



Great Café / Retail Space in West Hartford Center

1001 Farmington Ave, West Hartford, CT

1,288 SF

**A TRUE EXCLUSIVE...**  
**CALL FOR THE**  
**DETAILS!**

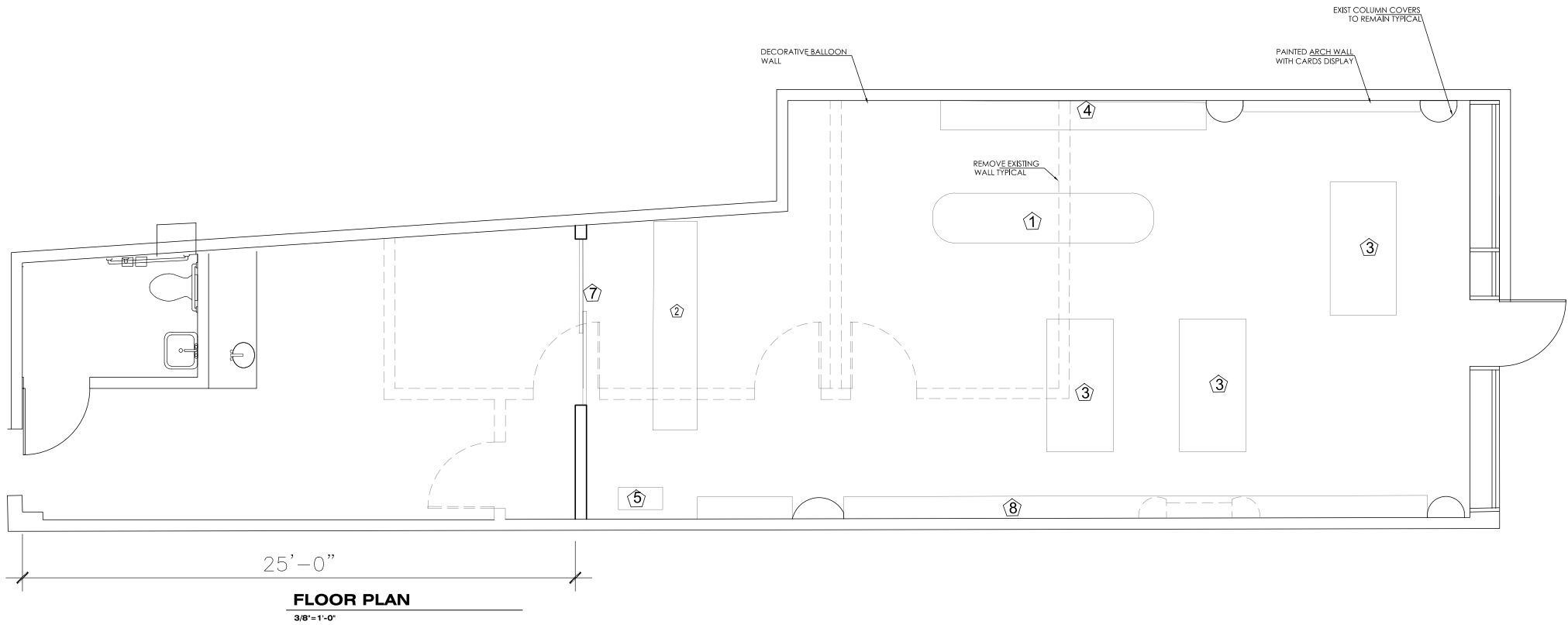
**AGENTS:**  
**TYLER LYMAN**  
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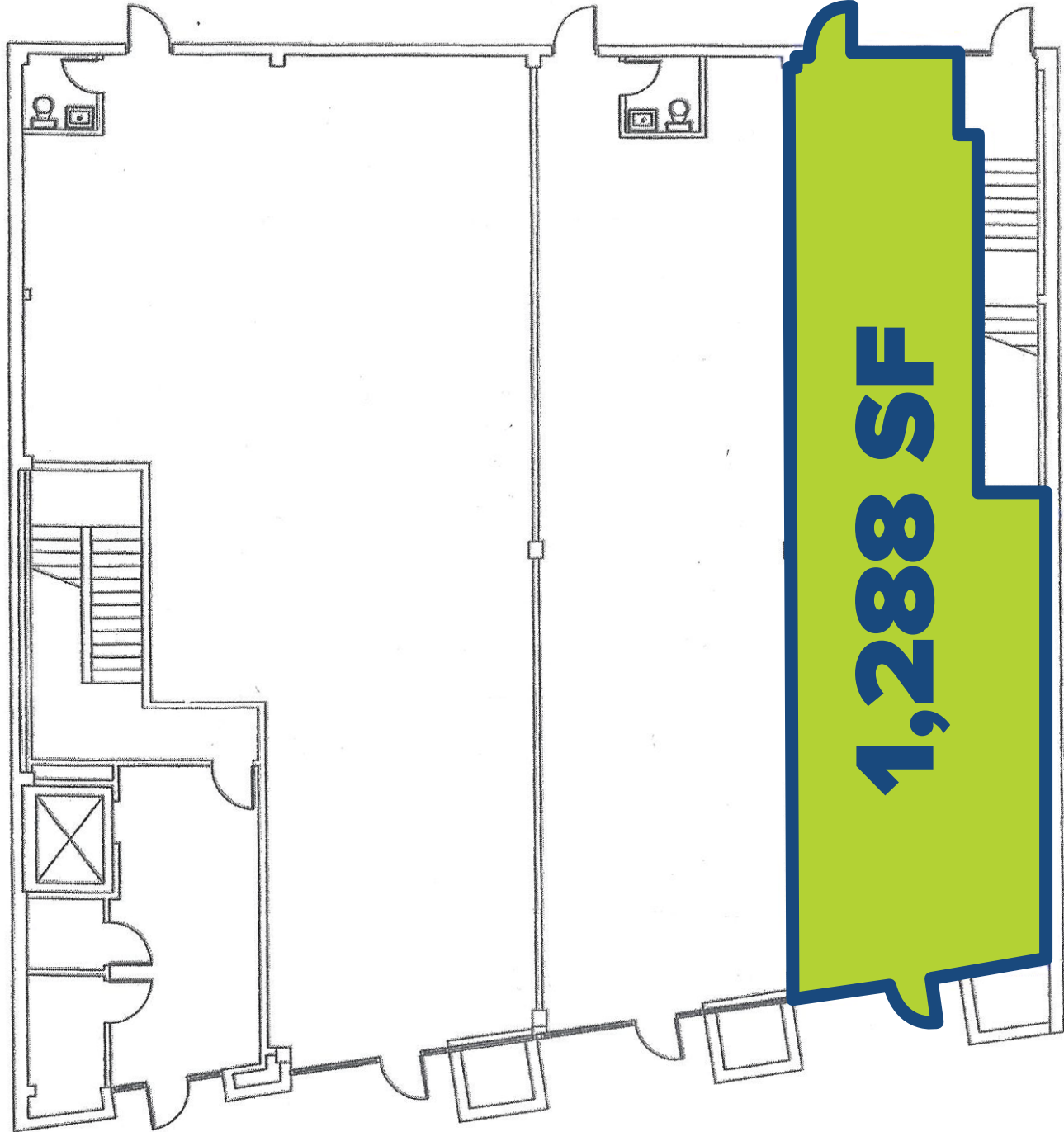
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**A**

