

CLOCKTOWER SQUARE

477 MAIN STREET | MONROE, CT 06468

AVAILABLE 2,650SF

ANCHORED BY



PROPERTY INFORMATION

- Pad site opportunity
- GLA: 70,000sf on 8.52 acres
- Center is located on well-traveled Route 25 / Main Street
- Close proximity to the 8/25 connector, Merritt Parkway, I-84, and I-95
- Signalized entrance
- Traffic Count: 20,000 vpd
- Outdoor courtyard with possible seating arrangements

SPACE DETAILS

- Available 2,650sf

AREA DEMOGRAPHICS

2018 DEMOGRAPHICS	3 MILE	5 MILE	7 MILE
POPULATION	16,364	49,084	97,911
MEDIAN HH INC	\$135,260	\$131,557	\$129,976
AVERAGE HH INC	\$181,568	\$171,545	\$170,833



www.chartweb.com

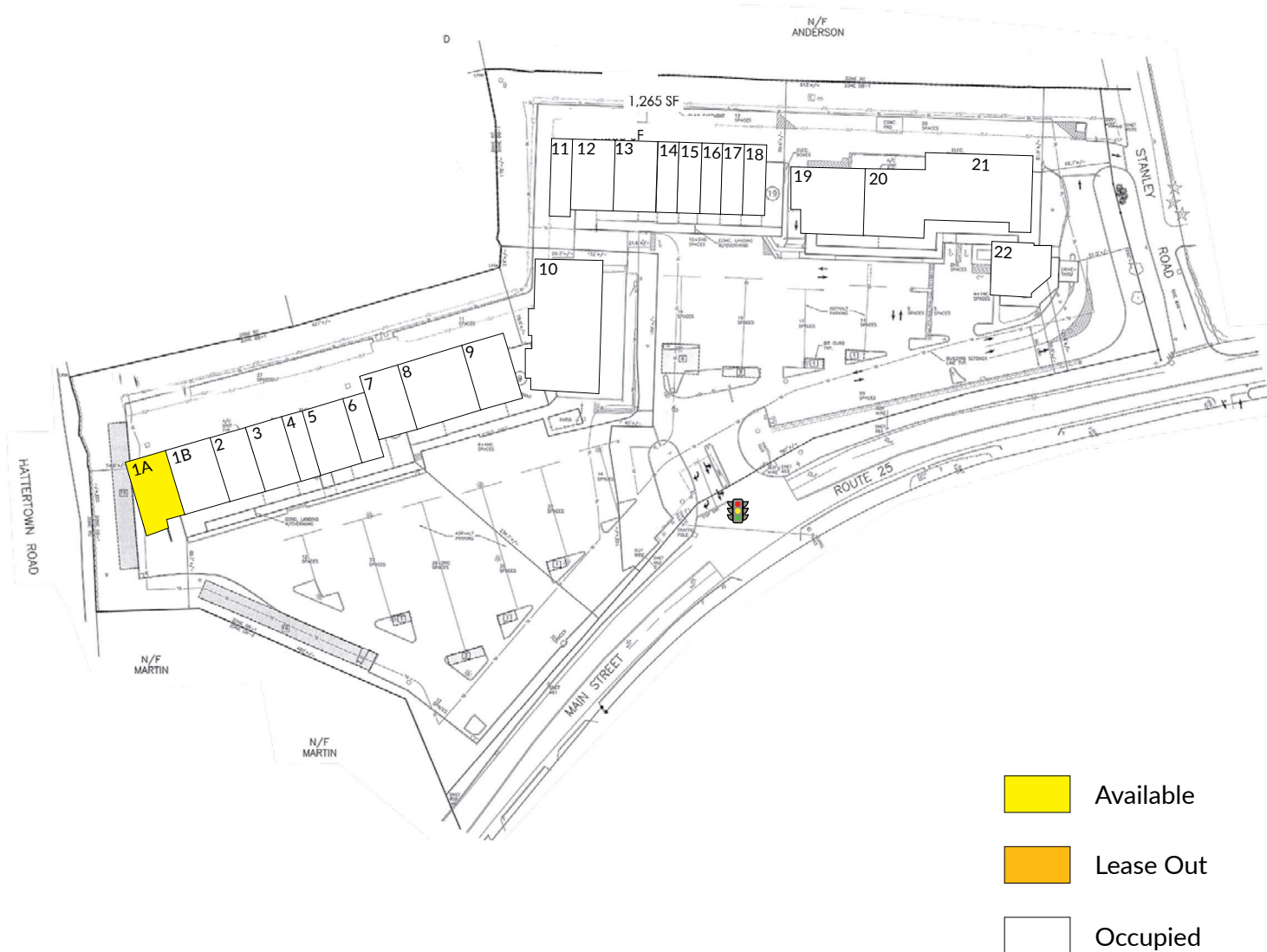
FOR MORE INFORMATION CONTACT:

