

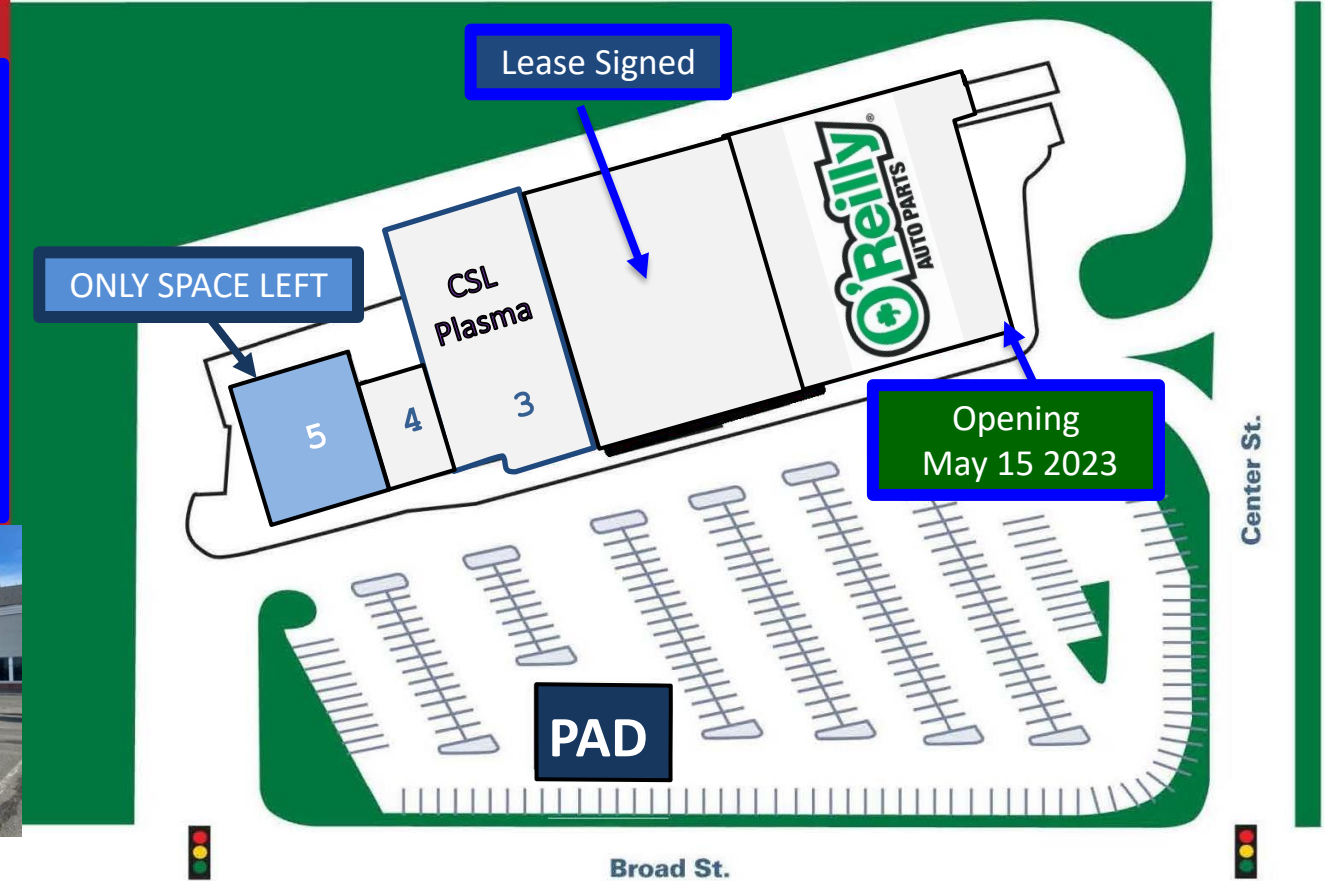
**20,788 SF and  
PAD SITE  
AVAILABLE**

1	O'Reilly	30,000
2	Signed Lease COMING SOON	20,788
3	CSL Plasma	14,489
4	Restaurant	2,722
5	Pre-leasing	7,500
PAD AVAILABLE		5,000



# MANCHESTER CT

## BROAD STREET PLAZA



**Northeast Retail**  
Leasing & Management Company, LLC

360 Bloomfield Avenue • Suite 208 • Windsor, CT 06095

Telephone: (860) 683-9000

[www.northeastretail.com](http://www.northeastretail.com)

Broad Street Plaza is a 75,452 sf Community shopping center, anchored by a O'Reilly Auto and shadow anchored by Ollie's Bargain Outlet.

Built in 1998 at the corner of Center Street (Route 44) and Broad Street, it is located at the busiest intersection in Manchester and benefits from a daily traffic count in excess of 40,000 cars per day.

O'Reilly's Auto Parts is relocating & expanding to 30,000 SF within the center, and will open in May of 2023. Key Food has a signed lease and will be opening late summer. Landlord has extensive upgrades planned for the Center including new roof, HVAC and façade improvements.

# BROAD STREET PLAZA

## AERIAL VIEW



DEMOGRAPHICS		
	Population	Avg Income
1 Mile	17,859	\$68,522
3 Mile	61,165	\$83,545
5 Mile	127,720	\$95,744
7 Mile	192,895	\$98,277

360 Bloomfield Avenue  
Suite 208 Windsor CT 06095  
Telephone: 860-683-9000  
Fax: 860-683-1600



All information furnished is from sources deemed reliable and is submitted subject to errors, omissions, change of price or rental, change of other terms and conditions, suitable references, prior sale, lease or financing, or withdrawal without notice. No representation is made to the accuracy of any information furnished.

