

Center Seven

RETAIL/OFFICE SPACE FOR LEASE

607 Main Avenue (Route 7)

Norwalk, CT

UNDER NEW OWNERSHIP

UPGRADE RENOVATIONS PLANNED FOR SPRING 2026



RENDERING



AVAILABLE:

<u>RETAIL</u>	<u>OFFICE</u>
800 SF (15' x 53')	2,500 – 8,579 SF
1,400 SF (20' x 70')	
2,200 SF (22' x 100' irr) Available 12/1/26	

CO-TENANTS:

Starbucks, Citibank, Planet Pizza, European Wax Center, Massage Envy, Wayback Burgers, The Cut, AFC Urgent Care, Mathnasium and Trento Gourmet Deli

NEIGHBORING RETAILERS:

Walmart, Stop & Shop, Hobby Lobby, Verizon, Mattress Firm, Total Wine & More, Qdoba, Panera Bread, Petco, Michael's, TJ Maxx, FedEx Office, LA Fitness, Tutor Time, CVS and many more

TRAFFIC COUNT:

29,500 Cars per Day on Route 7

ADDITIONAL INFORMATION:

- 38,662 SF Highly Visible Center Situated on Route 7
- 164 Parking Spaces
- Under New Ownership – Renovations Planned for Spring 2026

RENT:

Call for Details

CAM/TAXES:

\$12.00/SF

AREA DEMOGRAPHICS			
	1 Miles	3 Miles	5 Miles
Population	5,869	54,410	140,560
Avg. HH Income	\$168,317	\$153,628	\$156,089

**For More Information,
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ROYAL

PROPERTIES

www.RoyalPropertiesInc.com

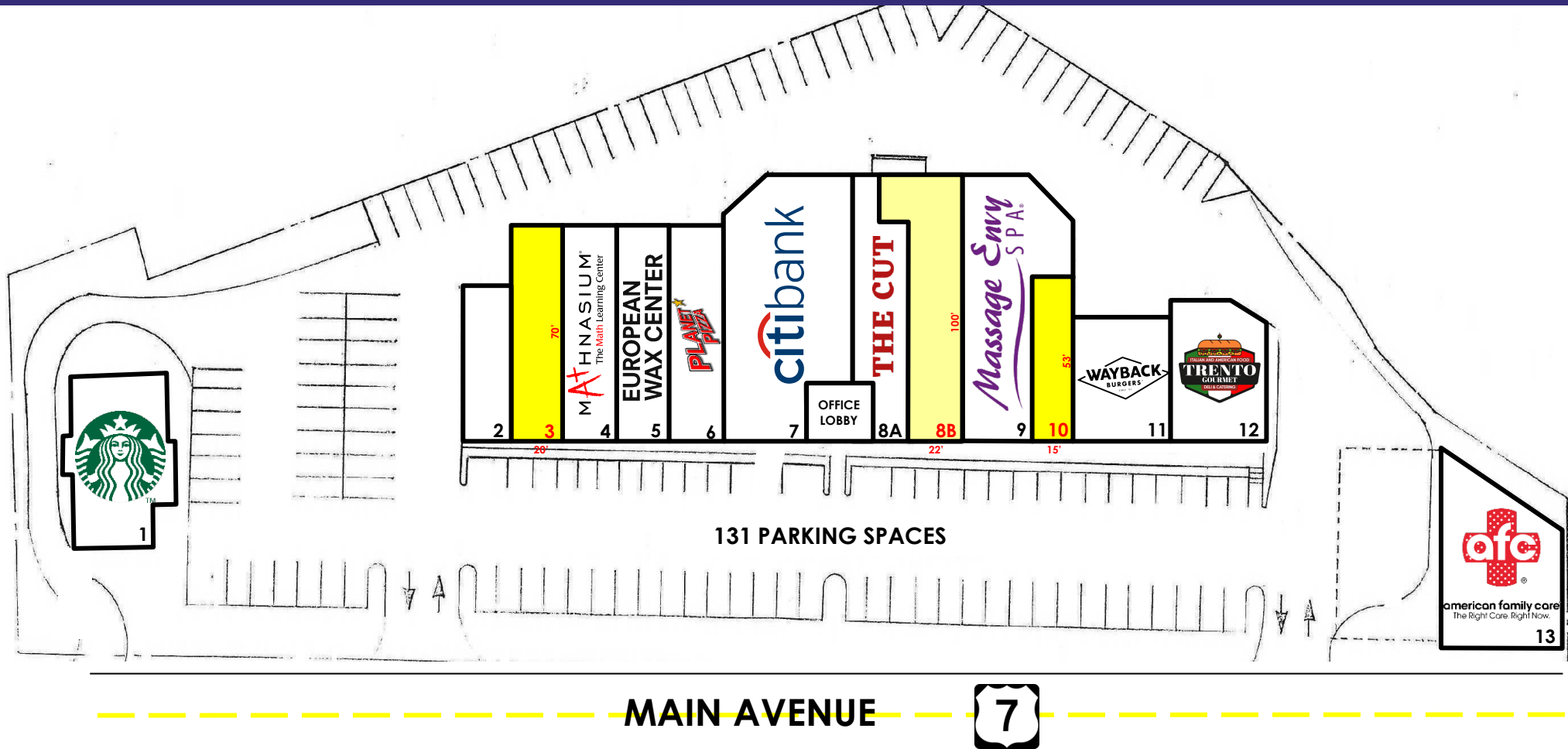
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#	TENANT	SF	#	TENANT	SF
1	Starbucks	2,800	8A	The Cut Barbershop	1,853
2	A-Z Variety & Cigars	1,100	8B	AVAILABLE 12/1/26	2,200
3	AVAILABLE	1,400	9	Massage Envy Spa	3,100
4	Mathnasium	1,400	10	AVAILABLE	800
5	European Wax Center	1,400	11	Wayback Burgers	1,942
6	Planet Pizza	1,400	12	Trento Gourmet Deli	1,800
7	Citibank	4,400	13	AFC Urgent Care	2,800



