

Silver Sands Plaza

855 Bridgeport Ave. (Route 1), Milford, CT 06460

FOR LEASE

3,478 SF (Subdividable)

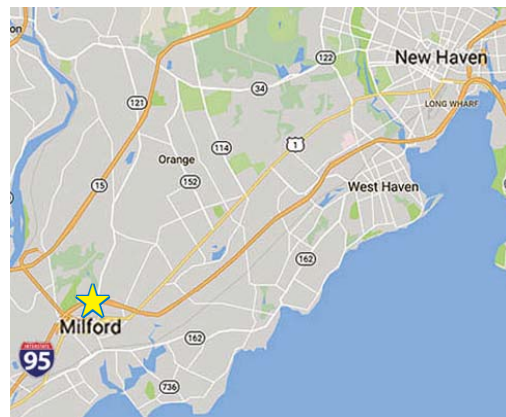
PROPERTY HIGHLIGHTS

Silver Sands Plaza is optimally positioned on Route 1 offering easy highway access and signalized access

Anchored by Stop & Shop, New England's premier grocery chain - offers grocery, pharmacy, banking and fuel facility sales and services providing a very strong daily necessities draw

Additional co-tenants AutoZone, Cost Cutters, Woodland Wine & Spirits, and JoJo Nails & Spa accentuate the daily foot-traffic at the center

Silver Sands Plaza benefits from being in a strong regional car market, with numerous dealerships located both north and south of the center



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.

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KEYPOINT PARTNERS
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TENANTS	
1 Stop & Shop	63,958 SF
2 Woodland Wine & Spirits	4,320 SF
3 JoJo Nails & Spa	1,980 SF
4 Available (Subdividable)	3,478 SF
5 Cost Cutters	1,260 SF
6 AAA (dark store)	2,780 SF
7 Auto Zone	7,285 SF
Total	85,061 SF



2024 DEMOGRAPHICS	1 Mile	3 Mile	5 Mile
POPULATION	8,766	78,104	131,607
DAYTIME POPULATION	7,944	27,653	77,462
NUMBER OF HH	4,050	20,269	54,013
AVERAGE HH INCOME	\$115,187	\$127,459	\$110,791

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