WILLIAM CAFERO | 203.683.1566 | william@chartweb.com

CLOCKTOWER SQUARE

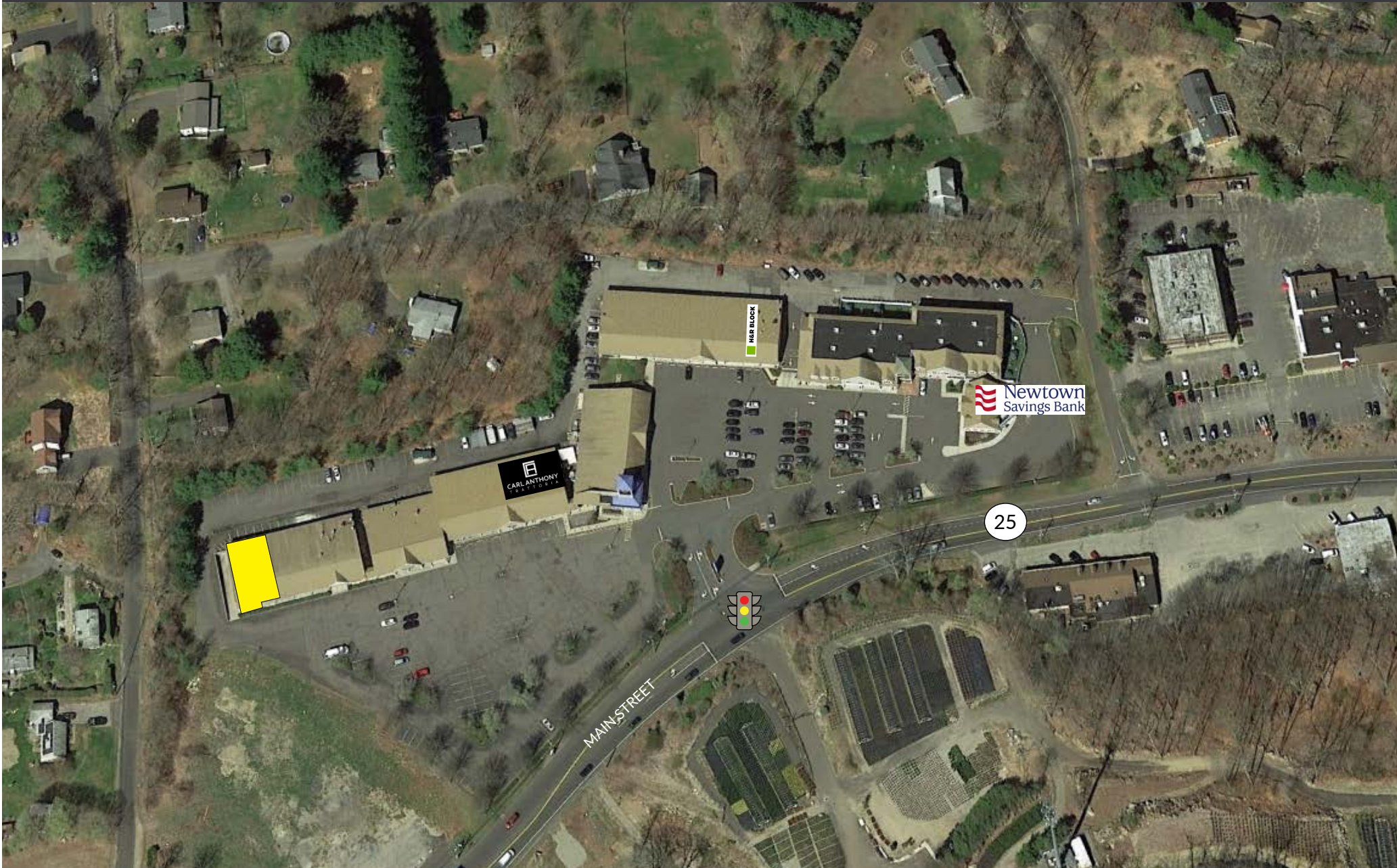
477 MAIN STREET | MONROE, CT 06468

#	TENANT	Sq. Ft.
01A	Available	2,650
01B	Hammered In Time	2,650
02	Welcome's Workshop	2,217
03	India Raj	1,392
04	Bollywood Dance	1,243
05	Deli	2,530
06	Grand Illusions	1,243
07	Lakeside Nutrition	2,486
08	Connecticut Dance	3,786
09	Carl Anthony's	2,387
10	Natural Pet Outlet	7,800
11	Dog Groomer	1,475
12	Turning the Page	2,500
13	Pemberley Consignment	2,508
14	Nail Salon	1,088
15	Storage Center	1,337
16	Towers Cleaners	1,243
17	H & R Block	1,250
18	Fish Market	1,243
19	Country Hearts	4,119
20	Tutor Time	9,290
21	Office	15,929
23	Newtown Savings Bank	2,600



CLOCKTOWER SQUARE

477 MAIN STREET | MONROE, CT 06468



CHARTER REALTY & DEVELOPMENT

Information contained in this document has been reviewed and approved by Charter Realty and Development; however, errors sometimes occur. Charter disclaims any warranty of any kind, expressed or implied, as to any matter whatsoever relating to this service. In no event shall Charter be liable for any indirect, special, incidental or consequential damages arising out of any use of or reliance on any content or materials contained herein.

CLOCKTOWER SQUARE

477 MAIN STREET | MONROE, CT 06468

