



**SAUGATUCK
COMMERCIAL**
REAL ESTATE LLC
LICENSED IN CT, NY, MA, RI, NH, FL

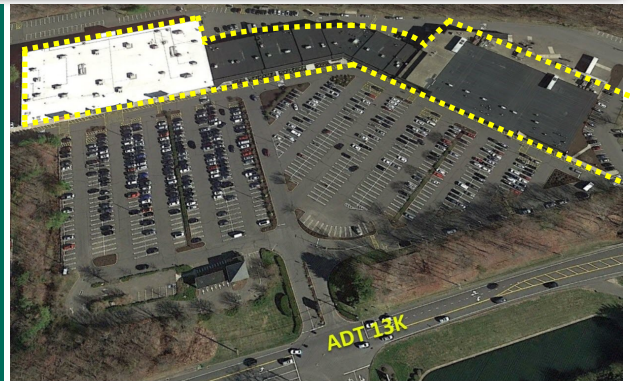
SHELTON SQUARE SHOPPING CENTER SHELTON, CT

Join New Retailers
Palm & Able and Connecticare 858-902 BRIDGEPORT AVENUE



**STOP & SHOP
ANCHORED CENTER**
GLA 186,615 SF

AVAILABLE
1,520 SF
3,200 SF
3,700 SF



- Grocer-anchored shopping center with signalized access, plenty of convenient parking.
- Just off Exit 11/Route 8, primary retail and commercial commuter corridor.
- Over 4.4 million SF office space with an additional 58,600 square feet under construction.
- Join center's retailers: Super Stop & Shop, Bed Bath & Beyond, roz & ALI, Hawley Lane Shoes, Hallmark, The Edge Fitness Club and new retailers, Connecticare Center and Palm & Able.
- Strong daytime demographics.

Demographics	1 Mile	3 Mile	5 Mile
Population	2,050	34,581	153,577
Daytime Population	15,286	49,812	130,933
Average HHI	\$122,163	\$140,164	\$111,977

EXCLUSIVE LEASING AGENTS:
Dan Neaton 203.222.4188
dneaton@saugatuckcommercial.com

The foregoing information was furnished to us by sources which we deem reliable, but no warranty or representative is made as to the accuracy thereof. Subject to correction of errors, omissions, change of price, prior sale or withdrawal from market without notice.

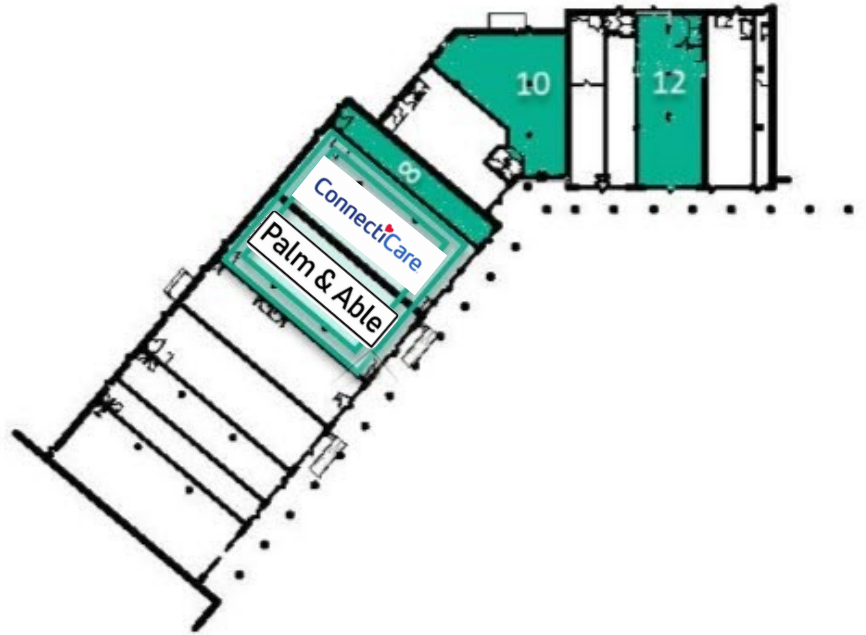
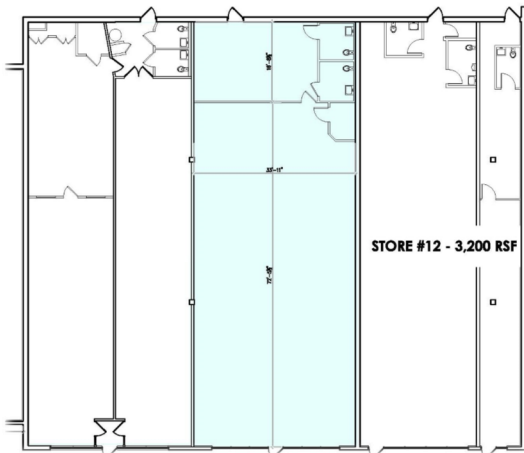
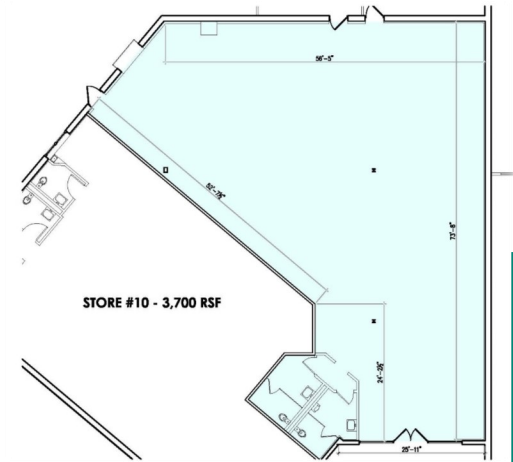
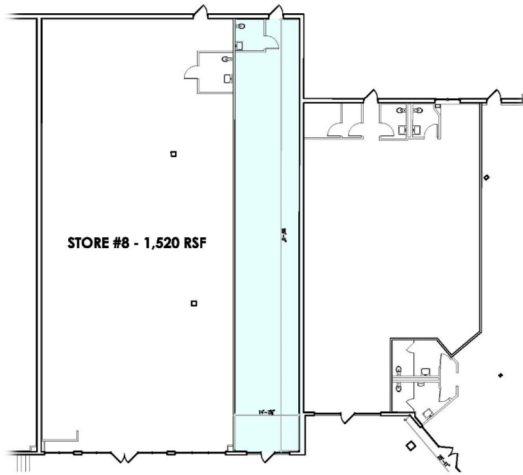


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Shelton Square Shopping Center

A.J. Klein Jewelers	St. Vincent's Urgent Care
Bed Bath & Beyond	Simonetti Cleaners
Burger King	Sport Clips
Hallmark	Super Saver Spirits
Hawley Lane Shoes	Super Stop & Shop
Michael Richards Salon	Supplement City
Legends Pizzeria	The Edge Fitness Club
People's Bank	Vision Center
Red Lotus	
Palm & Able	
Connecticare	

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