

FOR LEASE // PROFESSIONAL OFFICE OR MEDICAL



PROPERTY DESCRIPTION

Idea professional office or medical space in new Town Center District of Brookfield with great parking! Spaces have open floor plans, private offices and lots of windows.

PROPERTY HIGHLIGHTS

- Elevated Building
- Shared Common Bath
- Gas Heat, Central AC
- City Water, Sewer and Gas

OFFERING SUMMARY

Location:	828 Federal Road, Brookfield CT
	\$12 Gross + Util.
Suite 201B:	+/- 1,985 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	981	7,566	20,958
Total Population	2,708	20,261	55,541
Average HH Income	\$134,970	\$125,438	\$111,815



MICK CONSALVO

Broker

203.241.5188

mconsalvo@towercorp.com



MICHAEL DIMYAN

Broker

203.948.2891

mdimyan@towercorp.com

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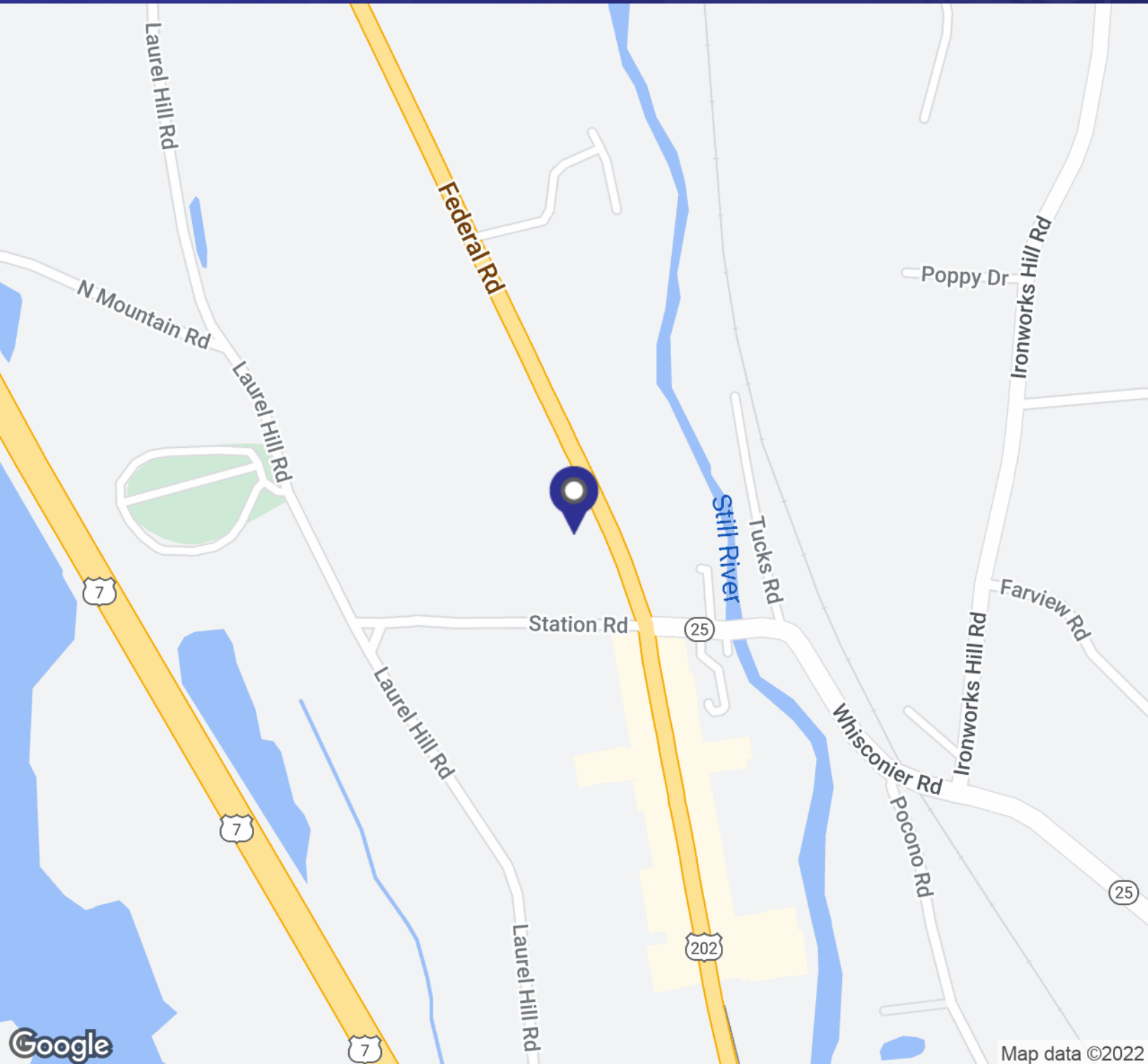
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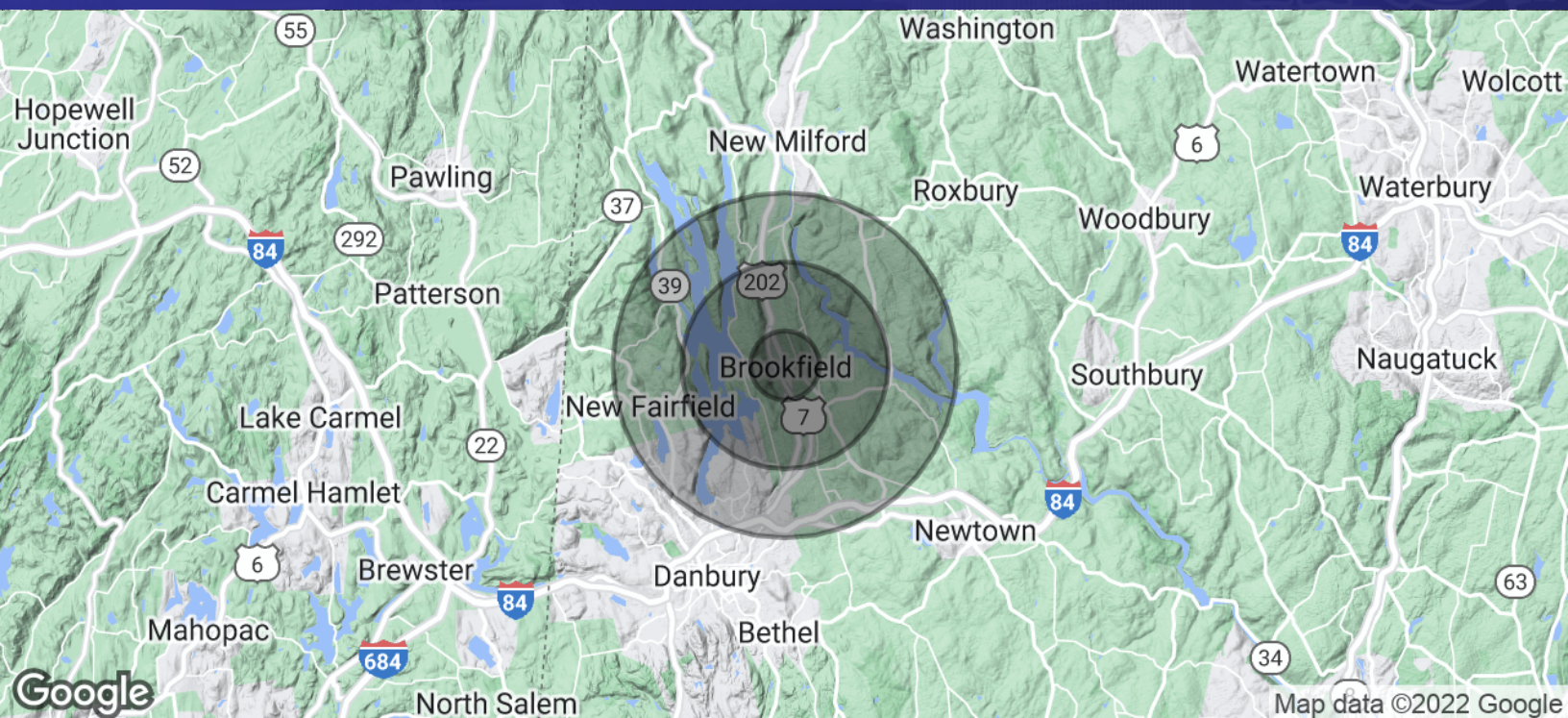
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	2,708	20,261	55,541
Average Age	42.2	42.2	41.8
Average Age (Male)	40.8	41.1	41.1
Average Age (Female)	42.3	42.6	42.3

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	981	7,566	20,958
# of Persons per HH	2.8	2.7	2.7
Average HH Income	\$134,970	\$125,438	\$111,815
Average House Value	\$553,716	\$493,351	\$441,790

* Demographic data derived from 2020 ACS - US Census


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