



Sale Price
\$250,000

Lease Rate
\$20.00 psf nnn

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455 Farmington Avenue Hartford, CT 06105

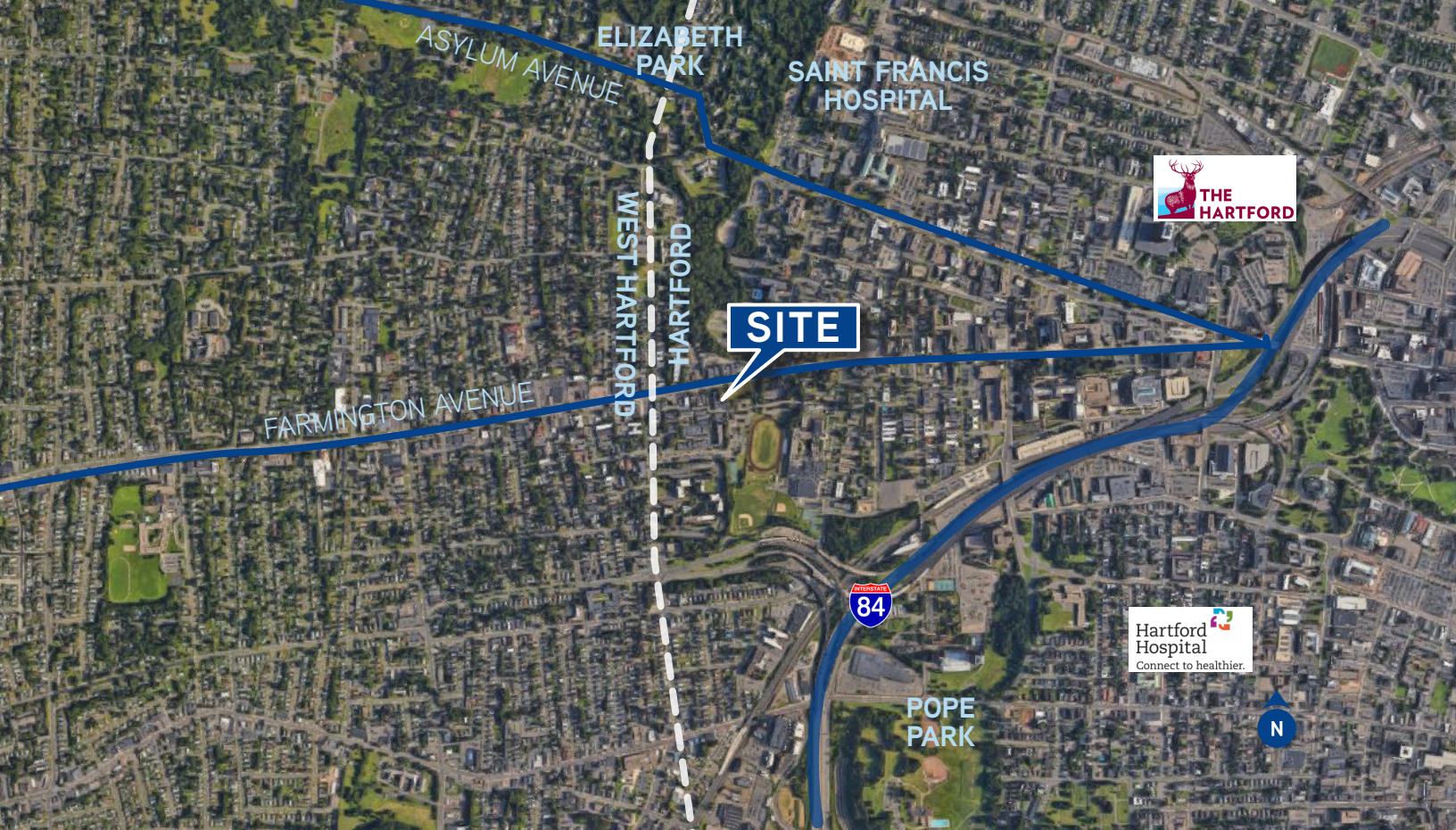
Retail for sale or lease in West End Hartford

455 Farmington Ave is a 1,269 sf stand alone building situated on a centralized busy corner in the West End of Hartford. The property is walking distance to UCONN Law School, Mark Twain House, St Francis Hospital and many other conveniences. One mile to West Hartford and Downtown Hartford.

Features

- ±1,269 sf free standing building
- Centralized location
- Walking to many conveniences
- One mile to downtown Hartford & West Hartford
- Traffic Count: 19,550 vpd
- 8 parking spaces

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Specifications

Address	455 Farmington Avenue Hartford, CT 06105
Total building sf	±1,270
Total available sf	±1,270
Free standing	Yes
Site acre	0.06 acres
Zoning	MX-1
Traffic count	19,550 vpd
Parking	Paved lot
Lease rate	\$20.00 psf nnn
Asking price	\$250,000

Demographics



Current Population

(1 mile)	(3 miles)	(5 miles)
31,713	169,437	261,207



Average No. of Households

(1 mile)	(3 miles)	(5 miles)
14,497	63,271	100,541



Average Household Income

(1 mile)	(3 miles)	(5 miles)
\$56,994	\$74,047	\$81,859



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