

● AVAILABLE



TRI-CITY PLAZA
VERNON, CT

ACADIA Realty. Trust.

Tri-City Plaza is situated northeast of Hartford and co-tenants include HomeSense, ShopRite, Dollar Tree, Five Below, Staples, T.J.Maxx, HomeGoods, Harbor Freight Tools and Hartford Healthcare.

ADDRESS

30-35 Talcottville Road
Vernon, CT 06066

GLA

± 300,067 SF

ANCHORS

ShopRite, T.J. Maxx, HomeGoods,
HomeSense, Staples, Harbor Freight
Tools and Hartford Healthcare

DANNY ANNIBALE

Vice President, Leasing

T 914-288-8173

dannibale@acadiarealty.com

Realty. Trust.

ACADIA

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



MARKET AERIAL



PROMENADE SHOPS AT
EVERGREEN WALK

GAP **Panera**
SEPHORA
TALBOTS
POTTERY BARN
ANTHROPOLOGIE

TARGET
LOWE'S

SHOPPES AT BUCKLAND HILLS

THE HOME DEPOT **BEST BUY** **DICK'S**
SPORTING GOODS
HOBBY LOBBY **DAVE AND BUSTERS**
Walmart
Save money. Live better.

ALDI

Stop & Shop **CVS**

PETSMART **Marshalls**
DOLLAR TREE **FIVE BELOW**
SALLY BEAUTY **Michaels**
Where Creativity Happens

291

Raymour & Flanigan
FURNITURE

84

JCPenney

TRI-CITY PLAZA

HomeSense **FIVE BELOW**
ShopRite **TJ-MAXX** **HomeGoods**
DOLLAR TREE **Staples**
HARBOR FREIGHT **Hartford HealthCare**
QUALITY TOOLS LOWEST PRICES

384



SITE PLAN



TENANT ROSTER

1. Chase Bank.....	3,263 SF
2. Hartford Healthcare.....	31,024 SF
3. HomeGoods.....	27,932 SF
4. T.J. Maxx.....	27,932 SF
5. Xfinity.....	2,300 SF
6. U.S. Nails.....	1,500 SF
7. Moe's Southwest Grill.....	3,500 SF
8. Birdcode.....	2,500 SF
10. HomeSense.....	27,595 SF
10A. ShopRite.....	73,762 SF
11. Shah's Halal.....	3,623 SF
12. GNC.....	2,100 SF
13. Dollar Tree.....	13,829SF
14. Harbor Freight Tools.....	15,000 SF
14A. Dr. Dental.....	2,000 SF
15. Available.....	3,750 SF
16. Available.....	1,950 SF
17. Five Below.....	9,125 SF
18. Staples.....	20,438 SF
18A. Available.....	5,438 SF
19A. Jefferson Fry Co.....	2,000 SF
19B. Wingstop.....	2,000 SF
20. Cost Cutters.....	1,500 SF
21. The UPS Store.....	1,500 SF
22. Icon Kitchen & Bath.....	3,500 SF
23. H&R Block.....	2,400 SF
24. Jersey Mike's Subs.....	2,000 SF
25. LensCrafters.....	2,130 SF
26. Seven Brew.....	PAD

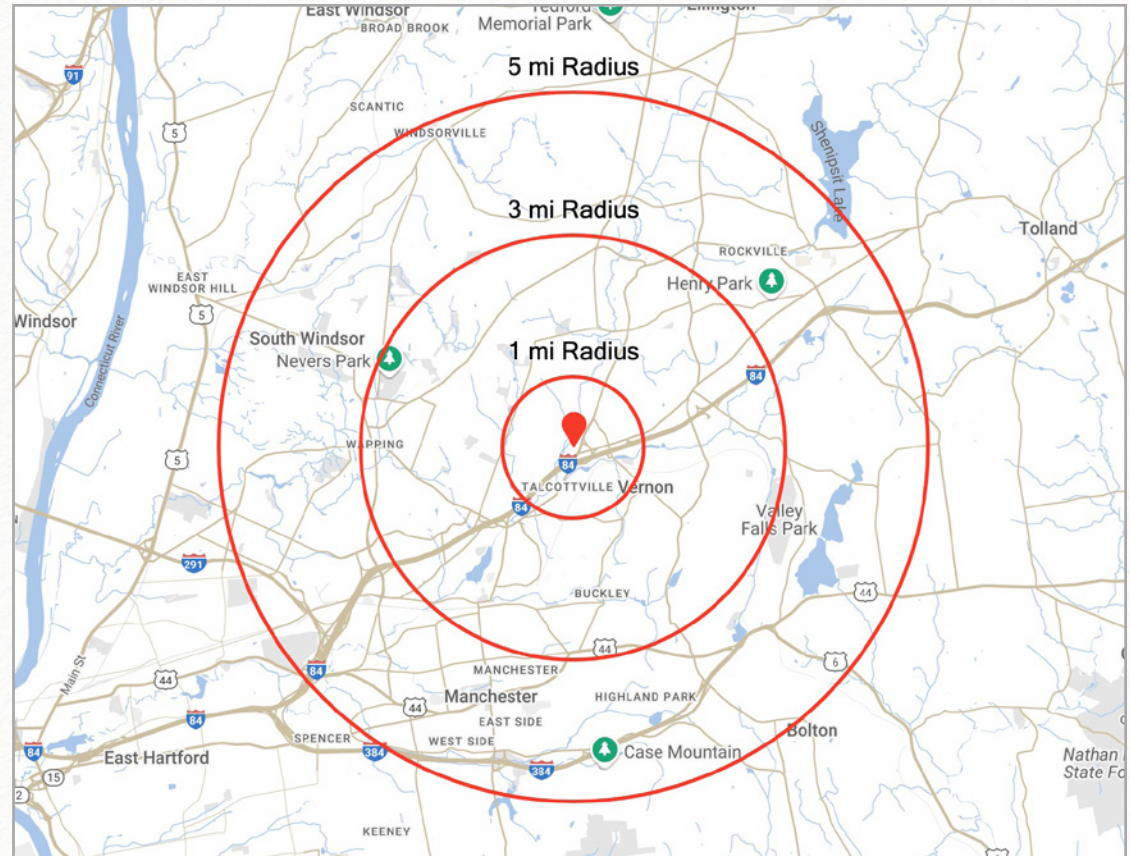
KEY

LEASED AVAILABLE





DEMOGRAPHICS



DEMOGRAPHICS	1 MI.	3 MI.	5 MI.
 POPULATION	5,296	49,475	118,045
 HOUSEHOLDS	2,280	21,071	50,379
 AVERAGE HHI	\$123,645	\$131,677	\$126,263