

901 ORANGE AVENUE (RT 1/BOSTON POST ROAD)

West Haven, Connecticut

20,000 sq. ft. available for lease



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Space Available

20,000 sq. ft

Asking Rent

Upon Request

NNN

Upon Request

Possession

TBD

Parking

104 spaces

Co-Tenants

Sherwin Williams, Advance Auto Parts

Retail Neighbors

Target, Best Buy, PetSmart, Lowe's,
McDonald's, Guitar Center, Burlington

Comments

High-traffic location on Boston Post Rd.
between CT Post Mall and University of
New Haven

3

MILE RADIUS

132,541

Overall Population

64,614

Employee Population

\$66,176

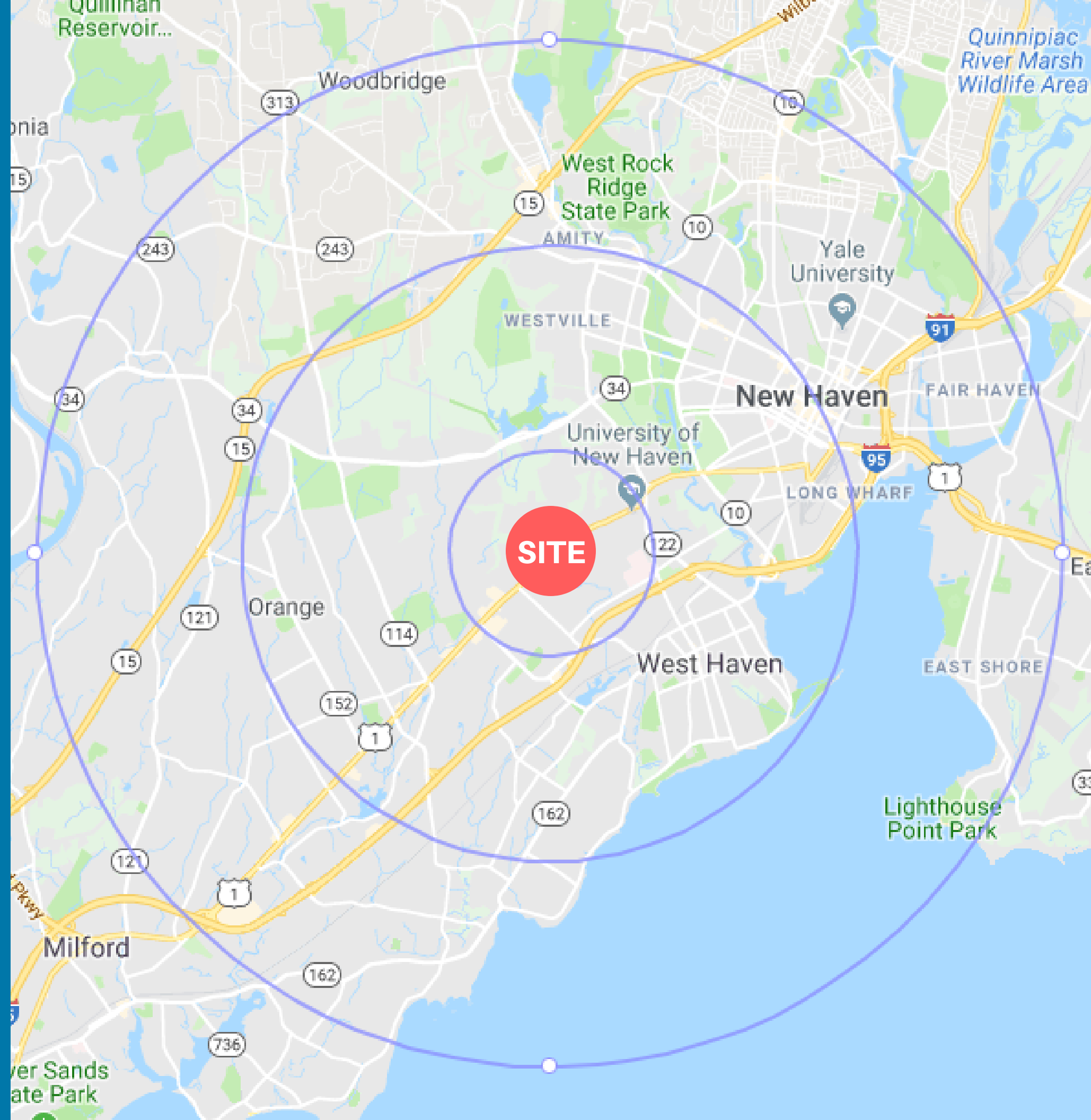
Average HHI

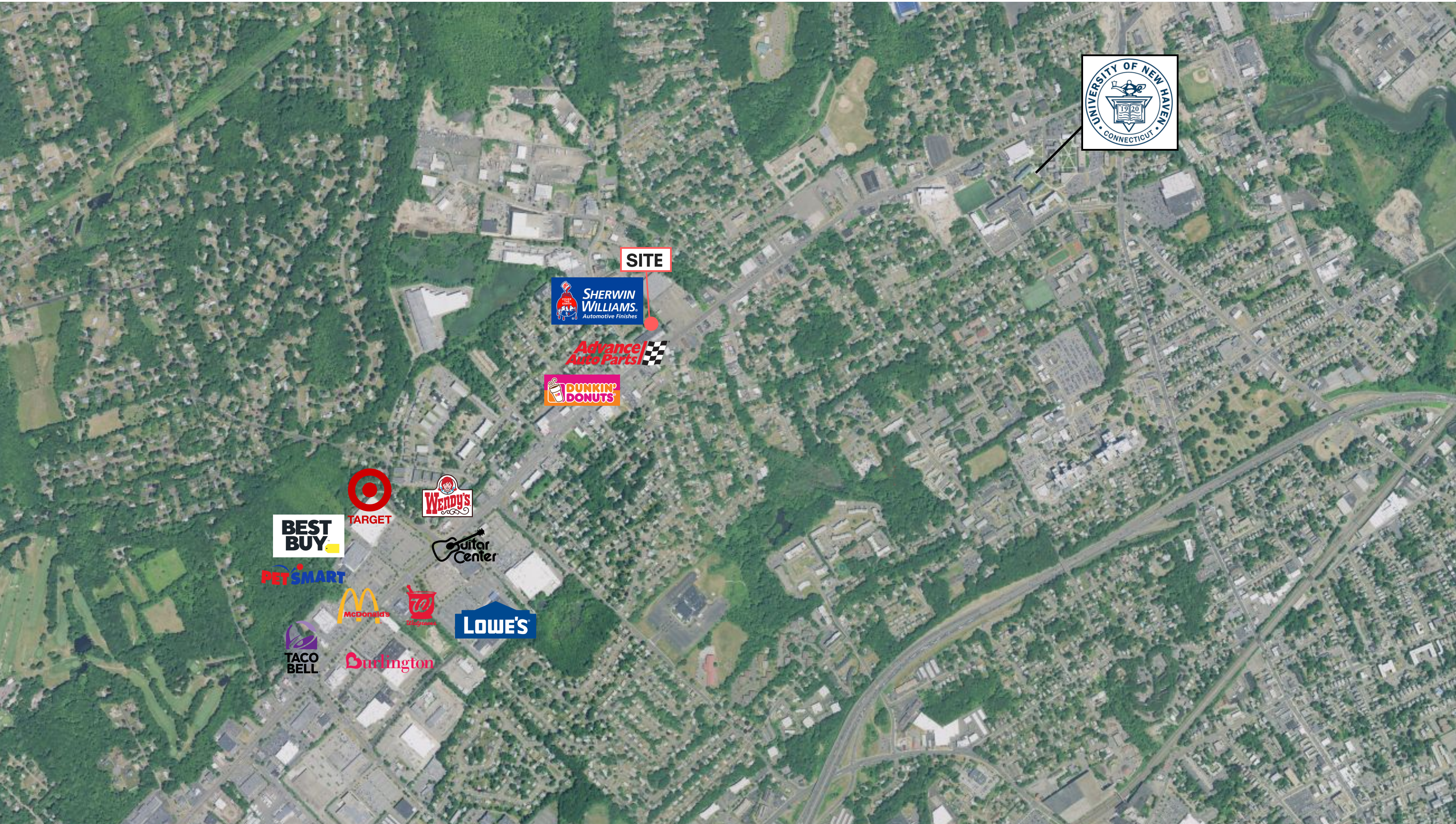
31%

Annual HHI of \$100k+

34.3%

Bachelor's Degree or Higher



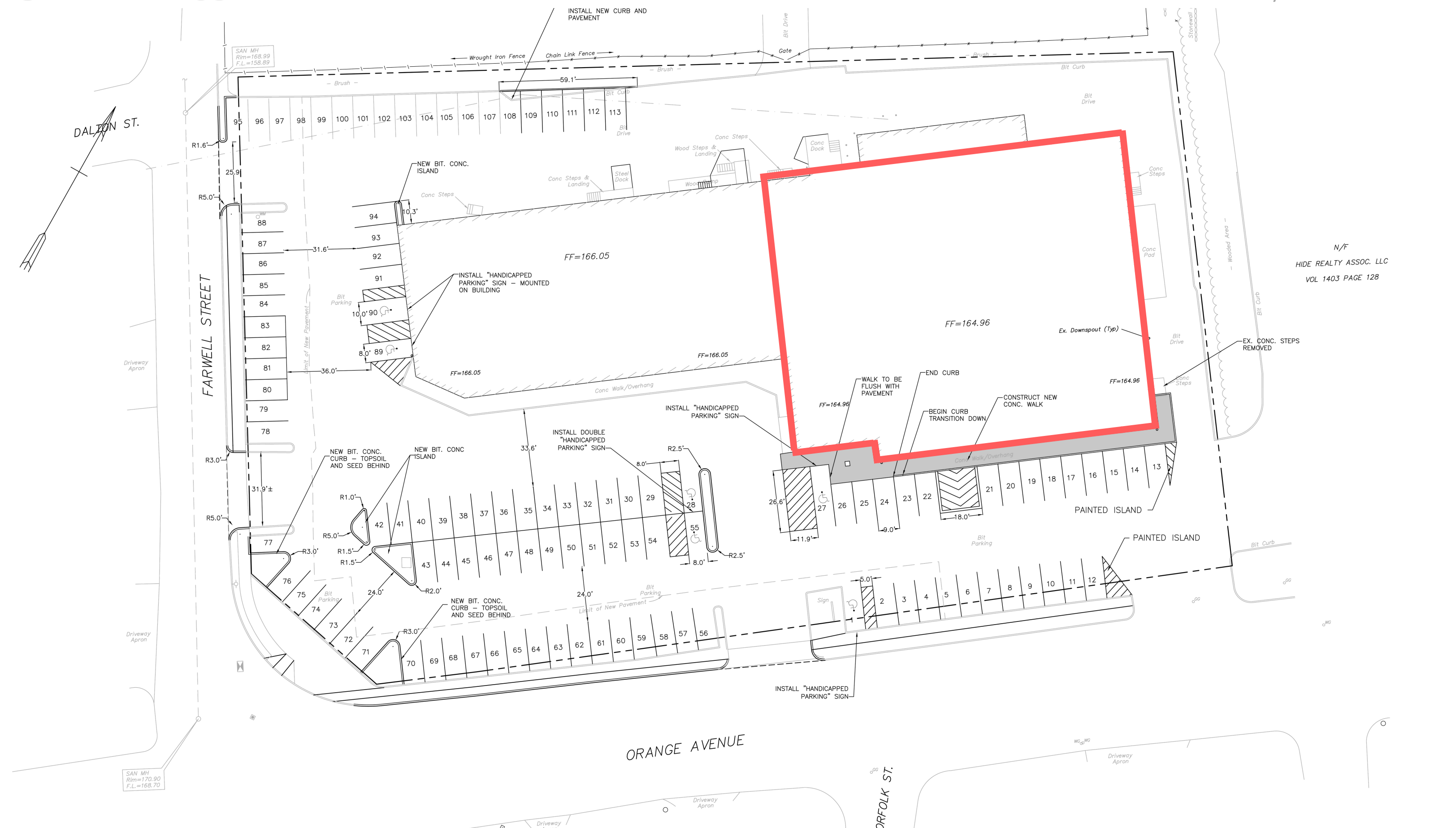






Site Plan

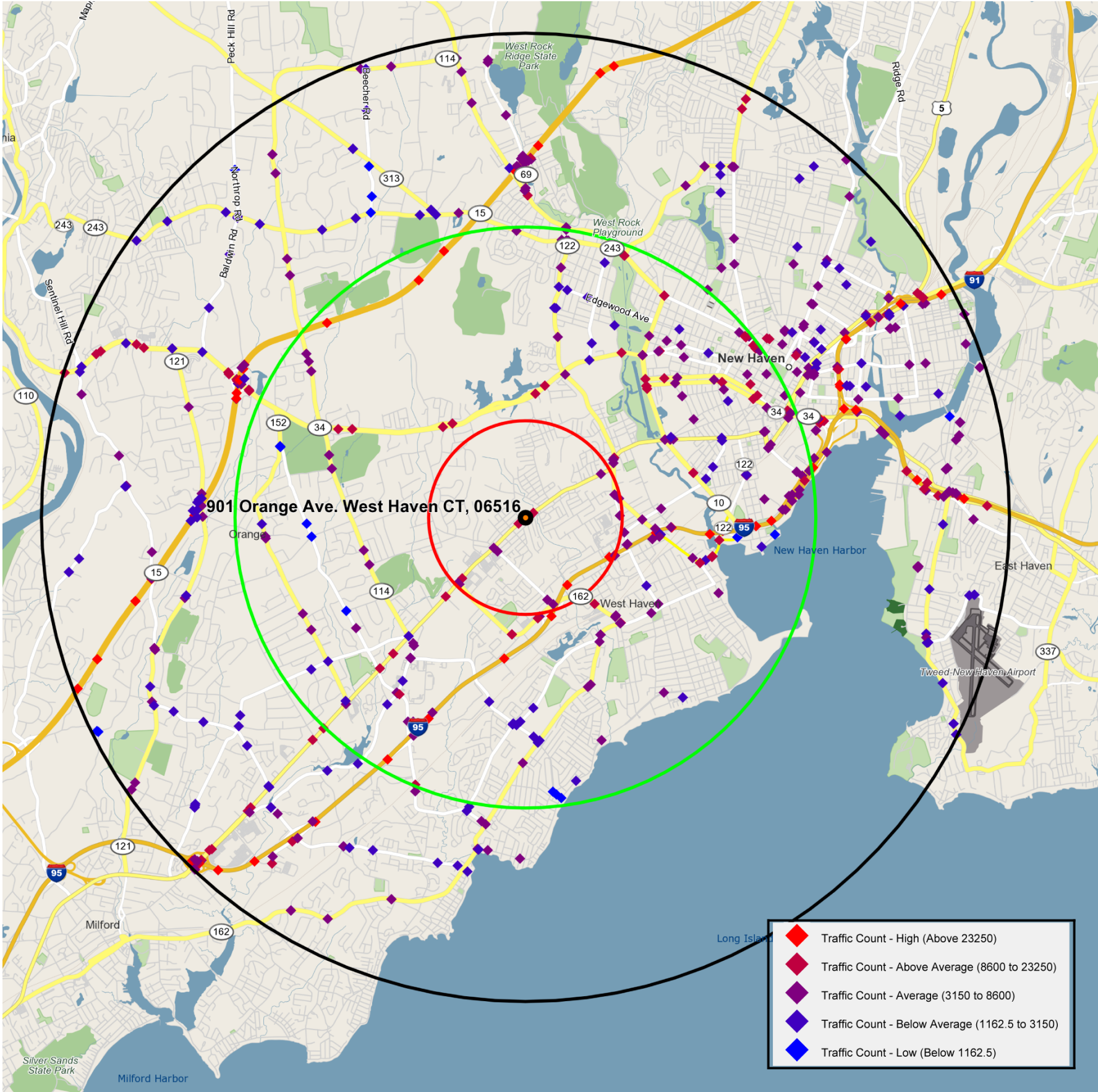
901 ORANGE AVENUE
WEST HAVEN, CONNECTICUT



N/F
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Signage & Traffic Count

901 ORANGE AVENUE
