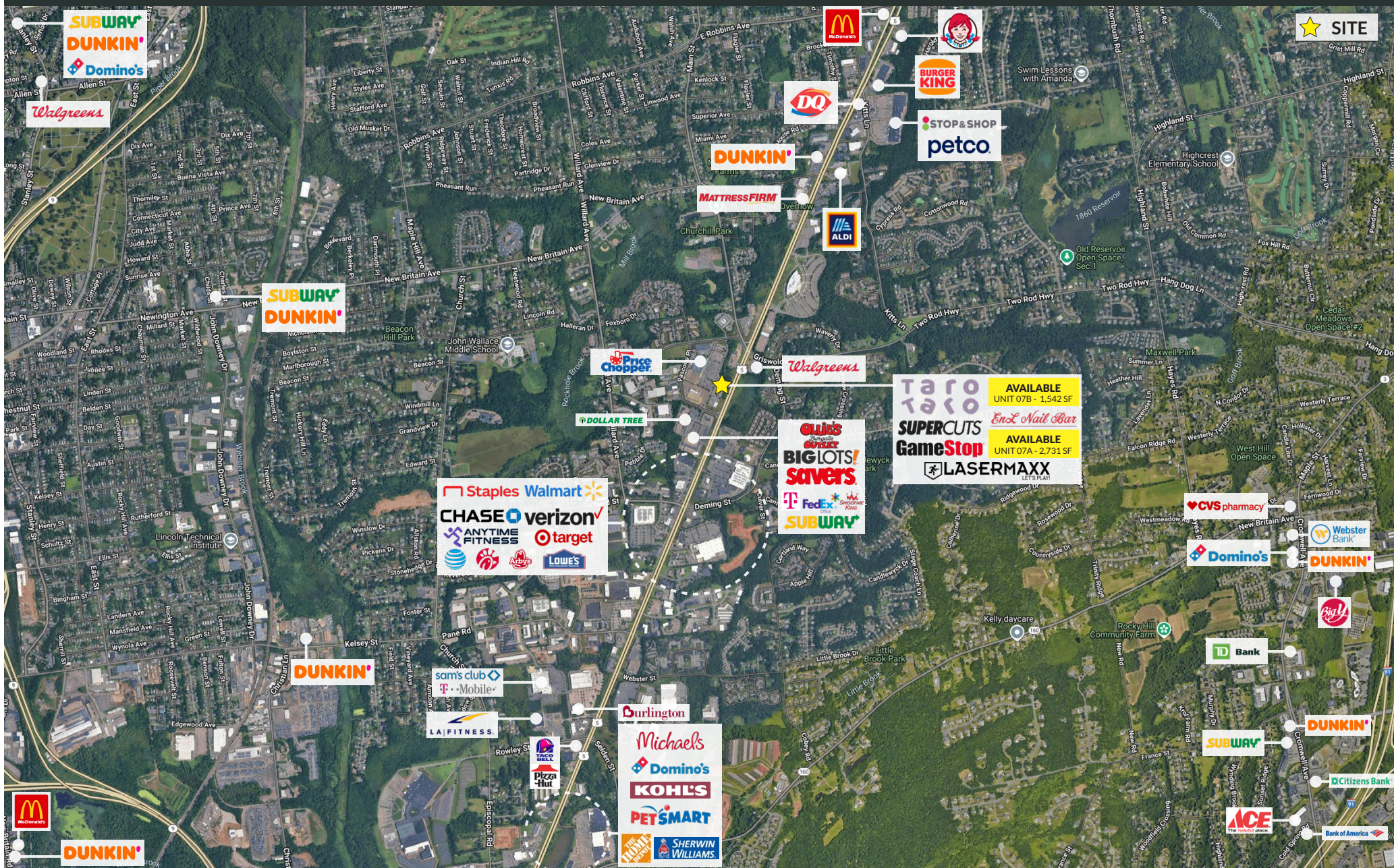


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