

# 87 MAIN STREET

NEW CANAAN, CT



<b>USE</b>	<b>SIZE</b>	<b>RENT PSF</b>	<b>AVAILABLE</b>
RESTAURANT OR RETAIL	4,000 SF + FULL BASEMENT	\$38 NNN	IMMEDIATE

**DESCRIPTION:** Prime restaurant or retail space available for lease in the heart of downtown New Canaan. Prominent free-standing building surrounded by a variety of shops, restaurants, and amenities. This attractive building was originally constructed as a bank, but was previously occupied by a restaurant for many years. All restaurant equipment, except for the hood and walk-in cooler, has been removed. No key money. Space features high ceilings, large windows, and an enormous basement for tenant's private storage.

AREA DEMOGRAPHICS	5 MILE RADIUS
AVERAGE HOUSEHOLD INCOME	\$151,644
POPULATION	124,127

**EXCLUSIVE BROKER:**  
Sean Grathwohl  
203.349.5005 | sean@davidadamrealty.com



57 Wilton Road, Westport, CT 06880 | Phone 203.221.8148 | Fax 203.341.7494 | [www.davidadamrealty.com](http://www.davidadamrealty.com)

The information above has been obtained from sources believed to be reliable. While we do not doubt it's accuracy, we have not verified it and make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy and completeness.



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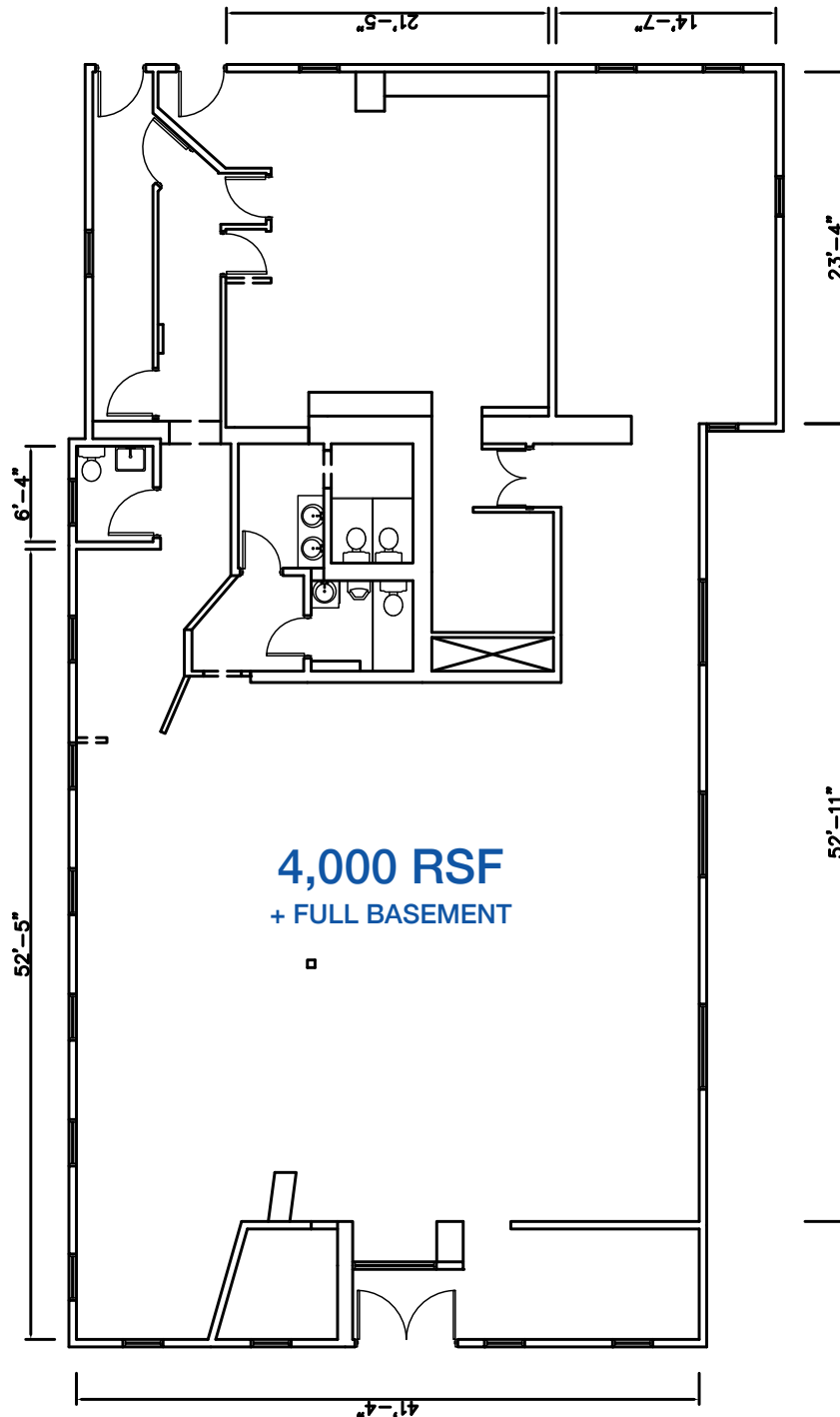


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