WEST HAVEN, CONNECTICUT



	1 mile radius	3 mile radius	5 mile radius
Population			
2010 Census Population	15,758	107,759	225,725
2010 Median Age	32.17	34.94	35.21
Households			
2010 Census Households	5,273	44,133	92,803
Households by Race			
2010 Estimated White	49.4%	55.6%	57.96%
2010 Estimated Black or African American	36.45%	29.56%	27.56%
2010 Estimated Asian & Pacific Islander	5.42%	4.35%	4.67%
2010 Estimated American Indian & Native Alaskan	0.5%	0.43%	0.08%
2010 Estimated Other Races	0.47%	0.1%	0.39%
2010 Estimated Hispanic	7.76%	9.96%	9.34%
Income			
2017 Estimated Median Household Income	\$45,788	\$50,831	\$66,176
Education			
2017 High School Graduate		37.7%	30.6%
2017 Some College		21%	17.1%
2017 Associates Degree Only		6.5%	7.0%
2017 Bachelors Degree Only		13.6%	18.6%
2017 Graduate Degree		8.8%	16.5%



FOR MORE INFORMATION:

Michael Schaffer, Commercial Leasing
michael@cawhite.com

(203) 777-6891
(800) 767-6891

1211 Chapel Street
New Haven, CT 06511

www.cawhite.com

