

# MEADOW COMMONS

NEWINGTON, CT



NEW DEVELOPMENT





## PROPERTY

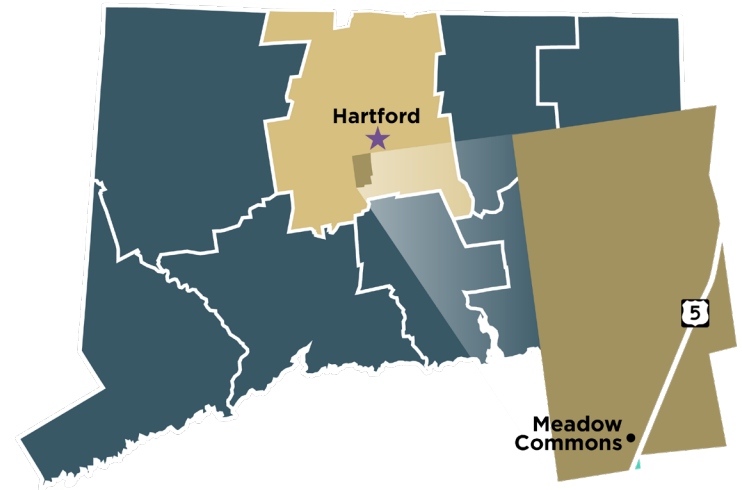
**Located in Newington, Connecticut, Meadow Commons offers retailers and restaurants a prime position along the Berlin Turnpike in a vibrant, mixed-use destination.**

Just over 24 acres, Meadow Commons will be the new home to approximately 269 luxury apartments, a unique anchor grocer and more than 35,000 square feet of lifestyle retail, dining and amenity tenants.

The site benefits from over 33,000 cars that drive by the property daily and a new, locally permitted fully-directional signal in order to access the site from the Berlin Turnpike. Meadow Commons is shadow-anchored by strong local and national retail, including Raymour & Flanigan, Best Buy, Target and many others.

Meadow Commons is just 15 minutes from downtown Hartford via the Berlin Turnpike and eight minutes to Interstate 91, providing tremendous access to the surrounding employment hubs. The State of Connecticut Department of Transportation and the regional headquarters of Eversource are minutes from the site and together employ over 1,000 daytime workers.

Within a five-mile radius of the property, the population is 186,419 with an average household income of \$83,405 and over 113,000 daytime workers. The Berlin Turnpike through Newington, CT is densely-populated with retail; Meadow Commons is strategically positioned at the mid-section of this retail hub with approximately 365 feet of frontage along the southbound side of the corridor and prime visibility from both directions.



# LEASE PLAN

Tenants



Available



Price Chopper  
Bertucci's  
Walgreens

FRIDAYS

DICK'S  
SPORTING GOODS

Party City

BIG  
LOTS!

Walmart

Staples

BOB'S  
FURNITURE

Chick-fil-A

LOWE'S

TARGET

Meadow Commons Site

Ashley  
HOMESTORE

BEST  
BUY

Friendly's



VISIBILITY TO A TRAFFIC VOLUME  
OF MORE THAN 33,000 VEHICLES DAILY.

Raymour & Flanigan  
FURNITURE | MATTRESSES

Berlin Turnpike

EVERSOURCE

Stew Leonard's

Burlington

STARBUCKS

Bassett

sam's club

LA FITNESS

RETAIL MARKET



# DEMOGRAPHICS

|                     | 3 MILES  | 5 MILES  | 7 MILES  | 10-MIN<br>DRIVE TIME |
|---------------------|----------|----------|----------|----------------------|
| POPULATION          | 71,643   | 186,419  | 308,004  | 103,623              |
| HOUSEHOLD<br>INCOME | \$81,007 | \$83,405 | \$85,060 | \$88,677             |
| DAYTIME<br>WORKERS  | 45,009   | 113,076  | 171,766  | 68,790               |



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