

3 DANBURY ROAD

WILTON, CT



For Lease 1,639 RSF

Former bank branch retail/office building located on busy retail corridor with 31,700 VPD traffic!

**AVISON
YOUNG**



AVAILABILITIES

1,639 RSF

LEASE RATE

\$35.00/RSF NNN

POSSESSION

Immediate

TERM

5-10 years

HIGHLIGHTS

- Great for banking, medical, retail, or professional office
- Ample parking
- Building signage
- Traffic-light controlled access
- ATM location
- Minutes to the Merritt Parkway and Route 7

RADIUS POPULATION

	1-MILE	2-MILES	3-MILES
2024 Population	4,665	19,826	48,896
Aged 21 to 54	52%	52%	52%
% Income 100,000	70%	66%	60%

RADIUS HOUSEHOLDS

	1-MILE	2-MILES	3-MILES
2024 Households	1,954	7,893	18,746
Average Bachelors Degree or Higher	60%	59%	55%
Average Household Income	\$183,146	\$172,415	\$159,556



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For more information, please contact:

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