CHASE, Kimberly Boutique, ACE Hardware, TREVA, Ichiro, MAX'S OYSTER BAR, POKÉMOTO, Quest Diagnostics, Relax the Back, Tea Break, EL SANTO, CENTER FRAMING & ART, BERKSHIRE HATHAWAY, LIBERTY BANK, Sevan Jewelers, COLDWELL BANKER, Santander, and others.

**B**

FLEET FEET, CENTURY 21, ZOHARA, CALIFORNIA CLOSETS, MUSIC & ARTS, the claypen, DONUT CRAZY, LUNA PIZZA, and others.

**C**

Starbucks, central optical, PRAI, wurst HAUS, BECKER'S, Webster Bank, WILLIAM RAVEIS, UNION KITCHEN, and AVERT.

**D**

MAX BURGER, Harvest, freshii, bluemercury, M&T Bank, Peoples Bank, BRICCO, Cookshop, Advisors, LUX BOND & GREEN, Penzeys Spices, AT&T, PS.A.BANK, BRIDGEWATER CHOCOLATE, IRIS, and others.

**E**

francesca's, J.M. Laughlin, MECHA, barcelona, bartaco, DASWANI, HARTFORD, BRUEGGER'S, and others.

**BLUE BACK SQUARE**

DELAMAR HOTEL, W&B WORLD OF BEER, CYCLEBAR, Crate&Barrel, Rosa Mexicano, BARNES & NOBLE, LOVESAC, Fleming's, flora, W&F GANG, TEMPUR PEDIC, Cinépolis, and TP 2B.

WHOLE FOODS MARKET, Blue Back Square, WH POLICE DEPT., WH TOWN OFFICES, WH LIBRARY, and FIRST CHURCH.

**F**

KUNG FU TEA, BEN & JERRY'S, Sam's Gyro, charles SCHWAB, Citizens Bank, KAOUZ RUGS, Fidelity, DUNKIN', loanDepot, KeyBank, and others.

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## Major Employers in the Center & Blue Back Square

