

93-101 NORTH MAIN ST., BRANFORD, CT

Two Retail Spaces Available on Route 1



FOR LEASE

\$20/SF NNN

- ⇒ 6,700 SF Space Available
- ⇒ 4,600 SF Space Available
- ⇒ 2,700 SF Space Available
- ⇒ At traffic-lighted Intersection
- ⇒ Build out to suit
- ⇒ Gas Heat / Central AC
- ⇒ Public Water & Sewer
- ⇒ Public Gas
- ⇒ Zone: BL - Local Business
- ⇒ Frontage: 696 Ft.
- ⇒ Traffic Counts: 38,050
- Route 1: 15,850
- Cedar St: 22,200
- ⇒ Great parking & access
- ⇒ 18 Ft ceilings
- ⇒ Located off of I-95, Exit 54, Cedar St.

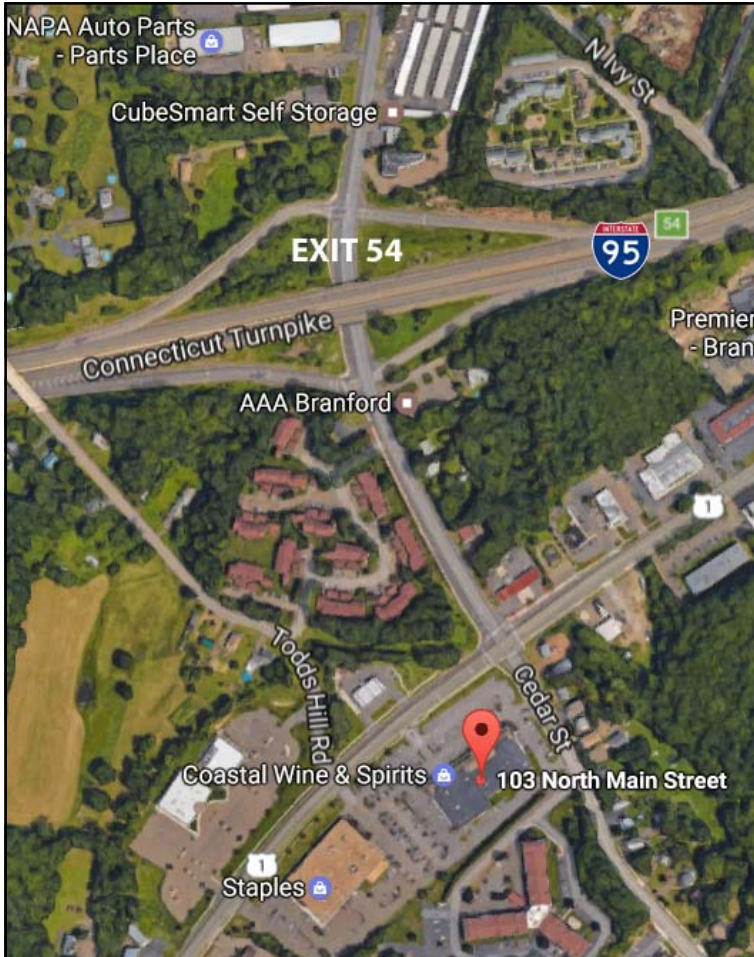


LYMAN

REAL ESTATE BROKERAGE & DEVELOPMENT
www.LymanRE.com

PETER WALSH

Main Office:
1160 Boston Post Rd.
Westbrook, CT 06498
Mailing Address:
73 Second Ave.
Westbrook, CT 06498
860-887-5000 x5 Office
860-304-9288 Cell
peterw@lymanre.com



Demographics	1 MILE	3 MILES	5 MILES
Total Population	6,547	39,160	107,853
Total Households	3,222	16,908	43,383
Average Household Income	\$75,379	\$91,179	\$77,266

All information stated is from sources deemed reliable and is submitted subject to errors, omission, changes of other terms and conditions, prior sales, financing or withdrawal without notice. Buyer/Tenant agents will be eligible for a portion of commission only if they have an existing signed representation.

