

HARTFORD RETAIL

FRONT ST & COLUMBUS BLVD | HARTFORD, CT 06103



PROPERTY INFORMATION:

- Located directly across from the Connecticut Convention Center and the Marriott Hotel, the Front Street District includes 150,000 square feet (65,000 sq. ft. in Phase I) of building area. The exciting development is occupied by restaurant, entertainment, and retail spaces, as well as 121 residential units scheduled for completion in August 2015.
- 3 Phases of development
- Phase I: Completed and open now. (see Exhibit B for availability)
- Phase II: Approximately 14,800 sf; set for completion in 2015 (See Exhibit C)
- Phase III: Brand new UConn campus; providing daily amenities, services, and merchandise to 3,500 students; set for completion 2017 (See Exhibit D)
- Easy access from I-84 and I-91, with traffic counts of 36,455 ADT on Columbus Boulevard, and over 300,000 ADT on I-91
- State of the art parking garage with 250 dedicated spaces, with an additional 657 garage spaces on the North side of the property and 2,000 spaces at the Convention Center
- Exceptional foot traffic, with over 60,000 office workers within immediate proximity to the Front Street District

ANCHORED BY:



AREA DEMOGRAPHICS:

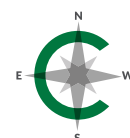
RADIUS	POPULATION 2013	MEDIAN HH INCOME	AVERAGE HH INCOME
3 mile	154,025	\$37,763	\$49,430
5 mile	280,336	\$54,537	\$66,915
7 mile	383,519	\$62,485	\$76,221

SPACE DETAILS:

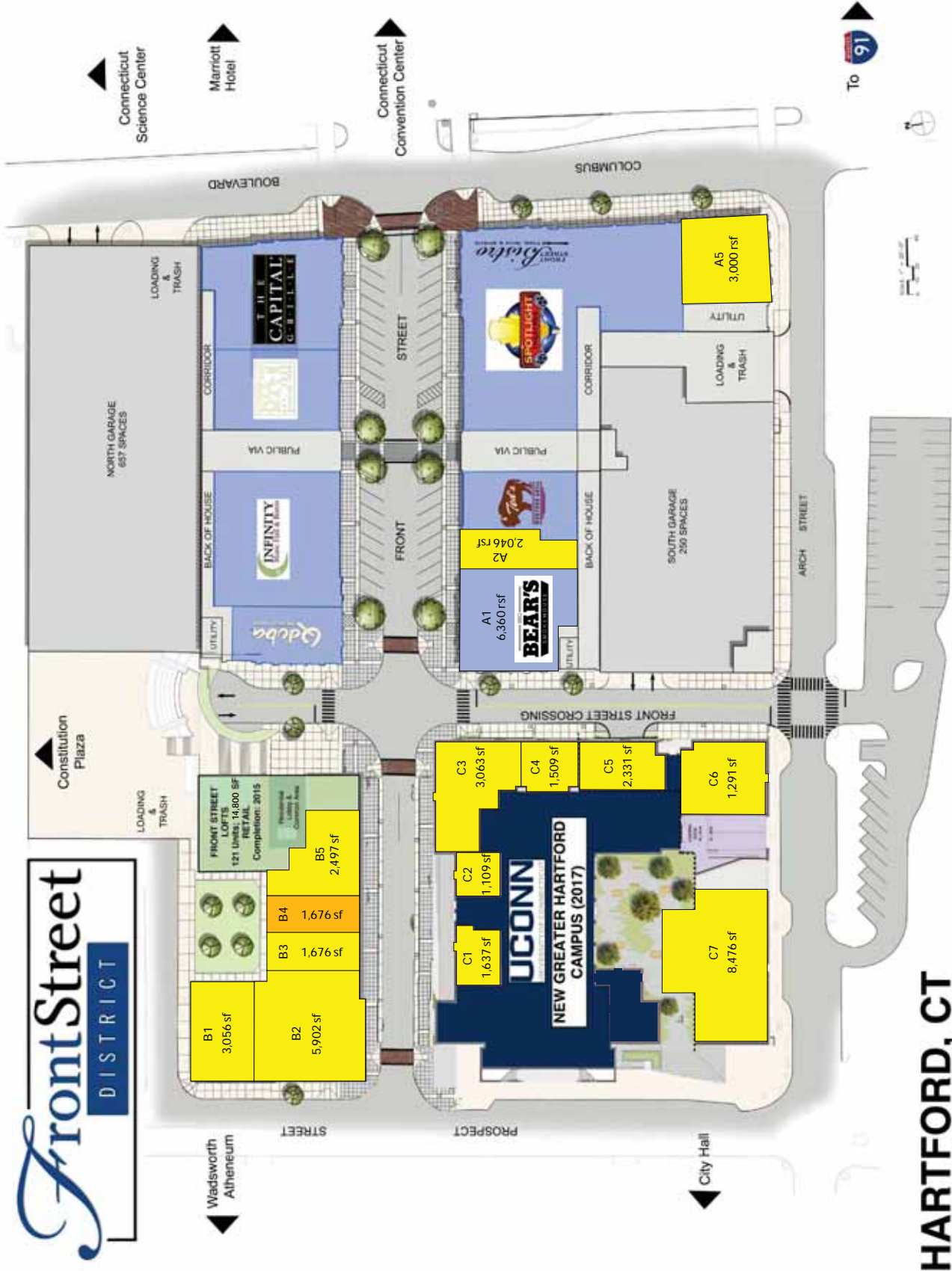
- Available 1,109 - 14,000 sf

FOR MORE INFORMATION CONTACT:

