

# Storrs Center

MANSFIELD-STORRS, CONNECTICUT

For Lease



**SULLIVAN HAYES**  
N O R T H E A S T

Managed by **wilder** Leased by the Wilder Companies  
in association with SULLIVANHAYES  
860.677.5252 • [sullivanhayesne.com](http://sullivanhayesne.com)

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# Storrs Center

MANSFIELD-STORRS, CONNECTICUT

▼ For Lease

- Storrs Center is the new mixed-use town center built adjacent to The University of Connecticut
- Grocery anchored by brand new Market 32, co-tenants include CVS, Barnes & Noble, 7 Eleven, Moe's, and more
- Over 600 residents living in apartments above shops



|                       |  |                |                |                |
|-----------------------|--|----------------|----------------|----------------|
| <b>Location</b>       | Storrs Road (Route 195), Mansfield-Storrs, CT  |                |                |                |
| <b>Size</b>           | 1,517 SF, 683 SF, 2,018 SF, 1,118 SF   |                |                |                |
| <b>Price</b>          | Call for details   |                |                |                |
| <b>Area Retail</b>    | Market 32, Amazon, Starbucks, Barnes & Noble, Dunkin Donuts, CVS, Moe's, Blaze Pizza |                |                |                |
| <b>Traffic Counts</b> | 17,200 - 12,400 VPD on Rt 195  |                |                |                |
| <b>Demographics</b>   | <b>1 mile</b>  | <b>3 miles</b> | <b>5 miles</b> | <b>7 miles</b> |
| <b>Population</b>     | 11,107   | 21,404         | 35,284         | 68,648         |
| <b>Households</b>     | 620  | 3,578          | 9,022          | 21,097         |
| <b>Avg. HH Income</b> | \$149,898  | \$110,646      | \$93,986       | \$82,450       |
| <b>Daytime Pop.</b>   | 7,475  | 13,623         | 20,950         | 45,295         |

**TENANTS**

**CVS**  
pharmacy

**amazon**

**BARNES & NOBLE**  
BOOKSELLERS

**7 ELEVEN**

**BRUEGGER'S BAGELS**  
AUTHENTIC NEW YORK STYLE

**insomnia**  
cookies

**MARKET 32**  
BY PRICE CHOPPER

**MOE'S**  
southwest grill®

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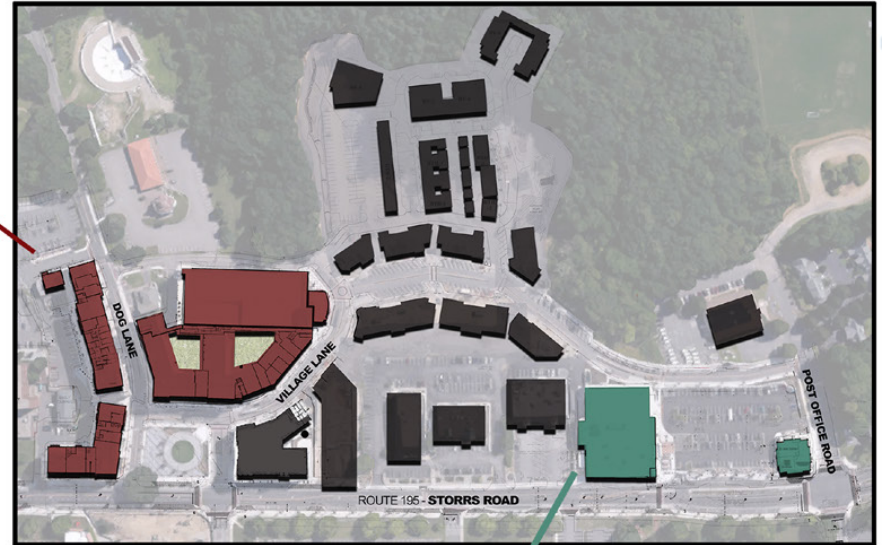
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# STORRS CENTER

