



Liberty Square Commercial Lease

114 East Main St, Clinton, CT 06413
(right off CT Rte-1)



LEASE PRICE: \$17/sf/yr NNN

10,722sqft with additional outside storage area

High Traffic count approx. 12,000+ vehicles per day

Full basement space with conveyor belt

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www.dowrealty.com

No warranty or representation, expressed, or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental, or other conditions, withdrawal without notice, and to any special listing conditions imposed by our principles.



- Centrally located just 5 minutes off Exit 63 on CT I-95.
- Various shopping and restaurants along CT RT- 1.
- Close to CT Rail and public transportation

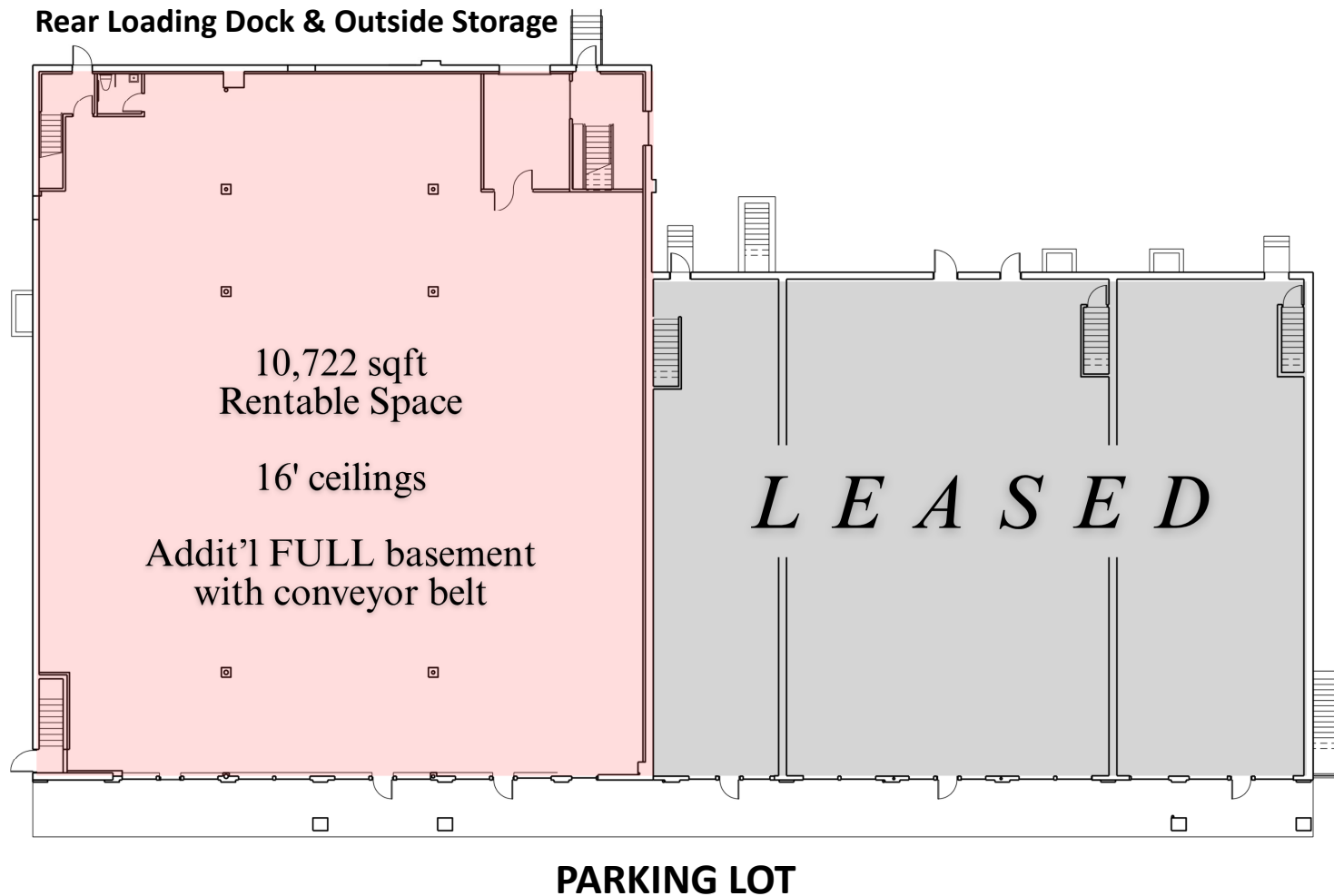
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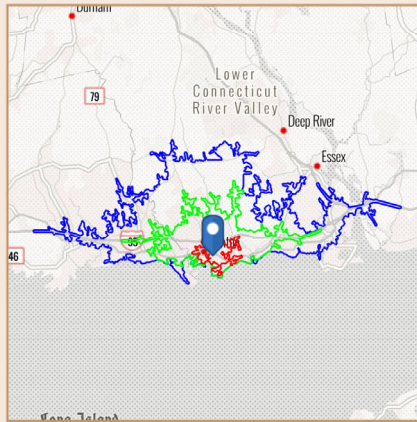
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BENCHMARK DEMOGRAPHICS

