

# 150 BOSTON POST ROAD

RETAIL  
ORANGE / CT



GREAT RETAIL LOCATION WITH EXCELLENT VISIBILITY AND FRONTAGE ON BOSTON POST ROAD/U.S. ROUTE 1

## CONTACT

Tyler Lyman  
Vice President  
203.653.1743 / tlyman@rhysre.com

Jason Wuchiski  
Executive Vice President, Principal  
203.653.1737 / jwuchiski@rhysre.com

## FEATURES

- › Join Auto Zone and Harbor Freight Tools
- › Traffic counts at 22,000 VPD on Boston Post Road/U.S. Route 1
- › Close proximity to I-95
- › High ceilings, abundant parking and fully sprinklered
- › Neighboring retailers include: ShopRite, Home Depot, Staples, The Christmas Tree Shop, LA Fitness, Burlington Coat Factory, Dollar Tree, L.L. Bean, Trader Joe's, Lowes, Kohl's, Sam's Club, Target, Best Buy and PetSmart

## SPECIFICATIONS

Space	4,500 RSF	Availability	Immediately
Rent	Please call for details		

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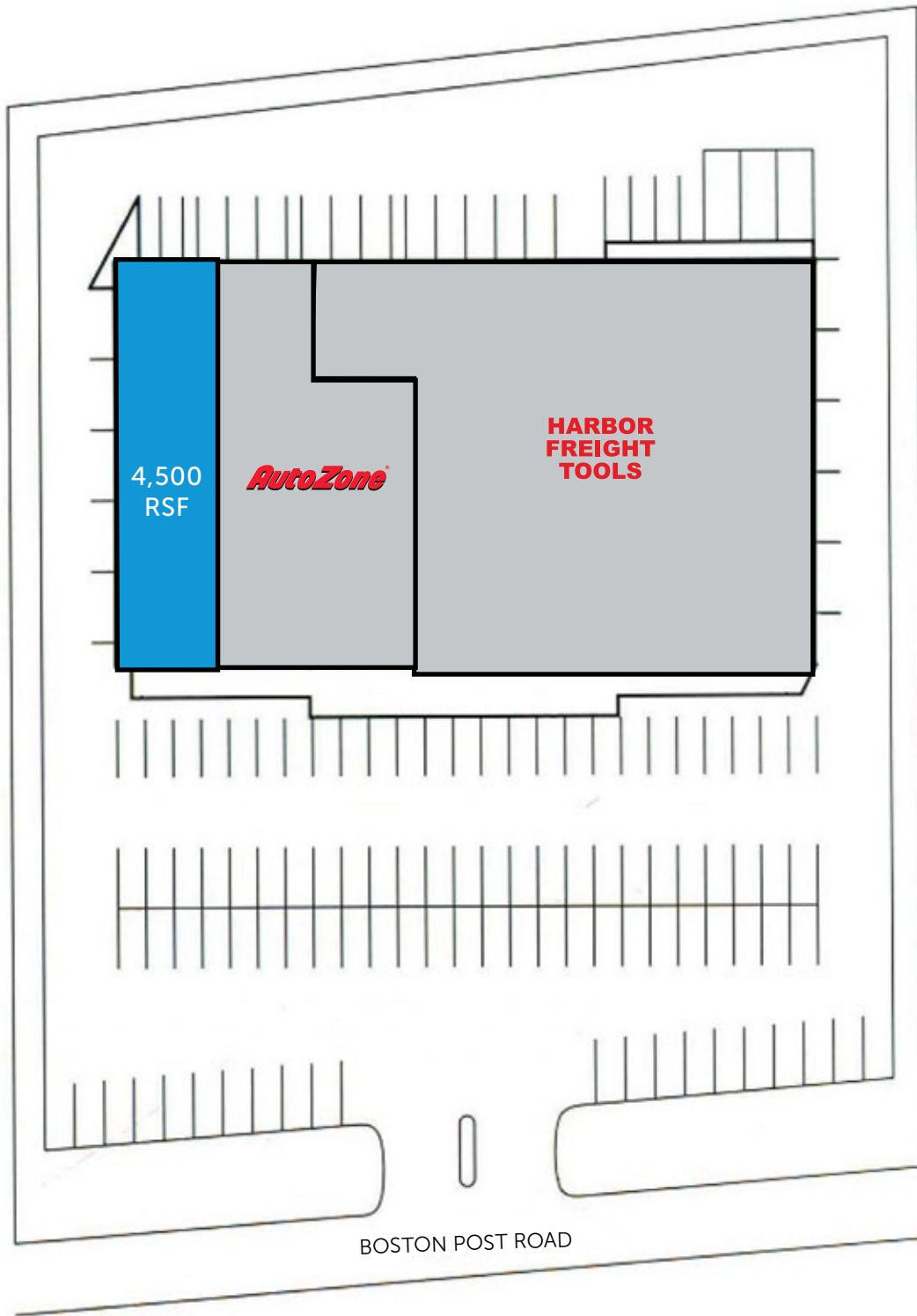
150 BOSTON POST ROAD

