FOR LEASE // FORMER SUCCESSFUL DELI SPACE

28 Merryall Rd, New Milford, CT



PROPERTY DESCRIPTION

Bring your business to 28 Merryall Rd in New Milford! Formerly home to a thriving deli, this hidden gem offers an existing hood and grease trap—ready for its next deli, food-service, or retail concept. A great opportunity to build on the location's successful history.

PROPERTY HIGHLIGHTS

- Formerly home to a successful deli
- Operational hood and existing grease trap
- Split-unit A/C and heat
- Office and one bathroom
- +/- 8–9 parking spaces
- Storage shed
- Well water and septic
- Flexible lease terms
- Zoned R-8

OFFERING SUMMARY	
Lease Rate:	$2,500/month + utilties
Building Size:	1,670 SF

DEMOGRAPHICS	0.25 MILES	0.5 MILES	1 MILE
Total Households	52	292	1,246
Total Population	136	781	3,281
Average HH Income	$77,517	$90,077	$85,326



TOMMY CONSALVO
Sales Associate
203.482.5792
tconsalvo@towercorp.com



MICK CONSALVO
203.241.5188
mconsalvo@towercorp.com

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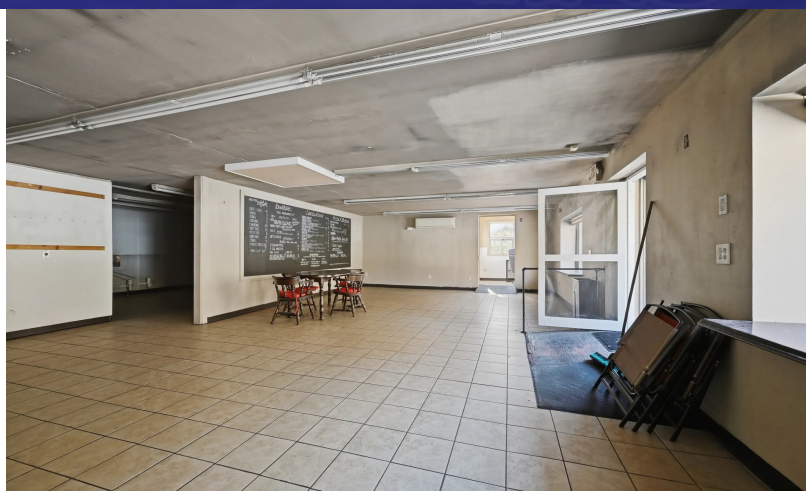


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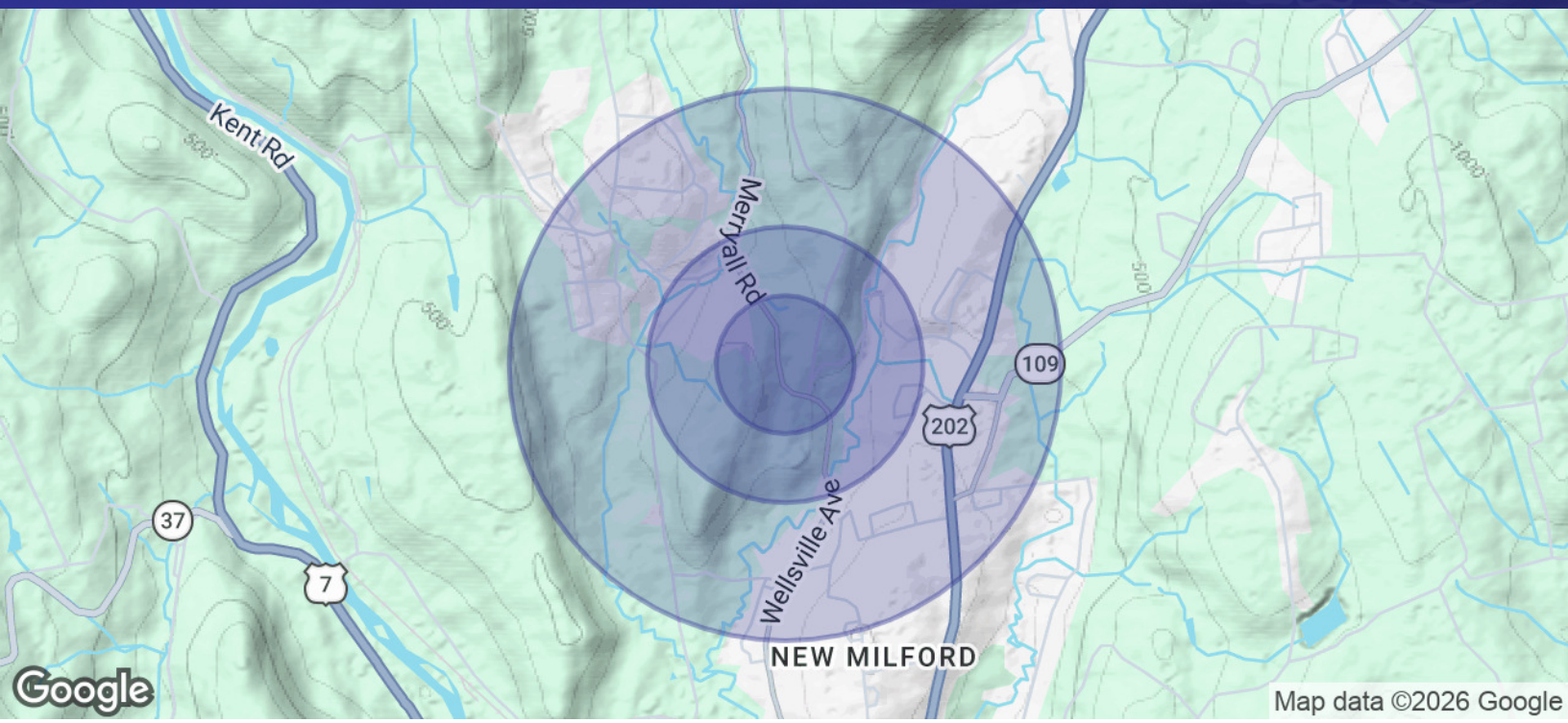
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POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	136	781	3,281
Average Age	53.8	50.8	47.2
Average Age (Male)	56.9	51.8	47.6
Average Age (Female)	37.5	40.3	41.1

HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	52	292	1,246
# of Persons per HH	2.6	2.7	2.6
Average HH Income	$77,517	$90,077	$85,326
Average House Value	$382,723	$351,545	$342,350

2023 American Community Survey (ACS)



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