

CURRENT TENANT REPRESENTATION

Tenant	Square Footage	Areas of Operation Expansion	Requirements
	8,000 – 12,000	Connecticut Rhode Island Laure Aubuchon Penny Wickey	• Shopping center endcap location • Outdoor display area • Preferred co-tenancies with grocery and drug stores
	800 – 1,200	Connecticut Troy Davidson Penny Wickey	• High-street retail • Preferred co-tenants fitness, personal services, healthy food concepts • Affluent towns • High foot traffic areas
	4,500 – 6,000	Fairfield County, CT Westchester County, NY Penny Wickey	• 12' minimum ceiling • 15 years plus 5 lease term • 600 amps three phase, 30T HVAC for 5,000 SF
	1,000 – 1,800	Selected Counties NJ, NJ, CT Penny Wickey Laure Aubuchon	• Stand-alone or strip shopping centers • Commuter corridor • Patio seating preferred • Ample parking with easy access
	10,000 – 12,000	Connecticut and Rhode Island Daniel Neaton Nate Greenberg Penny Wickey	• Population over 175,000 within 20-minute drive time • Preferred co-tenants Home Depot, Lowe's, Harbor Freight or Ace Hardware • Highway visibility
	1,500 – 5,000	Connecticut Penny Wickey	• Ground floor premises • 3 to 4 offices, reception, equipment, and kitchen areas • Good visibility and customer parking
	1 ½ - 2 Acres	Connecticut Daniel Neaton	• Signalized intersections • Zoned for service stations • Existing gas stations considered • Prefers purchase, will ground lease
	12,900 – 14,600 1.5 Acre Pad	All Connecticut Counties (excluding Fairfield County) Daniel Neaton Penny Wickey	• Free standing, parking for 80 vehicles • Drive-through capability • Signalized access

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	2,500 – 3,000	Fairfield County Daniel Neaton	• Minimum 1,680' rectangular training area • 10-foot ceiling minimum • High visibility retail locations
	3 – 6 Acres	Connecticut Penny Wickey	• Purchase only • Affluent communities • Primary commuter/retail corridors • Sewer service required
	900 – 1,200	Fairfield County, CT Westchester County, NY Penny Wickey	• Drop-off/pick up locations • Daily needs cotenants • Easy store-front parking
	1,500 10,000 – 20,000	Connecticut Daniel Neaton	• Donation centers or full retail stores with donation centers. • Will purchase or lease • Pad sites and in some cases, inline • Freestanding or end caps
	2,000 – 3,500	Connecticut, Westchester and Dutchess Counties, NY Daniel Neaton Penny Wickey	• Power or lifestyle centers • Minimum 25' frontage • 100,000+ population (in 15 minutes) • MHFI \$65,000, average age 42
	1,200 – 1,800	New York City Connecticut and Western Massachusetts Daniel Neaton Penny Wickey Laure Aubuchon	• Minimum 20' frontage • Minimum 15 parking spaces • Outdoor seating strongly preferred, shared space is acceptable • Prefers endcaps or pads, will consider in-line with good visibility
	1,000 – 1,200	Connecticut, Mid-Atlantic, Florida, New England Penny Wickey	• Affluent markets, family driven • Heavy pedestrian traffic • Downtown lifestyle retail and entertainment co-tenancies
	2,400 – 3,200	Connecticut Penny Wickey	• Commuter corridors • Grocer-anchored centers • Health and wellness/personal services cotenants

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	800-1,000	Lower Fairfield County Penny Wickey	• Heavy pedestrian and vehicular traffic • Excellent visibility • Town center locations
	6,500 – 8,000	Connecticut, Massachusetts, Rhode Island Nate Greenberg Daniel Neaton Penny Wickey	• Strong retail and commuter corridors • Will do pad sites, endcaps in strip centers • Excellent visibility and branding
	1,100 – 2,000	Connecticut Laure Aubuchon Penny Wickey	• Urban, affluent population • Good visibility • Ample parking • Lifestyle retail co-tenants
	800 – 1,200	Connecticut Penny Wickey	• Heavily travelled retail and commuter corridors • Affluent, educated, health-conscious demographic • Excellent visibility, easy access
	4,500 – 6,000	Connecticut, Massachusetts, Rhode Island, Vermont, New Hampshire, Maine Daniel Neaton	• Minimum 45' frontage • MHHI \$35,000-\$80,000 • 10-mile population 35,000 to 100,000
	2,500 – 3,000	Select Connecticut Markets Penny Wickey Nate Greenberg	• Strip centers • Strong national retail corridors (grocer-anchored center not required) • Street visibility, easy access/egress
Vascular Management & Innovations Group (VMIG)	5,000 – 7,500	Connecticut Massachusetts Penny Wickey	• Class A medical buildings • Close to primary hospitals and other medical practices • Easy access/egress and ample parking • Upper floors acceptable with elevator access