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ORANGE MARKET AERIAL

# 150 BOSTON POST ROAD

SITE PLAN

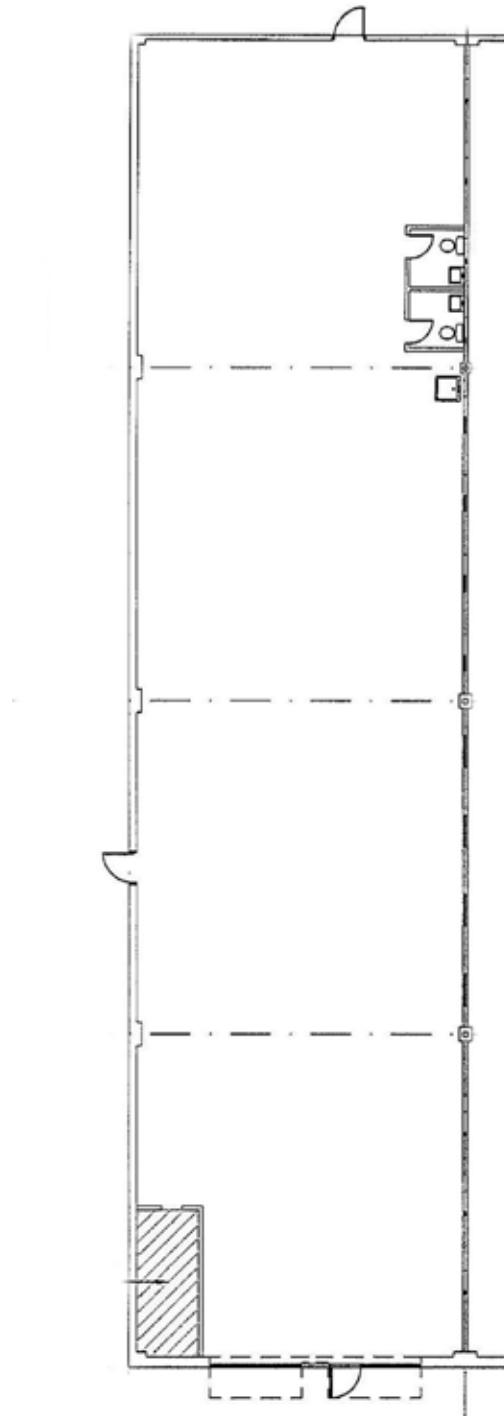


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# 150 BOSTON POST ROAD

FLOOR PLAN



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# 150 BOSTON POST ROAD DEMOGRAPHICS

	1 Mile Radius	3 Mile Radius	5 Mile Radius
<b>POPULATION</b>			
Total Population	6,764	71,303	184,033
Total Households	2,727	27,050	69,610
Female Population	3,549	36,917	95,033
% Female	52.5%	51.8%	51.6%
Male Population	3,215	34,386	89,000
% Male	47.5%	48.2%	48.4%
Population Density (Per Square Mile)	2,149.30	2,517.35	2,339.01

<b>DAYTIME POPULATION</b>			
Total Daytime Population	8,490	65,358	238,217
Population aged 16 and under (Children)	445	11,194	35,889
Daytime Population Age 16+	8,045	54,164	202,328
Civilian 16+, at Workplace	6,012	29,518	121,474
Civilian 16+, Unemployed	301	3,155	8,713
Civilian 16+, Work at home	40	838	2,626
Homemakers Age 16+	466	4,804	11,927
Retired population Age 65+	868	8,421	19,463
Student population: Pre-kindergarten to 8th	185	7,448	23,905
Student population:9th grade-12th grade	12	2,369	9,258
Student population: Post-secondary students	379	7,093	35,456

