

AVAILABLE:

### 10,356 SF

Join Dollar Tree, Aldi, and Men's Wearhouse.

Excellent Visibility and access.

Minutes away from I-691, which has 73,200 cars per day.

Pylon Signage is available.

Across the street from Target.

Meriden Mall is located behind the subject site.

Demographics	1 Mile	3 Miles	5 Miles
Population:	7,828	59,157	105,123
HH Income:	\$72,278	\$91,316	\$111,336
Daytime Pop	8,125	47,626	100,053

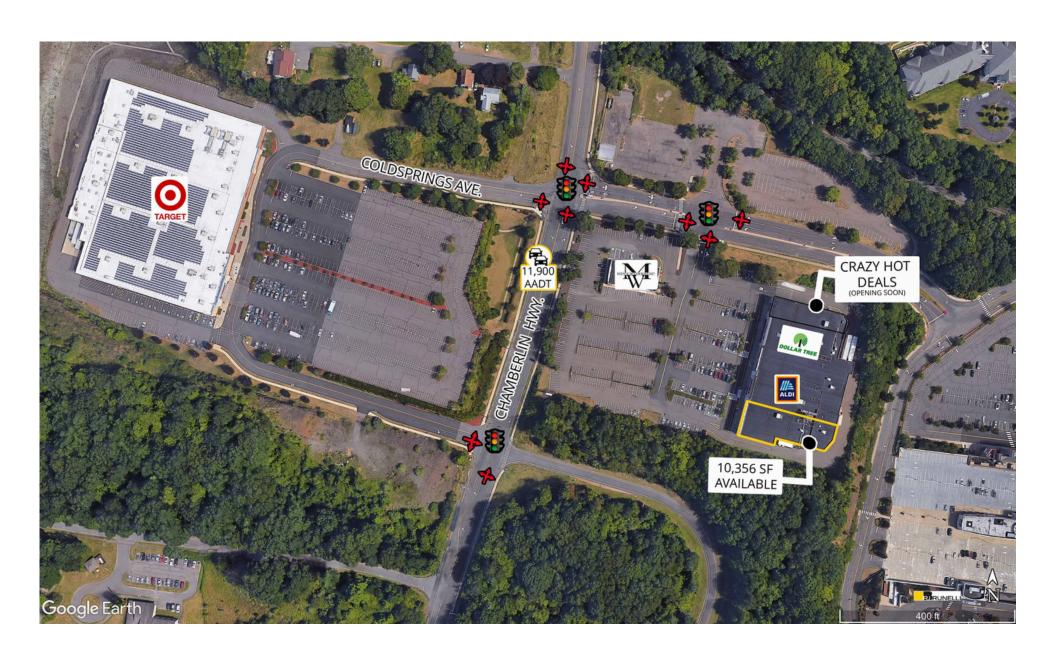
#### **Total GLA**

54,249 SF

#### **Traffic Counts**

Chamberlin HWY	11,900 Cars Per Day
I-691	73,200 Cars Per Day

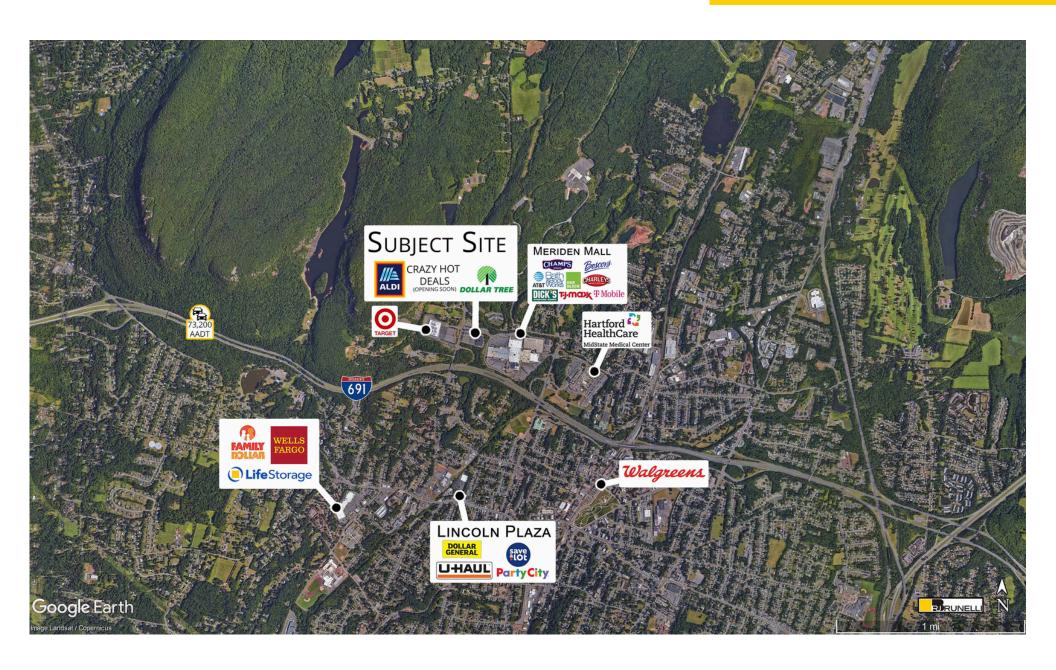












# **495 Chamberlain Highway (Rt 71)**AVAILABLE FOR LEASE

## CONNECT WITH US TODAY



**MARIO BRUNELLI** mbrunelli@rjbrunelli.com 786-570-9723



**NISSI WASSERMAN** nwasserman@rjbrunelli.com 732-503-0717



R.J. Brunelli & Co., LLC, 400 Perrine Rd, Ste 405 Old Bridge, NJ 08857

732-721-5800 www.rjbrunelli.com