

23,400 SF Prime Location Target Plaza END CAP



Presented by:

**Kaoud Real Estate
Development**

**Charlie Kaoud
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Price: Upon Request

END CAP LOCATED IN TARGET CENTER, TORRINGTON, CT

1914 East Main Street, Torrington, CT

A very vibrant retail Center with Target as its anchor. Other stores are Famous Footwear, Mattress Firm, Panera Bread and Game Stop. The Center opened in late 2007. All tenants are original. Panera added a drive through and has extended their lease for another ten years. Game Stop has extended their lease and Mattress Firm has extended for an additional ten years. The demographics for the city the Center is located in are misleading. While the demographics for Torrington itself are not high, the city is what is called a Micropolitan City (a city with between 10,000-50,000 residents that serves a much greater population). The Center draws from all of Litchfield County and up into the Berkshires to the North and from the East and South East into New Hartford, Canton, Avon, Simsbury and Farmington. All areas that are highly affluent. There is no Target store in these areas. The next closest is near Westfarms Mall in New Britain.

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- End Cap
- Prime Rt 202 Location
- Litchfield County
- High Visibility
- Heavy Traffic

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Major Tenant Information

Target	133,000 SF
Famous Footwear	7,140 SF
Game Stop	1,800 SF
Matress Firm	6,375 SF
Panera Bread	4,205 SF

Rental Rate: Upon Request

Property Type: Retail

Property Sub-type: Storefront

Gross Leasable Area: 23,400 SF

Year Built: 2007

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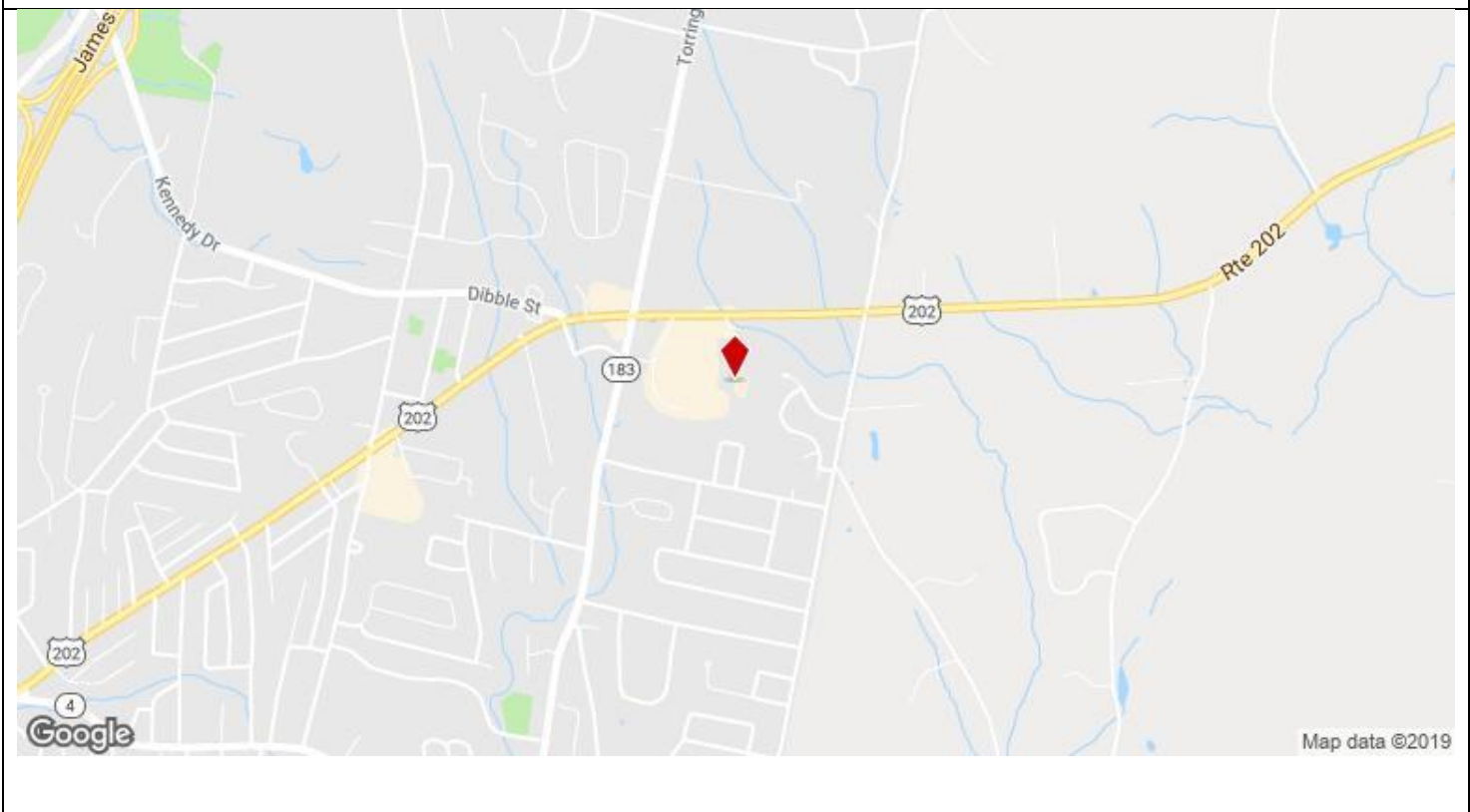
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Space Available:	23,400 SF	Built Out As:	Standard Retail
Rental Rate:	Upon Request	Space Type:	Relet
Date Available:	January 01, 2021	Space Use:	Retail
Service Type:	Negotiable	Lease Term:	Negotiable



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