



# 26-42 PERSHING DR. | DERBY, CT | RED RAIDER PLAZA

## DEMOGRAPHICS

### POPULATION

1 mile: 9,748  
3 miles: 53,480  
5 miles: 97,502

### # HOUSEHOLDS

1 mile: 4,142  
3 miles: 21,476  
5 miles: 38,273

### AVG. HOUSEHOLD \$

1 mile: \$59,270  
3 miles: \$81,066  
5 miles: \$99,291



## AVAILABLE: 1,400-8,930± SF

TREMENDOUS VISIBILITY!

Easy access to property from Rt.8, minutes away! This re-development project offers exceptional exposure to local shoppers and regional commuters alike. With all that traffic every day, say "hello!" to thousands of potential new customers!

**RETAIL NEXT-DOOR:** MedExpress, T-Mobile, AT&T, Sam's, Jersey Mike's, Jake's Wayback Burgers, Moe's Southwest Grill, Family Dollar, Crown Fried Chicken, Planet Fitness, Panera, Aldi and many more!!

**23,000± ADT**

PERSHING DR.

**A TRUE EXCLUSIVE...  
CALL FOR THE DETAILS!**

AGENTS:

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