STORRS ROAD (ROUTE 195), STORRS CT



## LEASE PLAN

LP - 2

MARCH 19, 2018

- OCCUPIED SPACE
- AVAILABLE SPACE
- SHADOW TENANTS



MAIN STREET HOMES

PHASE 1B

RETAIL PHASE 2

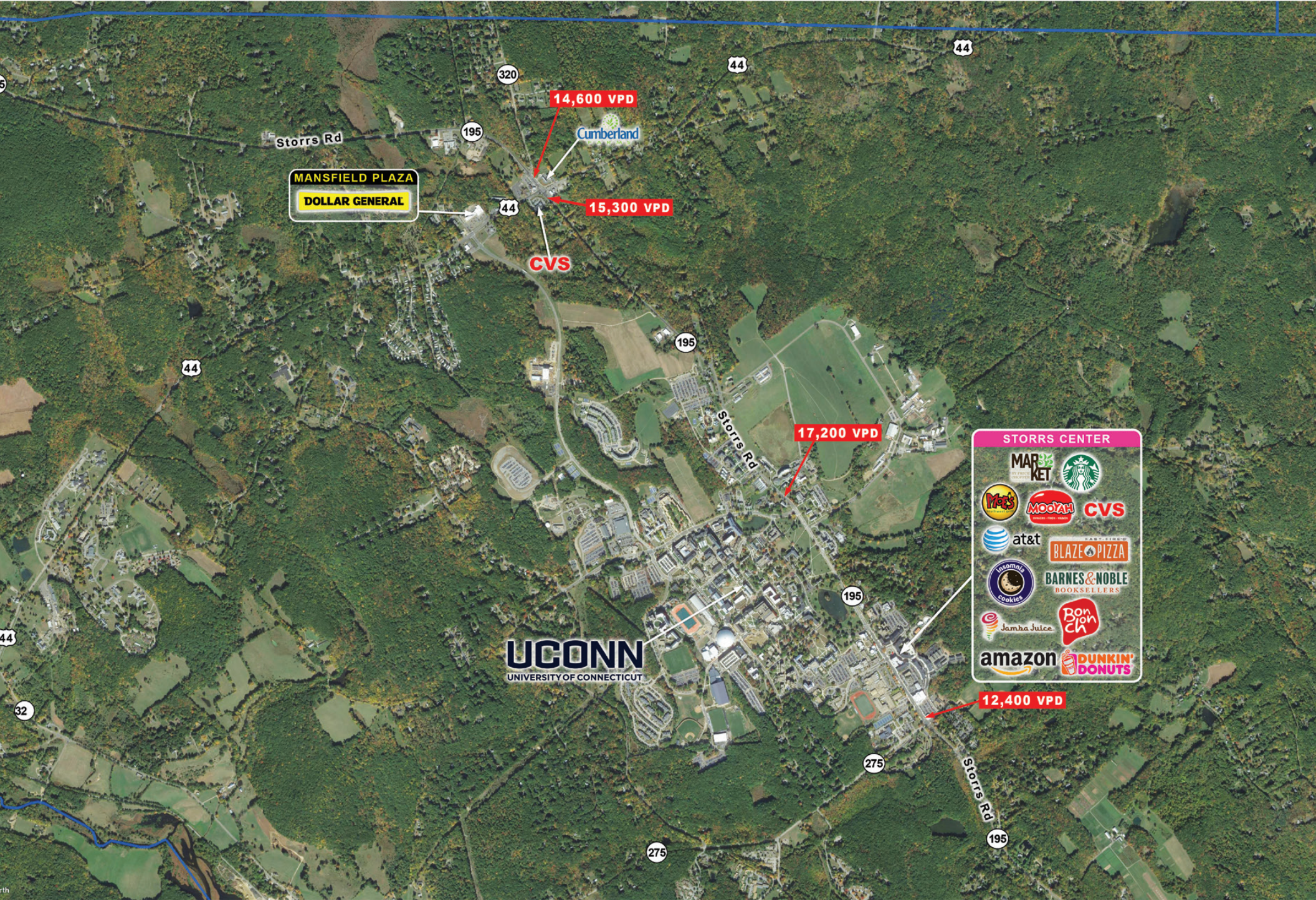
EXISTING BUILDING

AVAILABLE 2,018 SF

AVAILABLE 1,517 SF  
 AVAILABLE 683 SF

AVAILABLE 1,118 SF





**MANSFIELD PLAZA**  
**DOLLAR GENERAL**

**14,600 VPD**

**15,300 VPD**

**CVS**

**17,200 VPD**

**STORRS CENTER**

- MARSH KET
- Starbucks
- Meat's
- MODAH
- CVS
- at&t
- BLAZE PIZZA
- insomniac cookies
- BARNES & NOBLE BOOKSELLERS
- Jamba Juice
- Bonchon
- amazon
- DUNKIN' DONUTS

