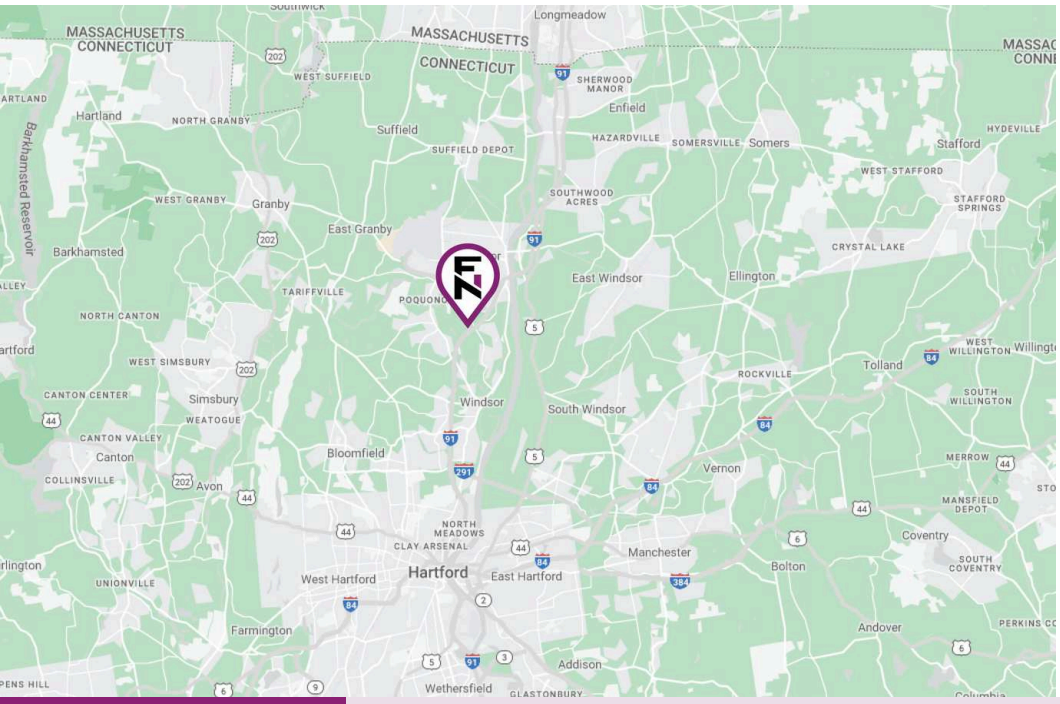
WINDSOR COURT

1095 Kennedy Rd., Windsor, CT 06095

FIRST NATIONAL REALTY PARTNERS





HIGHLIGHTS

MSA	Greater Hartford
COUNTY	Hartford County
GLA	78,500
ACRES	11.65
PARKING	459

DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
	1,783	26,324	53,928
	758	11,533	22,673
	$116,409	$120,750	$121,583

PROPERTY FEATURES

- Windsor Court is a 78,500 SF shopping center anchored by a 64,195 SF Stop & Shop and shadow-anchored by Target and HomeGoods, solidifying the center as a regional destination.
- The shopping center boasts a high-quality tenant roster including AT&T, Windsor Court Wine & Spirits and Great Clips.
- Located in a highly affluent retail corridor 10 miles north of downtown Hartford.
- The property is situated on Kennedy Road at the I-91 interchange, which generates combined traffic of over 127,000 vehicles per day.
- Within a 5-mile radius, the population is over 53,000 people and the average household income is over $121,000.