114 E Main St, Clinton, Connecticut, 06413

Drive time of 5 mins, 10 mins, & 15 mins



Based on ideas by Gary M. Ralston, CCIM, SIOR, CPM, CRE, CLS, CDP, CRX, FRICS

Source: This infographic contains data provided by Esri (2025, 2030), Esri-Data Axle (2025)

THE CCIM INSTITUTE



AGE SEGMENTS	DRIVE TIME			GEOGRAPHY		States	
	5 mins	10 mins	15 mins	Counties Lower Connecticut River Valley Planning Region	CBSAs Hartford-West Hartford-East Hartford, CT Metropolitan Statistical Area	Connecticut	USA
0 - 4	3.21%	3.23%	3.32%	3.89%	4.69%	4.77%	5.39%
5 - 9	3.53%	3.66%	3.94%	4.41%	5.11%	5.23%	5.75%
10 - 14	4.16%	4.07%	4.40%	4.70%	5.37%	5.59%	5.98%
15 - 19	4.74%	4.91%	5.17%	5.55%	6.39%	6.44%	6.47%
20 - 34	15.92%	15.22%	14.85%	17.50%	19.45%	19.20%	20.33%
35 - 54	24.00%	22.46%	21.81%	23.60%	24.71%	24.92%	25.20%
55 - 74	32.53%	32.90%	32.68%	29.27%	25.10%	24.98%	22.82%
75+	12.06%	13.55%	13.84%	11.05%	9.19%	8.89%	8.05%
HOUSEHOLD INCOME							
<\$15,000	5.5%	4.4%	4.2%	5.5%	7.6%	7.8%	8.3%
\$15,000-\$24,999	5.2%	4.7%	4.5%	4.9%	4.9%	5.2%	5.9%
\$25,000-\$34,999	8.6%	7.0%	6.7%	5.5%	5.5%	5.2%	6.3%
\$35,000-\$49,999	4.7%	5.4%	5.5%	5.2%	8.4%	8.1%	9.8%
\$50,000-\$74,999	17.9%	17.6%	16.3%	16.6%	12.7%	13.5%	15.6%
\$75,000-\$99,999	8.6%	10.0%	9.5%	12.5%	12.4%	12.0%	12.5%
\$100,000-\$149,999	18.5%	16.3%	15.4%	16.9%	18.7%	17.6%	17.8%
\$150,000-\$199,999	13.4%	12.8%	12.8%	11.6%	12.4%	11.3%	9.8%
\$200,000+	17.6%	21.9%	25.2%	21.2%	17.4%	19.3%	14.0%
KEY FACTS							
Population	4,512	15,037	37,796	174,486	1,145,815	3,608,872	339,887,819
Daytime Population	3,373	13,787	40,224	163,626	1,183,828	3,557,093	338,218,372
Employees	2,666	8,424	21,087	97,182	616,128	1,945,773	167,630,539
Households	1,982	6,702	16,392	74,887	471,556	1,451,347	132,422,916
Average HH Size	2.18	2.20	2.26	2.24	2.34	2.42	2.50
Median Age	51.2	52.3	52.3	46.9	41.9	41.8	39.6
HOUSING FACTS							
Median Home Value	422,886	483,036	523,927	444,638	375,507	407,234	370,578
Owner Occupied %	74.5%	80.3%	81.1%	75.0%	66.0%	65.3%	64.2%
Renter Occupied %	25.5%	19.7%	18.9%	25.0%	34.0%	34.7%	35.8%
Total Housing Units	2,201	8,142	19,541	84,073	505,284	1,560,165	146,800,552
INCOME FACTS							
Median HH Income	\$98,112	\$102,980	\$110,370	\$99,526	\$96,398	\$95,275	\$81,624
Per Capita Income	\$56,591	\$63,302	\$65,847	\$58,582	\$52,673	\$55,691	\$45,360
Median Net Worth	\$438,244	\$582,738	\$664,516	\$497,933	\$325,712	\$318,789	\$228,144