



Newington, Connecticut
3320 Berlin Turnpike

- Mixed use commercial, industrial plaza.
- Easy access to I-91, 84 and Route 9.
- Retail, office, warehouse and distribution approved.
- 20' ceiling height. 10' wide roll up doors. Truck access to and from Costello Road.
- Built in 2008 with all public utilities separately metered.

Location:	41.656840°, -72.723554°
Space Available:	3,200 sf free standing building.
Price:	Call for details.
Area Retail:	Ashley Furniture, Target, Lowe's, Walmart, Stew Lenoard's, Sam's Club, Best Buy, Home Depot, Kohl's, Michael's, CVS Pharmacy, LA Fitness, JoAnn Fabrics, PC Richards, Dick's, Rave Cinemas.
Traffic Counts:	35,800-36,800 VPD on Berlin Turnpike.

Demographics	1 mile	3 miles	5 miles
Population:	5,878	65,360	183,756
Households:	2,426	26,298	74,630
Med. HH Income:	\$73,002	\$65,490	\$63,671
Daytime Population:	6,078	61,861	154,986

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