

TOWN LINE PLAZA

ROCKY HILL, CT

Town Line Plaza is located in Rocky Hill, Connecticut, at the intersection of I-91 and the Silas Deane Highway (Route 99). It sits five miles south of Hartford, Connecticut, on the town line between Rocky Hill and Wethersfield. Town Line Plaza benefits from its location within the Hartford MSA and the property's redevelopment, which includes a Newly Renovated Stop&Shop Supermarket and Wal-Mart(Not Owned).

LEASINGCONTACT

John McMahon
Director, Leasing
jmcMahon@acadiarealty.com
914.288.3311



411 Theodore Fremd Ave | Suite 300 | Rye, NY 10580



PROPERTY INFORMATION

Address

80 Town Line Road
Rocky Hill, Connecticut 06067

TYPE

Grocery Anchored

GLA

206,346 ±/- SF

Parking

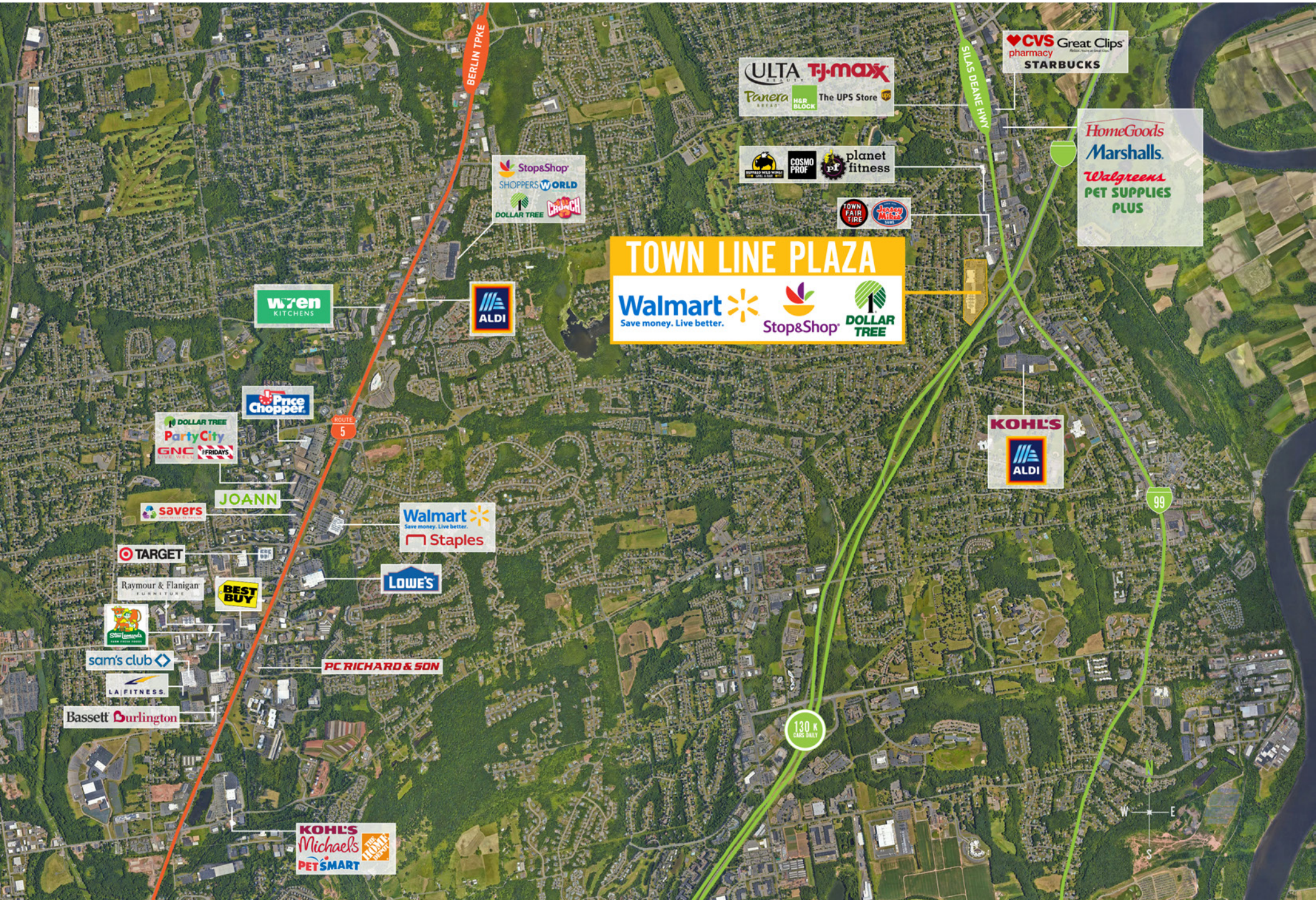
1,052 Spaces

Anchors

Wal-Mart (Not Owned), Stop & Shop



MARKET AERIAL



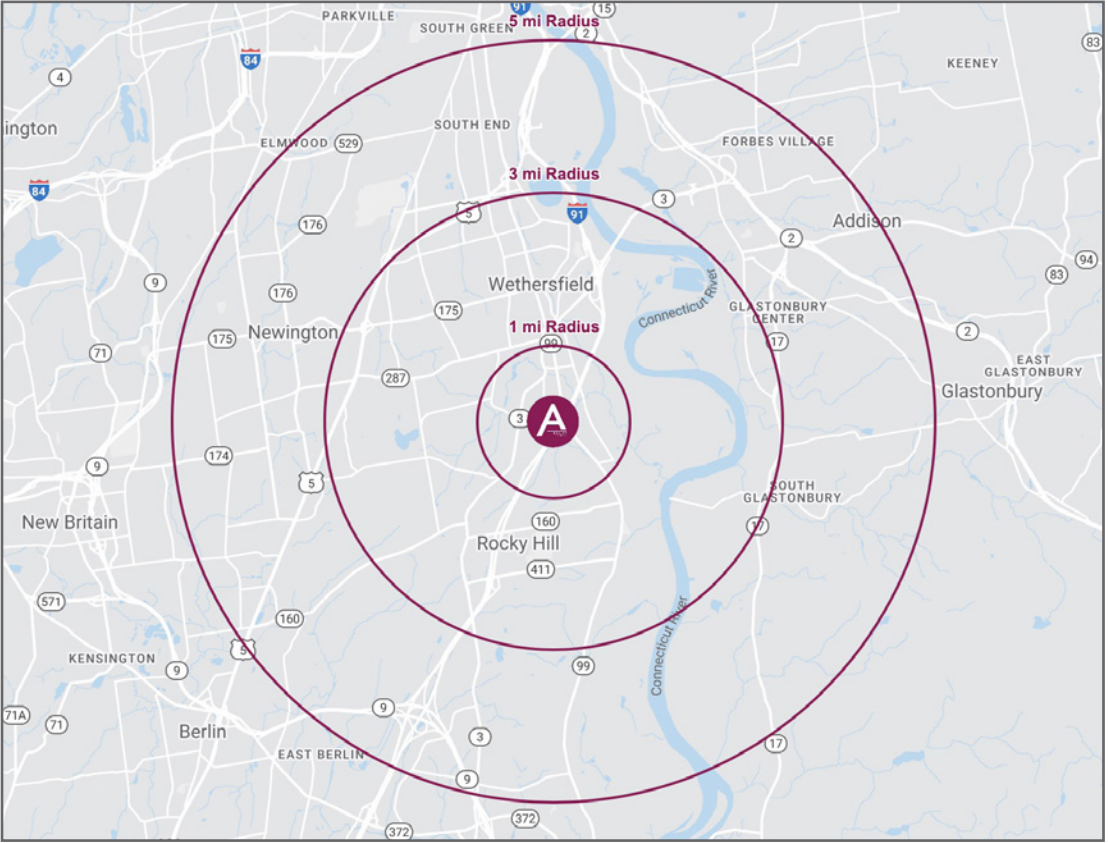
SITE PLAN



TENANT ROSTER

1. Wal-Mart (Not Owned)	97,300 sf	5. Karate.....	2,748 sf	10. Available.....	3,000 sf
2. Dollar Tree	8,106 sf	6. LensCrafters.....	3,305 sf	11. Town Line Diner	6,022 sf
3A. Alexis Nails	1,253 sf	7. Dr. Dental	4,058 sf		
3B. Game Stop	2,000 sf	8. Stop & Shop	65,479 sf		
4. Super Cuts	1,705 sf	9. Goodwill.....	11,000 sf		

DEMOGRAPHICS



DEMOGRAPHICS

		1 MI.	3 MI.	5 MI.
POPULATION		7,003	45,655	150,865
HOUSEHOLDS		3,201	19,334	61,813
AVERAGE HHI		\$123,784	\$147,457	\$122,991