

# Farmington Colonnade

📍 353 Scott Swamp Rd (Rt. 6), FARMINGTON, CT 06032

AVAILABLE  
1,385-7,509 SF

**Joseph Sullo**

✉️ joseph@staypoint.com

☎️ 860-882-9631

**STAYPOINT®**

288 Murphy Road, Hartford, CT 06114

860-246-5555 | www.staypoint.com



For Lease

AVAILABLE  
1,385-7,509 SF

### PROPERTY INFORMATION

Space for Lease	1,385-7,509 SF
Rental Rate	\$16.00-20.00 PSF
NNN	\$5.40 PSF
Total Sq Ft	19,218 SF

### PROPERTY HIGHLIGHTS

Farmington is the economic leader in Hartford County with a friendly small business climate. In addition to the lowest mill rate in the Hartford region, it offers a highly educated workforce and proximity to regional highways.

### POPULATION (2024)

1 mi	3 mi	5 mi
7,400	53,868	122,420

### AVERAGE HOUSEHOLD INCOME

1 mi	3 mi	5 mi
\$112,180	\$121,800	\$119,822

### TRAFFIC COUNT

Scott Swamp Rd (Rt. 6)	22,052 VPD
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**DISCOUNT LIQUORS**

SCOTT SWAMP ROAD (22,052 VPD)



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Smiling Nail & Spa

CT SUNSPA

Available  
1,385 SF

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Available  
1,796 SF

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For Lease



Available  
2,287 SF

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For Lease



Available  
2,041 SF

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For Lease



ProHealth & PHYSICIANS Proposed



22,052 VPD

Available 0.47 acre parcel as additional parking

**FARMINGTON COLONNADE**

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