

# ±23 ACRES OF LAND FOR SALE

210 Shunpike Road & 102 Court Street, Cromwell, CT



## IDEAL INDUSTRIAL, FULFILLMENT CENTER, MEDICAL OR SPORTS FACILITY

### 210 SHUNPIKE ROAD

LAND SIZE: ±7.27 Acres

### REAR 102 COURT STREET

LAND SIZE: ±16 Acres

**TOTAL LAND SIZE: ±23.6 ACRES CONTINGENT ON ACCEPTABLE SURVEY**

#### ABOUT US

New England Retail Properties, Inc. is a full service commercial real estate development and brokerage company specializing in shopping center leasing, development and investment sales.

#### EXCLUSIVE BROKER

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**DEMOGRAPHICS**

**1 MILE**

**5 MILES**

**10 MILES**

TOTAL POPULATION

4,581

108,099

502,992

TOTAL # OF HOUSEHOLDS

2,080

47,218

208,244

AVG. HOUSEHOLD INCOME

\$96,070

\$105,926

\$93,394

**TRAFFIC COUNT:**

11,304 Vehicles Per Day (Shunpike Road)

3,703 Vehicles Per Day (Court Street)



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