



3 Building Investment Opportunity with National Anchor - Long Leases

158 Manor Avenue & 105 Meriden Road
Waterbury, CT 06705

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This prime investment opportunity in central Connecticut presents a strategically located commercial property at 105 Meriden Road in Waterbury, featuring a diversified rent roll anchored by a national anchor - a drive-thru Santander Bank branch- and other local tenants in the finance, restaurant, and medical sectors—, La BoriChina Restaurant, and Smile & Shine Dental—ensuring stable cash flow and resilience in a mixed-use corridor.

THREE RETAIL BUILDINGS WITH NATIONAL TENANTS

BUILDING #1

±5,552 SF

Dominos, Halal Bites,
Smile & Shine Dental

BUILDING #2

±2,208 SF

La BoriChina Restaurant
Drive Thru

BUILDING #3

±3,233 SF

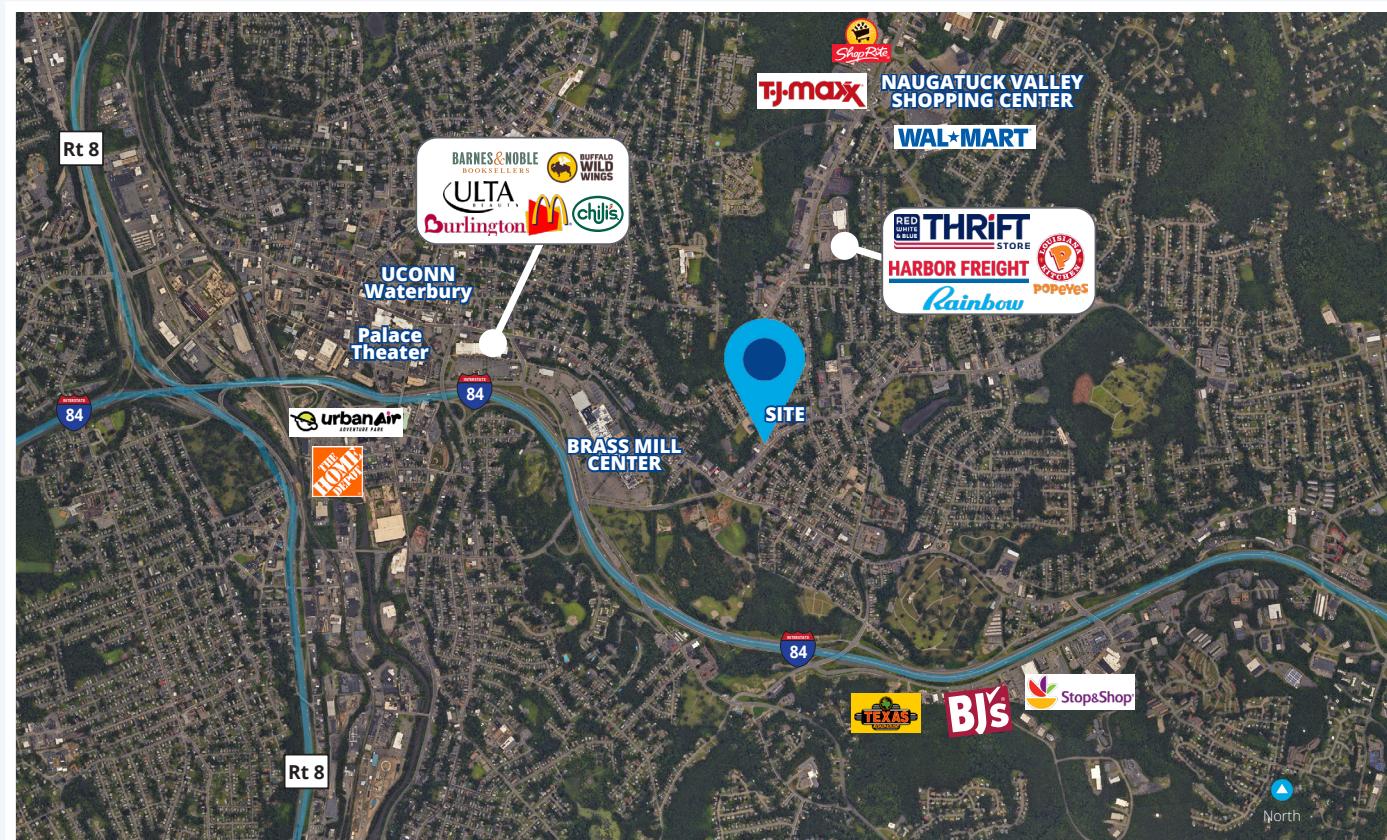
Santander Bank
Drive Thru

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