

LEASE RATE:
\$6-10/SF
Gross + Utilities

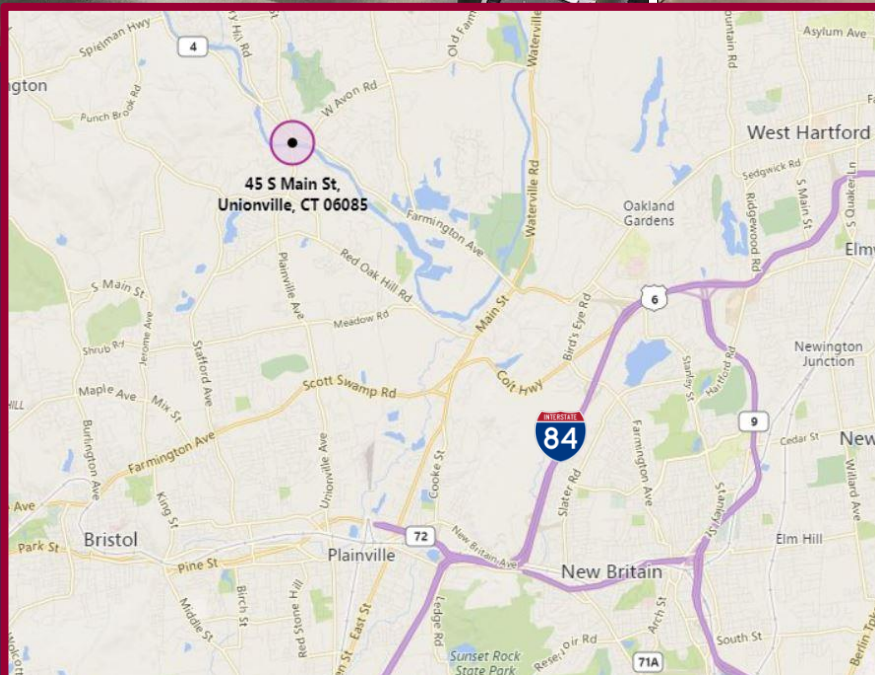
RETAIL / OFFICE / SERVICE

8,500 - 17,000± SF GROUND FLOOR – ELEVATOR ACCESS

45 South Main Street, Unionville, CT 06085



Former Gym Space – Nice Open Layout – Views of Farmington River



FOR LEASE

**17,000± SF
Ground Floor**

Scan the QR Code below with a
barcode scanner on your smart
phone to access our website.



Connect with us:



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**Q,R
&L
COMMERCIAL**

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While the information contained herein has been obtained from sources deemed to be reliable, no guarantee is made as to its accuracy.

RIVERSEDGE PLAZA

RETAIL / OFFICE / SERVICE SPACE

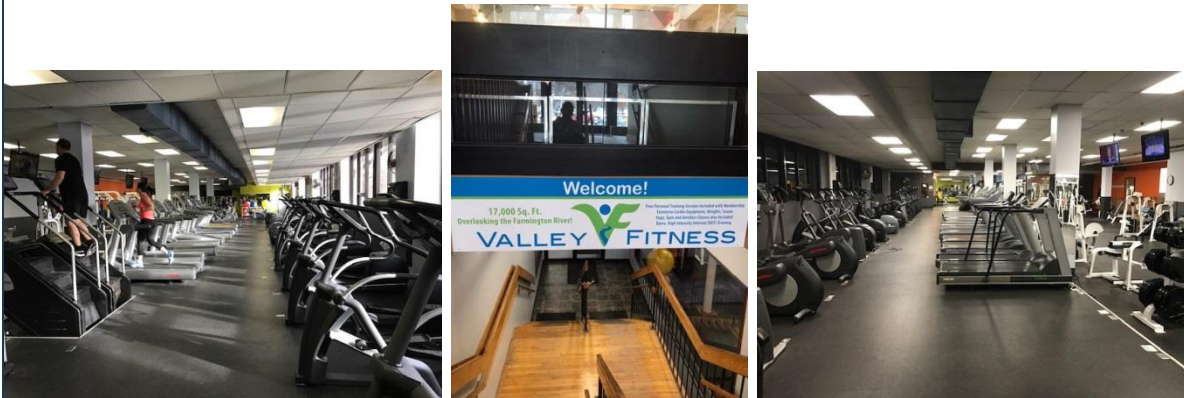
Riversedge Plaza, 45 South Main Street, Unionville, CT 06085



O,R&L Commercial is pleased to offer 8,500 - 17,000± SF of ground floor open space (with elevator access) with views overlooking the Farmington River located in the Riversedge Plaza in the Unionville section of Farmington, CT. The Riversedge plaza is a neighborhood shopping center anchored by CVS and shadow anchored by Stop & Shop. The property is located at a signalized intersection on South Main Street with another signalized entrance off Farmington Ave (Route 4) with average daily traffic of approximately 20,000. Neighboring retailers include: Stop & Shop, CVS, Walgreens, McDonald's, Dunkin Donuts, Verizon Wireless, and Farmington Bank. Call Listing Brokers for additional information.

8,500 - 17,000± SF Available

Former Gym Space – Nice Open Layout – Elevator Access to Lower Level with views of Farmington River



Riversedge Plaza



LEASE RATE:

\$6-10/SF

Gross + Utilities

Property Highlights

- 17,000± SF for Lease
 - Divisible to 8,500± SF
 - Views overlooking the Farmington River
 - Elevator access
 - Open layout
 - Former gym space
- Plaza is anchored by Stop & Shop and CVS
- 2 Signalized entrances
- 20,000 ADT on Farmington Ave/Route 4
- 16,800 ADT on South Main Street
- Ample parking
- Zoning: C1

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