SECOND FLOOR PLAN

2,500 – 8,579 SF OFFICE SPACE AVAILABLE





PYLON RENDERING



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2,500-8,579 SF
OFFICE SPACE
AVAILABLE

1,400 SF
AVAILABLE

2,200 SF
AVAILABLE
12/2/2026

800 SF
AVAILABLE

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GATEWAY CENTER
TJ-maxx Michaels
DOLLAR TREE
CHIPOTLE OUTBACK STEAKHOUSE
Pokeworks BEVMAX

WALMART CENTER
Walmart
ULTA BEAUTY QDOBA petco
AspenDental just salad Panera BREAD

MAIN AVENUE SHOPPING PLAZA
STOP & SHOP HOBBY LOBBY
BURGER KING TD Bank Total Wine & MORE
DUNKIN'

ANYTIME FITNESS
Outdoor Sports Center
WILTON CORPORATE PARK
Westy Self Storage

First County Bank
CHASE

TOWN FAIR TIRE AT&T
SUBWAY MATTRESS FIRM

Hilton Garden Inn

TUTOR TIME
CHILD CARE / LEARNING CENTERS

edible Carvel
Fiesta ON 7
Boom Thai AUTHENTIC ASIAN EATERY

PHYSICIAN ONE URGENT CARE

McDonald's

CVS

Hotel Zero Degrees
Sienna RESTAURANTE ITALIANO

verizon

verizon

DUNKIN'

FedEx Office

EVEN HOTELS

COURTYARD BY MARRIOTT

DMV

M&T Bank

LAIFITNESS
iPARK NORWALK all:)smiles

curb

MERRITT 7

CENTER SEVEN SITE
Starbucks
Massage Envy S.P.A.
EUROPEAN WAX CENTER THE CUT
citibank MATHNASIUM The Math Learning Center TRENTO
WAYBACK BURGERS AFC american family care The Right Care. Right Now. PLANET PIZZA

KENT CENTER
DUNKIN' SUPERCUTS
Jersey Mike's SUBS COOK'S NOOK
CENTER FOR VARICOSE VEINS Excellence in Vein Care