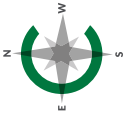
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AVAILABLE SPACE

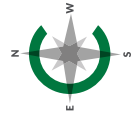
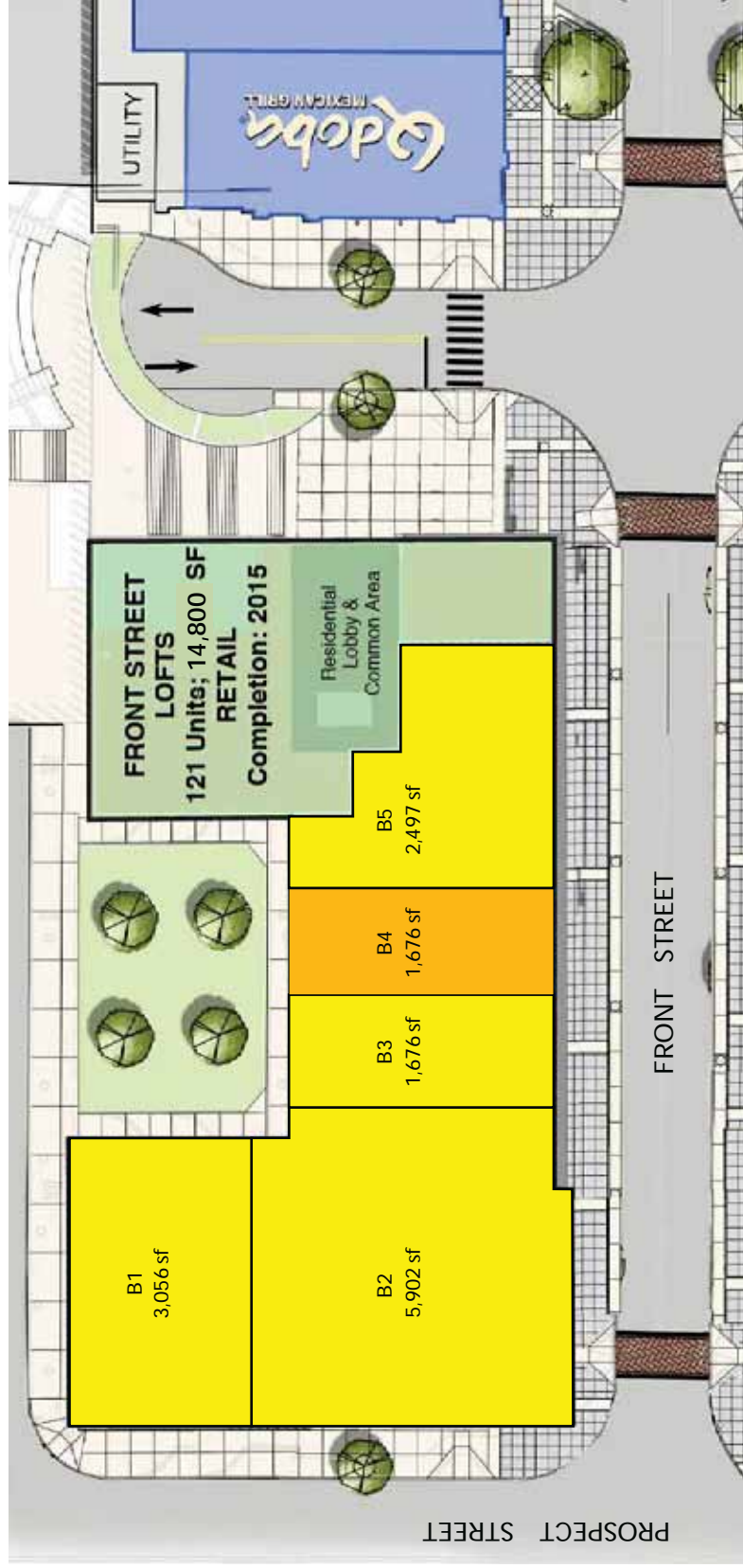
SPACE	TENANT	Sq. Ft.
A2	Available	2,046
A5	Available	3,000

FRONT STREET DISTRICT, HARTFORD, CT



AVAILABLE SPACE

SPACE	TENANT	Sq. Ft.
B1	Available	3,056
B2	Available	5,902
B3	Available	1,676
B4	Lease Out	1,676
B5	Available	2,497



AVAILABLE SPACE

SPACE	TENANT	Sq. Ft.
C1	Available	1,574
C2	Available	1,172
C3	Available	2,700
C4	Available	1,380

C5	Available	2,045
C6	Available	1,175
C7	Available	3,838
C8	Available	5,990



