

19-105 Morrisville Plaza

Morrisville, VT 05661

FULLY LEASED

PROPERTY HIGHLIGHTS

Centrally located value driven shopping center

Services nearby communities including Morrystown, Hyde Park, Elmore, Wolcott, Johnson, and Stowe

Shadow anchored by busy Price Chopper supermarket

Area tenants include CVS, Aubuchon Hardware, Hannaford, Ace Hardware, and Tractor Supply



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 in price, rental or other conditions, or withdrawal without notice.

CONTACT: Rob Grady
Vice President of Retail Brokerage
RGrady@KeyPointPartners.com
781.418.6267

Magnolia Neu
Retail Brokerage Associate
MNeu@KeyPointPartners.com
781.418.6272

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| 2025 Demographics | 5 Mile | 10 Mile | 15 Mile |
|--------------------|----------|----------|----------|
| POPULATION | 9,040 | 19,950 | 34,354 |
| DAYTIME POPULATION | 4,158 | 9,925 | 13,470 |
| NUMBER OF HH | 3,962 | 8,556 | 14,825 |
| AVERAGE HH INCOME | \$82,807 | \$91,040 | \$86,369 |

| Tenant | SF |
|-----------------------------------|-----------|
| 1 TD Bank | 8,100 SF |
| 2 House of Davey | 3,900 SF |
| 3 Lamoille Family Health | 6,000 SF |
| 4 Dollar Tree | 8,400 SF |
| 5 Green Mountain Holistic Healing | 4,500 SF |
| 6 Marshalls | 19,202 SF |
| 7 Big Lots | 34,415 SF |
| 8 M&T Bank | 2,813 SF |
| 9 Kinney Drugs | 11,550 SF |
| 10 McDonalds | 5,500 SF |

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