

FOR LEASE: 1,900 SF - 12,639 SF

PAD SITE AVAILABLE

- » GLA: 151.773 SF
- » Anchored by Porter & Chester Technical Institute and Funz Trampoline Park
- » Join CVS, Family Dollar, Citi Trends, and more!
- » Located along the major retail thoroughfare, Dixwell Avenue
- » 770 Parking Spaces



DEMOGRAPHICS					
	1-Mile	3-Miles	5-Miles		
Population	19,903	129,490	237,310		
No. of Household	8,214	52,671	94,003		
Avg. Household Income	\$89,589	\$105,874	\$105,475		

38,000 VPD

A TRUE EXCLUSIVE... CALL FOR THE DETAILS!

This information provided in this marketing package has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk.

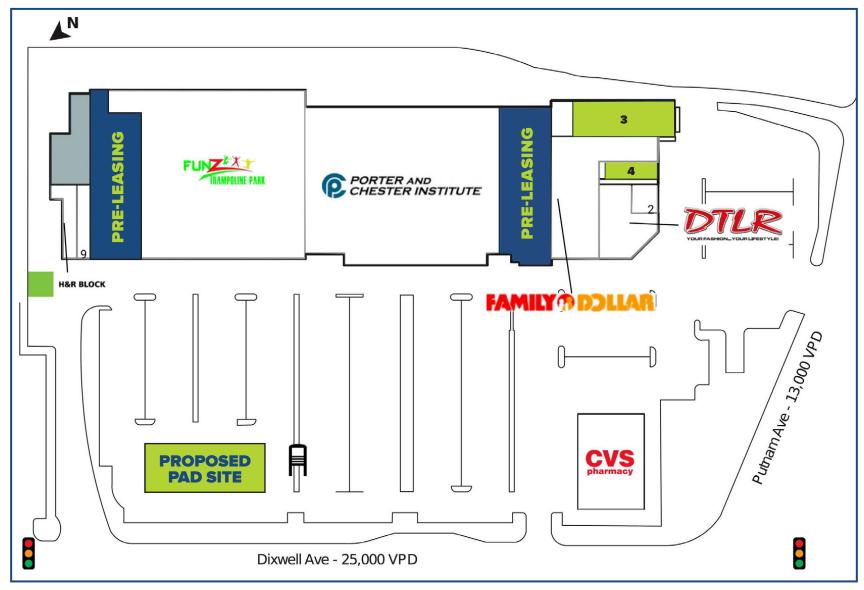
AGENTS:

TYLER LYMAN 203.529.4639 tl@truecre.com

DOMINICK MUSILLI 203.529.4629 dm@truecre.com WES CRAFT 203.522.7484 wc@truecre.com



PUTNAM PLACE DIXWELL AVENUE & PUTNAM AVENUE 1245 DIXWELL AVENUE, HAMDEN, CT



AVAII	LABLE SPACES			
3		5,777 SF		
4		1,900 SF		
CURRENT TENANTS				
PAD	CVS Pharmacy	12,000 SF		

1	Family Dollar	11,058 SF
2	Haven Hair Braiding	1,110 SF
5-6	Downtown Locker Room	5,176 SF
8	H&R Block	2,503 SF
9	China Wok	1,600 SF
11	PRE-LEASING	11,660 SF

12	Funz Trampoline Park	44,887 SF
13	Porter & Chester Institute	
13C	PRE-LEASING	12,639 SF



