

Westport, CT 1835 Post Road East

3 RETAIL SPACES AVAILABLE

THE "MANOR"

Corner Appeal & Post Road Presence 964 SF + 1,136 SF Street Level Retail

1,548 SF (formerly Walpole Outdoors)

- Across from Stop & Shop, Petco, Panera, Michaels, Home Goods and next to Shake Shack at signalized intersection on Route 1.
- Attractive colonial style three building mixed use campus with ample onsite parking.
- Primary commercial corridor with excellent visibility/ signage/branding.
- Cotenants: Fjord Fish Market and Second Foundation Partners, LLC.
- Close proximity to 1-95/Exit 19 and Southport Village.



Demographics	1 Mile	3 Mile	5 Mile
Population	5,960	35,652	95,717
Average HHI	\$310,713	\$305,428	\$231,523
Daytime Demographics	7,639	44,751	101,878
Total Retail Consumer	\$190.49 M	\$989.34 M	\$2.28 B

<u>Exclusive Leasing Brokers</u> Nathan Greenberg 203.222.4189 ngreenberg@saugatuckcommercial.com

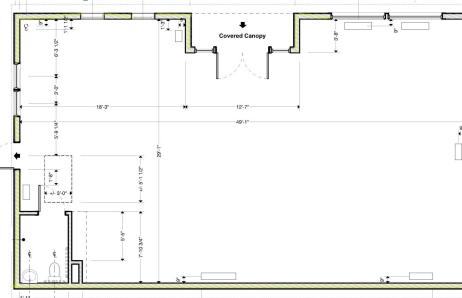
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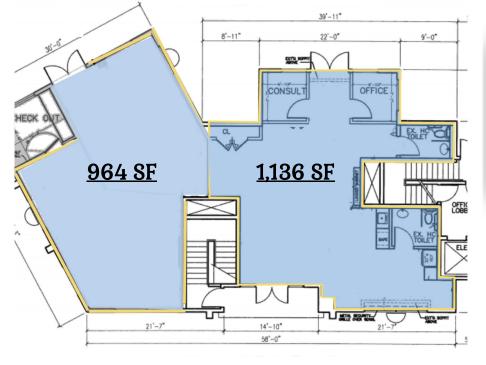
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Retail Space 1,548 SF (Rear Building)





Retail Space 964 SF + 1,136 SF (Front Building)





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9 BURR ROAD

SAUGATUCK COMMERCIAL REAL ESTATE LLC