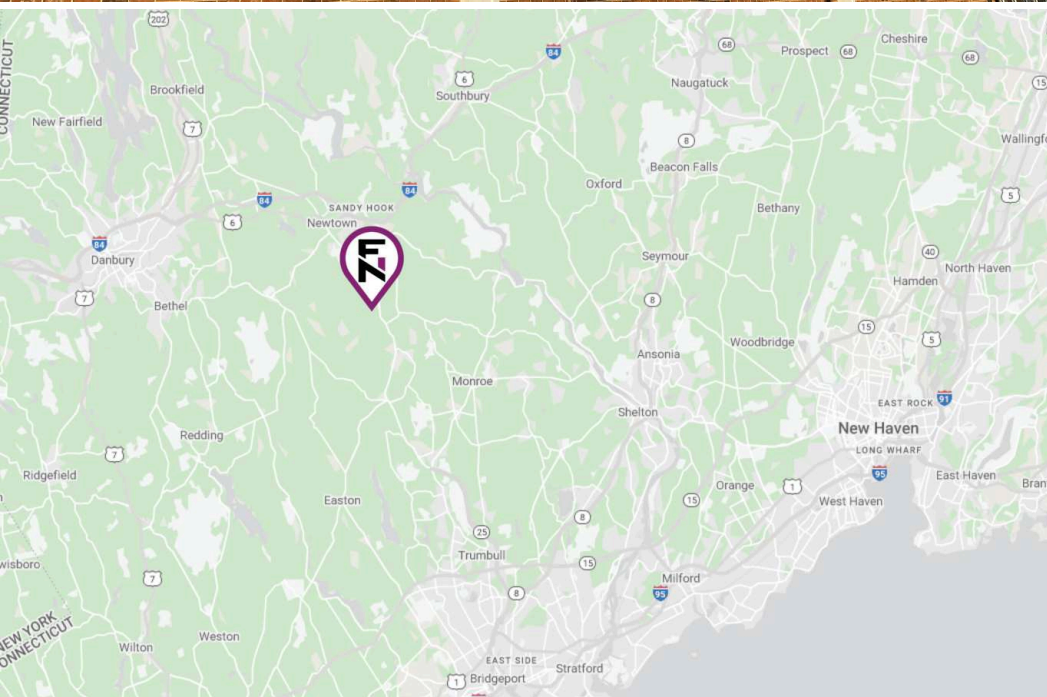


SAND HILL PLAZA

228 South Main Street, Newtown, CT 06470

FIRST NATIONAL
REALTY PARTNERS



HIGHLIGHTS

MSA	Danbury
COUNTY	Fairfield
GLA	163,545
ACRES	37.33
PARKING	995

DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
	1,204	13,830	39,597
	434	5,043	14,607
	\$211,595	\$202,172	\$206,322

PROPERTY FEATURES

- Sand Hill Plaza is a 163,545 SF shopping center anchored by a 61,452 SF Super Stop and Shop.
- High-quality tenant roster including TJ Maxx, Mattress Firm and Quest Diagnostics.
- Situated in a densely populated retail corridor approximately 30-miles northwest of downtown New Haven.
- Located at a signalized intersection along the region's dominant north-south thoroughfare which combined traffic of over 17,000 vehicles per day.
- Highly affluent demographics with population over 41,000 and an average HHI over \$192,000 within a 5-mile radius.



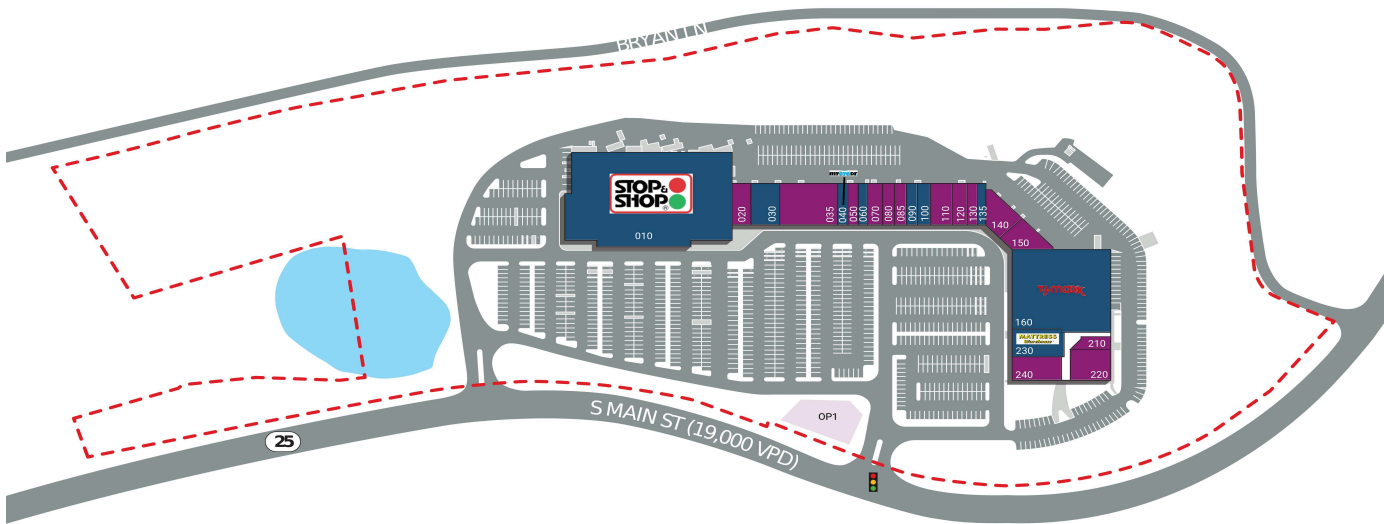
**PROPERTY
WEBSITE**

Candace Gschwind | 513-292-2652 | cgschwind@fnrpusa.com

fnrpusa.com

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SUITE	TENANT NAME	SF
OP1	OUTPARCEL AVAILABLE	
010	Super Stop & Shop	61,452
020	Available	3,060
030	Fair Ground Wine & Spirits	5,030
035	Available	10,000
040	MyEyeDr	1,800
050	Available	1,824
060	New Wok Restaurant	1,707
070	Available	2,495
080	Available	2,025
085	Available	2,025
090	Crystal Nails	1,999
100	Franco's Pizza & Pasta	2,115
110	Available	3,863
120	Available	2,587
130	Available	1,710
135	Quest Diagnostics	1,530
140	Available	3,970
150	Available	4,050
160	T.J. Maxx	33,077
210	Available	1,726
220	Available	5,000
230	Mattress Warehouse	6,000
240	Available	4,500

■ AVAILABLE ■ AVAILABLE SOON ■ LEASED ■ NAP (NOT A PART)



PROPERTY
WEBSITE

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