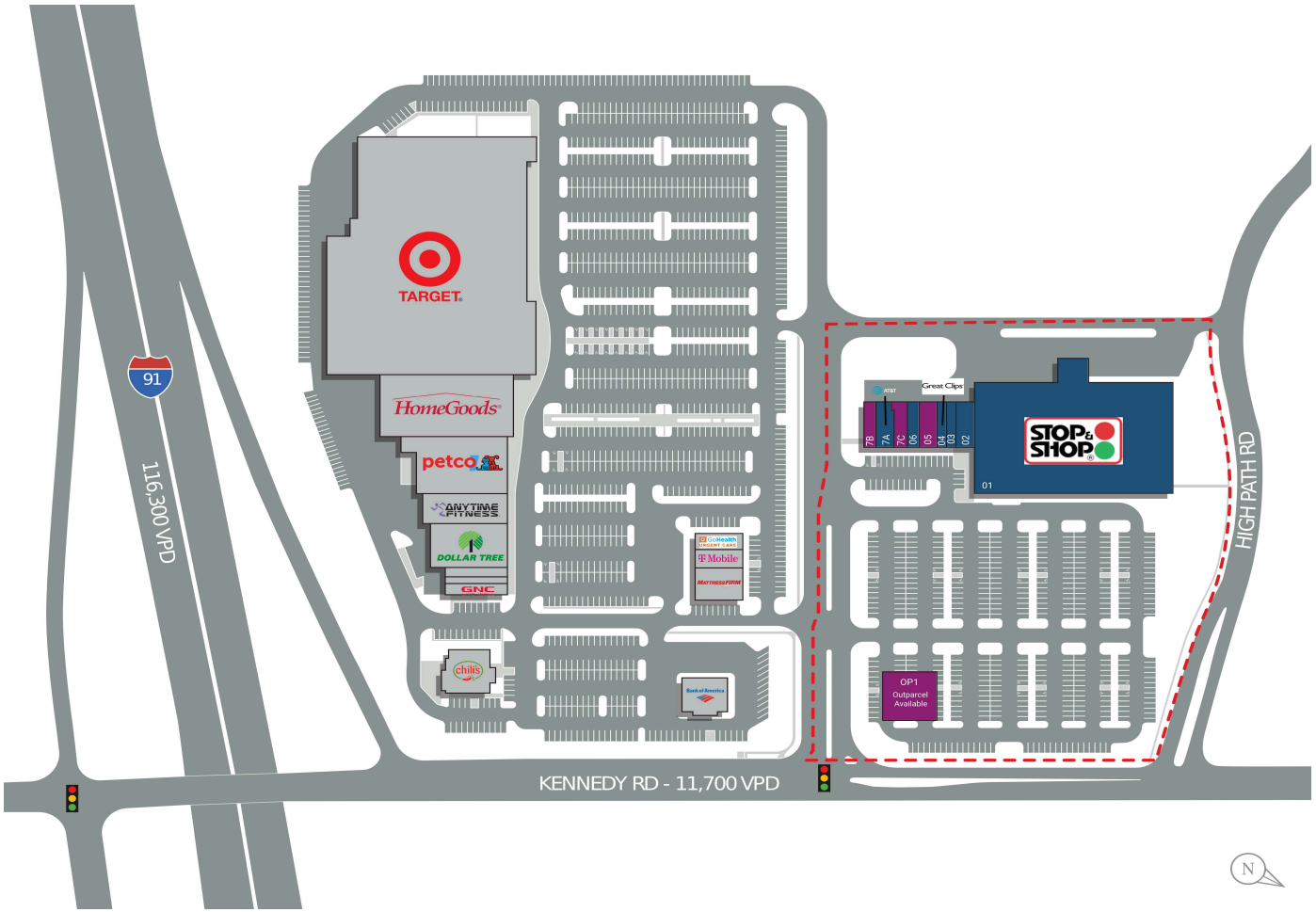
PROPERTY WEBSITE

Jeff Kellams | (856) 501-6735 | jkellams@fnrpusa.com

WINDSOR COURT

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SUITE	TENANT NAME	SF
OP1	**Available**	
01	Stop & Shop	64,195
02	Windsor Court Wine & Spirits	2,400
03	Happy Nail Spa	1,200
04	Great Clips	1,200
05	**Available**	**2,400**
06	Char Koon Noodle Express	1,485
7A	AT&T	2,220
7B	**Available**	**1,600**
7C	**Available**	**1,800**

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

WINDSOR COURT

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FIRST NATIONAL REALTY PARTNERS



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