Town Center, 29 South Main Street



15 North Main Street



65 LaSalle Road



The Rutherford, Blue Back Square

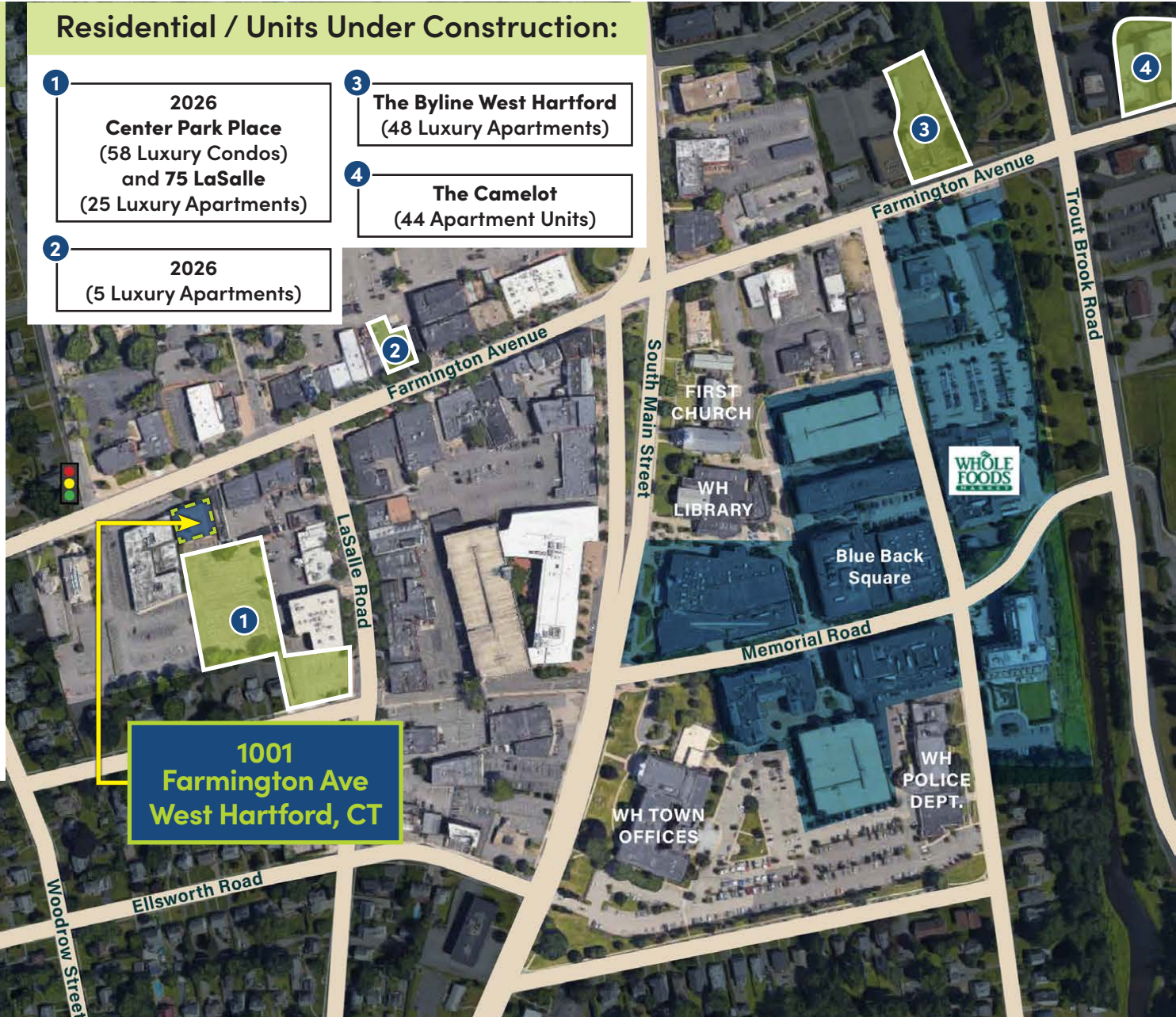


The Lexicon, Blue Back Square



## Residential / Units Under Construction:

- 1 2026 Center Park Place (58 Luxury Condos) and 75 LaSalle (25 Luxury Apartments)
- 2 2026 (5 Luxury Apartments)
- 3 The Byline West Hartford (48 Luxury Apartments)
- 4 The Camelot (44 Apartment Units)



# 1001 Farmington Ave, West Hartford, CT

## Daytime Population

**92,824**

within a 3-mile radius

## Employees

**56,694**

within a 3-mile radius

- » Surrounded by many popular restaurants such as Avert, Union Kitchen, the Friendly Toast, BarTaco, Barcelona, Zohara, Savoy, Max's Oyster Bar, Bricco, Harvest Wine Bar, Mecha Noodle Bar, and many others;
- » A comprehensive \$10M infrastructure project is currently revitalizing LaSalle Road and Farmington Avenue, featuring wider sidewalks, street lighting, raised crosswalks, and landscaping—ongoing through late 2026.
- » The site is surrounded by several new residential projects, highlighted by Center Park Place and 75 LaSalle next door, which will offer 58 luxury condominiums and 25 luxury apartments.

## DEMOGRAPHICS



### POPULATION

1 Mile	16,142
3 Miles	116,493
5 Miles	246,951



### AVERAGE HOUSEHOLD INCOME

1 Mile	\$169,038
3 Miles	\$130,380
5 Miles	\$113,993



### HOUSEHOLDS

1 Mile	7,091
3 Miles	48,165
5 Miles	99,549



### EDUCATION BACHELOR'S DEGREE+

1 Mile	36.1%
3 Miles	23.8%
5 Miles	20.2%



### MEDIAN AGE

1 Mile	37.8
3 Miles	37.8
5 Miles	37.5



### WORKERS WHITE COLLAR

1 Mile	78.9%
3 Miles	66.7%
5 Miles	61.6%