

Freshwater Stateline Plaza

130 Elm Street, Enfield, CT 06082

Hartford County | Elm St/Route 22 and Freshwater Blvd



HIGHLIGHTS

County: Hartford
 Type: Retail
 Total SF: 299,978
 Parking Spaces: 1,910
 Year Built: 1972
 Year Renovated: 2004
 Market: Hartford-West Hartford-East Hartf

CONTACT

Thomas D. Smith
 (603) 472-1155
 tsmith@katzproperties.com

Garrett B. Secrest
 (603) 472-1157
 gsecrest@katzproperties.com

Freshwater-Stateline Plaza is a 300,588 square foot regional power center located within a dynamic retail corridor just outside of two dense population hubs - Hartford, CT and Springfield, MA. The center is anchored by Costco, and a variety of strong national retailers in Dick's Sporting Goods, P.C. Richard & Son, Dollar Tree and Jo-Ann Fabrics, and shadow anchored by Home Depot. The property also has two outparcels occupied by first-class national tenants in TGI Friday's and Panera Bread. Freshwater-Stateline Plaza benefits from the strong demographics in the Enfield market - which features five- and ten-mile population counts of approximately 86,100 and 367,200 people respectively, and average household incomes of \$103,000 and \$80,300.

DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
Population	5,238	38,428	84,989
Households	2,264	15,985	31,349
Average Household Income (\$)	78,496	92,621	110,031

RETAILERS INCLUDE



Freshwater Stateline Plaza

130 Elm Street, Enfield, CT 06082

Hartford County | Elm St/Route 22 and Freshwater Blvd



1 T.G.I. Friday's	5,700 SF	10 Dollar Tree	20,228 SF
2 T-Mobile	2,019 SF	11 Dicks Sporting Goods	50,754 SF
3 My Gym	2,800 SF	12 AutoZone	10,162 SF
4 Available	1,400 SF	13 Available	6,018 SF
5 Great Clips	1,500 SF	14 Costco	136,739 SF
6 Available	7,782 SF	15 Costco Gasoline	
7 Available	4,096 SF	16 Proposed Pad	4,312 SF
8 P.C. Richard & Sons	32,603 SF	17 Home Depot (N.A.P.)	
9 Jo-Ann Fabric and Craft Stores	13,865 SF		