<b>POPULATION TREND</b>			
2000	6,291	67,178	176,277
2010	6,770	71,175	183,401
Change 2000 to 2010	7.6%	5.9%	4.0%
2016 Actual	6,764	71,303	184,033
2021 Estimate	6,906	71,647	185,193
Change 2016 Actual to 2021 Estimate	2.1%	0.5%	0.6%



# 150 BOSTON POST ROAD DEMOGRAPHICS

	1 Mile Radius	3 Mile Radius	5 Mile Radius
<b>HOUSING UNITS</b>			
Total Housing Units	2,890	28,654	75,890
Occupied Housing Units	94.4%	94.4%	91.7%
Vacant Housing Units	5.6%	5.6%	8.3%

	1 Mile Radius	3 Mile Radius	5 Mile Radius
<b>HOUSEHOLD INCOME</b>			
Average Household Income	\$77,845	\$80,679	\$79,513
Median Household Income	\$57,108	\$56,932	\$52,958
Per Capita Income	\$31,461	\$31,126	\$31,016
Income \$ 0 - \$9,999	5.7%	6.1%	9.4%
Income \$ 10,000 - \$14,999	4.9%	5.1%	5.8%
Income \$ 15,000 - \$24,999	11.4%	9.9%	10.6%
Income \$ 25,000 - \$34,999	8.0%	9.9%	9.6%
Income \$ 35,000 - \$49,999	13.9%	13.4%	12.4%
Income \$ 50,000 - \$74,999	15.7%	17.6%	15.9%
Income \$ 75,000 - \$99,999	14.3%	12.6%	11.4%
Income \$100,000 - \$124,999	11.0%	10.0%	8.6%
Income \$125,000 - \$149,999	7.2%	5.5%	5.1%
Income \$150,000+	7.8%	9.9%	11.1%

	1 Mile Radius	3 Mile Radius	5 Mile Radius
<b>RACE &amp; ETHNICITY</b>			
Asian	10.2%	5.0%	5.4%
Black	28.3%	16.6%	23.9%
White	51.1%	67.8%	59.3%
Other	6.0%	7.2%	7.9%
Multi-Race	4.3%	3.4%	3.5%
Hispanic Ethnicity	19.3%	18.0%	18.1%
Not of Hispanic Ethnicity	80.7%	82.0%	81.9%



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<b>AGE DISTRIBUTION</b>			
Median Age	38.7	39.2	35.3
Age 0 - 4	6.3%	5.2%	5.4%
Age 5 - 14	12.2%	11.5%	11.2%
Age 15 - 19	5.7%	7.4%	8.0%
Age 20 - 24	6.7%	7.6%	9.7%
Age 25 - 34	14.6%	13.4%	15.4%
Age 35 - 44	12.7%	12.2%	11.9%
Age 45 - 54	15.0%	14.7%	13.5%
Age 55 - 64	11.7%	13.1%	11.7%
Age 65 - 74	7.6%	8.0%	7.3%
Age 75 - 84	5.0%	4.4%	3.9%
Age 85 +	2.6%	2.5%	2.1%

	1 Mile Radius	3 Mile Radius	5 Mile Radius
<b>EDUCATIONAL ATTAINMENT</b>			
Of Total Population - Age 25+	4,681	48,694	121,017
Grade K - 8	2.7%	3.8%	3.8%
Grade 9 - 12	6.6%	6.4%	7.2%
High School Graduate	30.2%	33.6%	29.5%
Associates Degree	6.5%	7.0%	6.4%
Bachelor's Degree	19.8%	16.0%	17.7%
Graduate Degree	14.2%	11.7%	16.0%
Some College, No Degree	19.4%	20.4%	18.4%
No Schooling Completed	0.6%	1.1%	1.0%

	1 Mile Radius	3 Mile Radius	5 Mile Radius
<b>MARITAL STATUS</b>			
Of Total Population - Age 15+	5,519	59,405	153,649
Divorced	9.9%	11.3%	10.0%
Never Married	38.3%	37.0%	44.6%
Now Married	44.7%	45.1%	39.8%
Now Married - Separated	1.6%	1.4%	1.6%
Widowed	7.2%	6.6%	5.7%

