

FAIRFIELD, CONNECTICUT

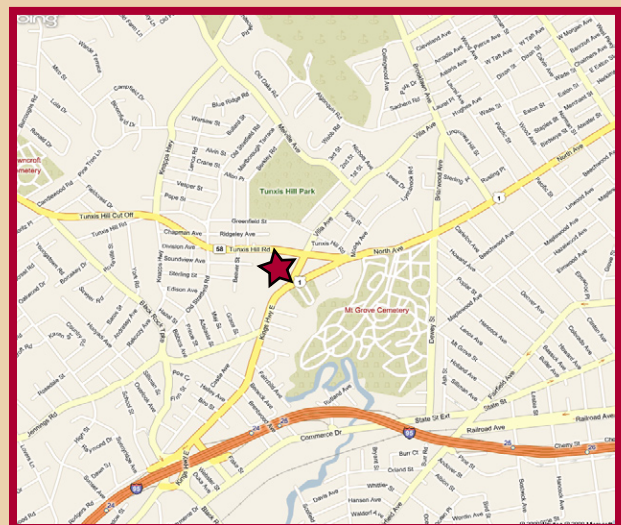
740-802 Villa Avenue - Stop & Shop Plaza



7,238 sf available (presently Rainbow) next to Super Stop & Shop and directly across from free standing Kohl's.



DEMOGRAPHICS	3 MILES	5 MILES
POPULATION	144,240	239,153
HOUSEHOLDS	51,304	86,726
AVERAGE HH INCOME	\$ 67,525	\$ 74,687
MEDIAN AGE	33.3	34.9



WELCO REALTY, INC.
EXCLUSIVE LEASING AGENT
 2525 PALMER AVENUE
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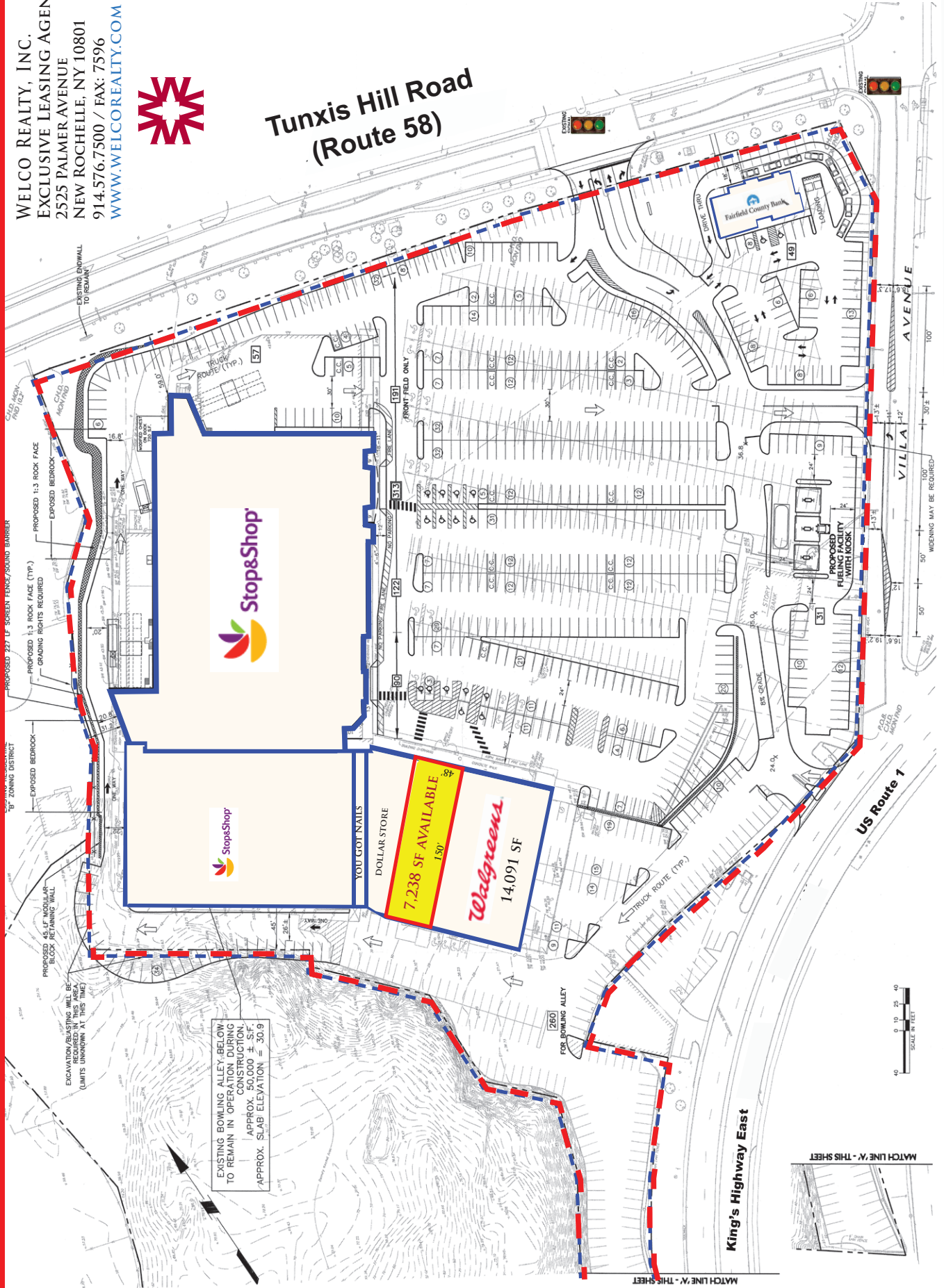


FAIRFIELD, CONNECTICUT 740-802 VILLA AVENUE

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Tunxis Hill Road (Route 58)



EXISTING BOWLING ALLEY BELOW
TO REMAIN IN OPERATION DURING
CONSTRUCTION.
APPROX. 50,000 ± S.F.
APPROX. SLAB ELEVATION = 30.9

