

TOLLAND MEETINGHOUSE COMMONS

200 MERROW ROAD | TOLLAND, CT 06084

AVAILABLE 1,365 SF - 13,058 SF + 2,870 SF WITH DRIVE-THRU

AREA TENANTS



DUNKIN'

SUBWAY

PROPERTY INFORMATION

- Built in 1988
- 180 Parking Spaces
- Gross Leasable Area: 36,800 SF
- Total Land Area: 7.92 AC
- Traffic Count:
 - I-84: 70,858 VPD
 - Merrow Road, CT 195: 17,812 VPD
- 0.3 miles from exit 68 off of I-84

SPACE DETAILS

- Available:
 - 1,365 sf
 - 2,870 sf with drive-thru
 - 1,833 sf
 - 13,058 sf

AREA DEMOGRAPHICS

2025 DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
POPULATION	753	11,755	33,310
MEDIAN HH INC	\$113,084	\$129,114	\$111,625
AVERAGE HH INC	\$186,665	\$182,931	\$151,428



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FOR MORE INFORMATION CONTACT:

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TRADE AREA DEMOGRAPHICS

1 MILE RADIUS:



Total Population: **753**

Households: **285**

Daytime Population: **1,501**

Median Age: **43.5**



Average Household Income: **\$186,665**

Median Household Income: **\$113,084**

3 MILE RADIUS:



Total Population: **11,755**

Households: **4,443**

Daytime Population: **6,182**

Median Age: **43.1**



Average Household Income: **\$182,931**

Median Household Income: **\$129,114**

5 MILE RADIUS:



Total Population: **33,310**

Households: **13,460**

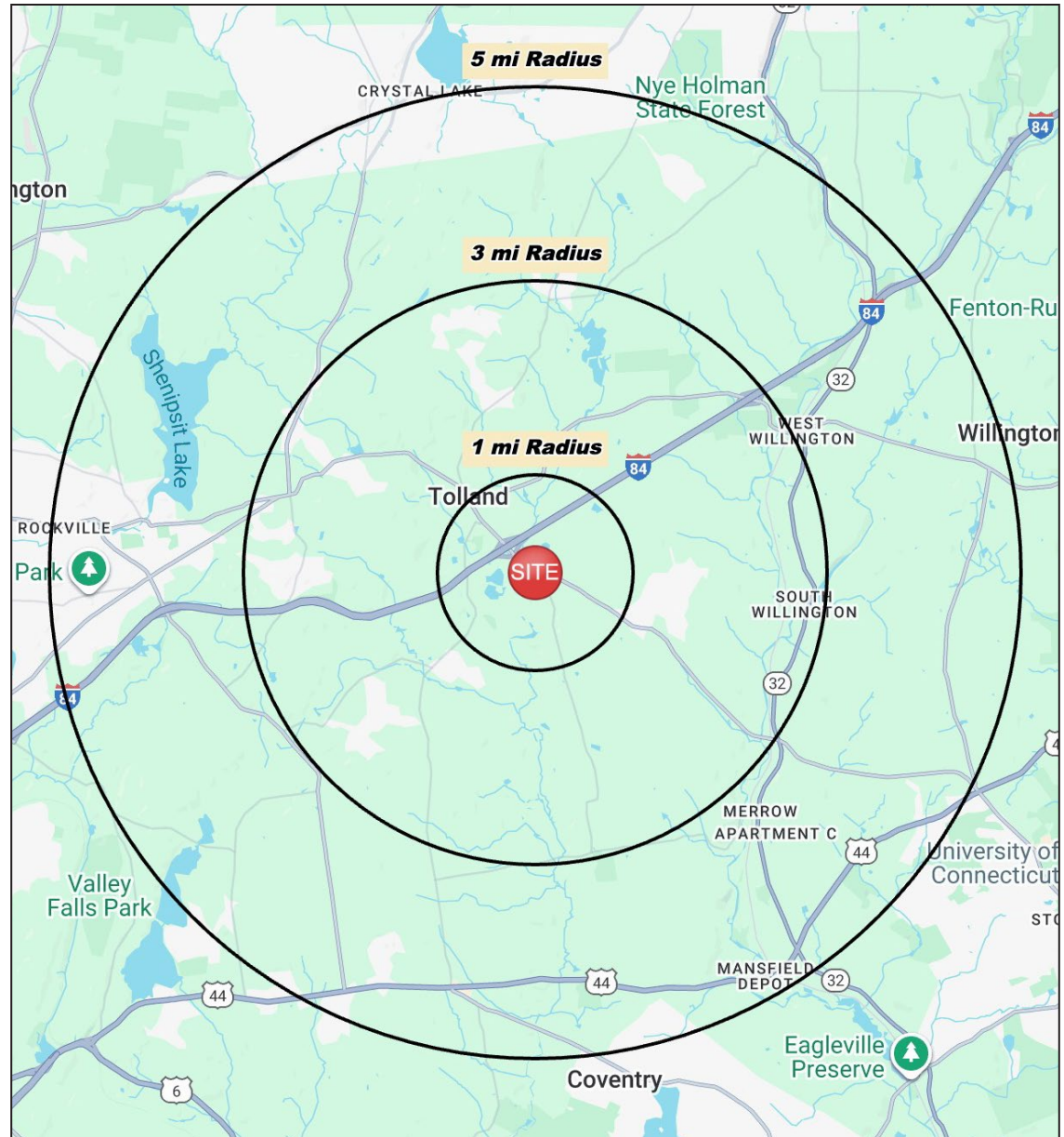