**12,400 VPD**

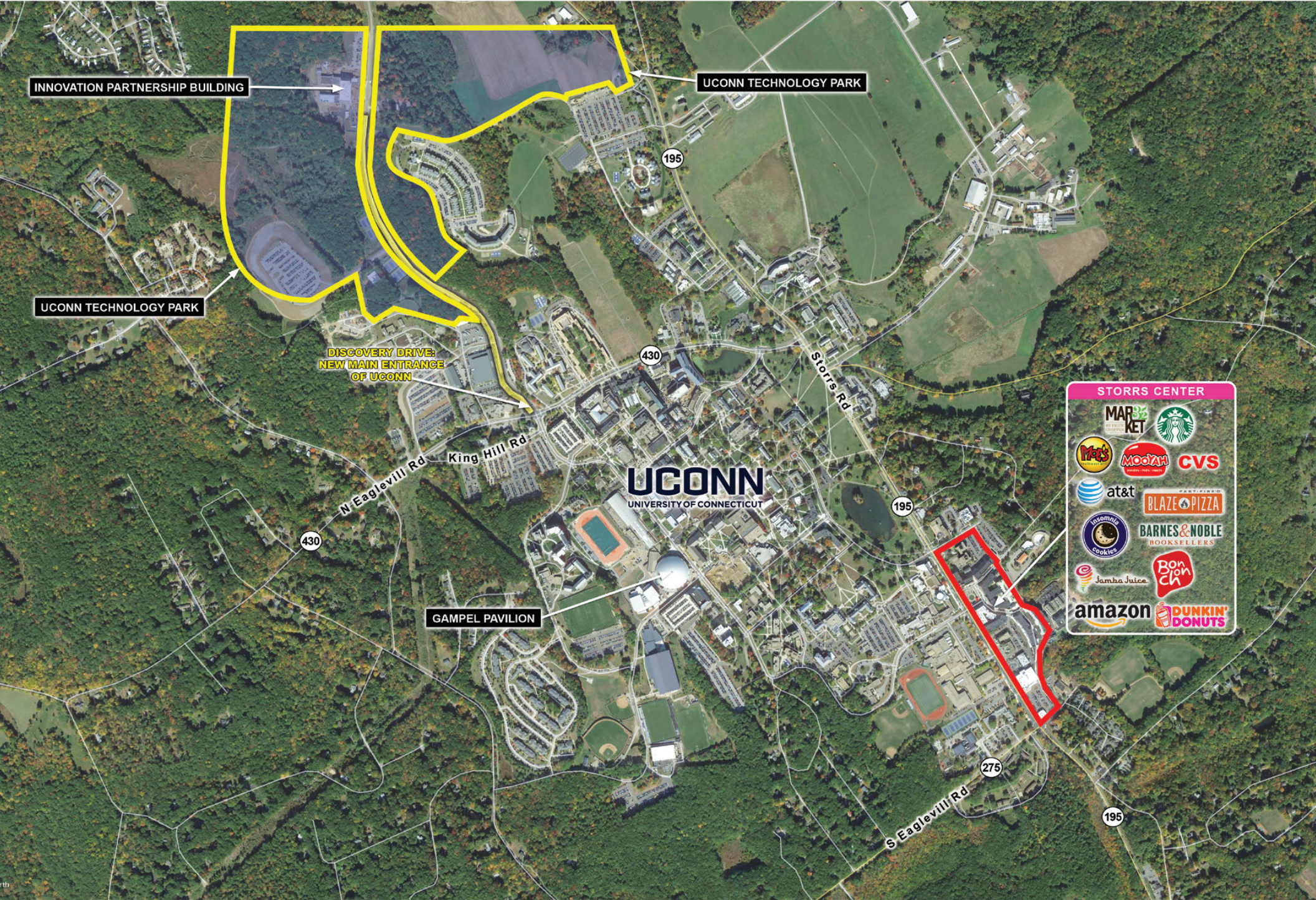
**UConn**  
UNIVERSITY OF CONNECTICUT

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INNOVATION PARTNERSHIP BUILDING

UCONN TECHNOLOGY PARK

UCONN TECHNOLOGY PARK

DISCOVERY DRIVE:  
NEW MAIN ENTRANCE  
OF UCONN

**UCONN**  
UNIVERSITY OF CONNECTICUT

GAMPEL PAVILION

**STORRS CENTER**

- MARSH KET
- Starbucks
- Mac's
- MOOH
- CVS
- at&t
- BLAZE PIZZA
- Insomniac Cookies
- BARNES & NOBLE BOOKSELLERS
- Jamba Juice
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