

# 40, 48 Merrow Rd/Route 195, Tolland Hospitality, Restaurant, Multi-Family

**FOR SALE**

**\$5,500,000**

- ⇒ Acres: 26.1
- ⇒ Public Water & Sewer Available
- ⇒ Merrow Rd Frontage: 530Ft.
- ⇒ I-84 Frontage 1,960
- ⇒ Zone: TVA-GD
- ⇒ Traffic Count: 77,700 (84)  
14,500 (Merrow Rd /195)



# LYMAN

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## Area Map & Demographics



Demographics	1 MILE	3 MILES	5 MILES
Total Population	1,002	10,969	36,832
Total Households	358	3,902	14,368
Average Household Income	\$163,362	\$123,464	\$117,020

All information stated is from sources deemed reliable and is submitted subject to errors, omissions, changes of other terms and conditions, prior sales, financing or withdrawal without notice. Buyer/Tenant agents will be eligible for a portion of commission only if they have an existing signed representation.