Daytime Population: **19,275**

Median Age: **40.8**



Average Household Income: **\$151,428**

Median Household Income: **\$111,625**



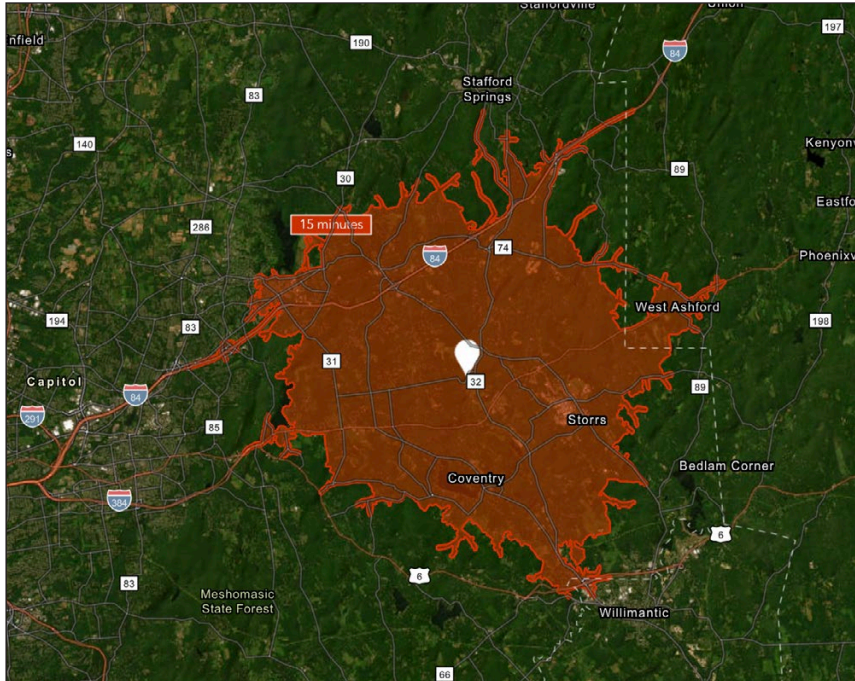
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15 MINUTE DRIVE TIME



KEY FACTS

51,736

Population

\$99,774

Median Household Income

30.8

Median Age

42,412

Daytime Population

TAPESTRY SEGMENTS

Savvy Suburbanites

4,791 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

Classic Comfort

2,098 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

Emerging Hub

1,901 households

Socioeconomic Traits

These growing urban communities consist mostly of young, single professionals and students. Many work remotely in professional fields, rent apartments, and frequently relocate. Walking or biking is sometimes possible.

Household Types

Singles living alone; married couples with no kids

Typical Housing

Multi-Units

TOTAL RETAIL SALES

Includes F&B



\$503,849,112

EDUCATION

Bachelor's Degree
or Higher



49%

OWNER OCCUPIED HOME VALUE

Average



\$446,308

ANNUAL HOUSEHOLD SPENDING

\$4,454

Eating
Out

\$2,669

Apparel &
Services

\$8,032

Groceries

\$257

Computer &
Hardware

\$8,420

Health
Care



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6.5 MILES FROM UCONN (11 MIN DRIVE)



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