



SAUGATUCK
COMMERCIAL
REAL ESTATE LLC

LICENSED IN CT, NY, MA, RI, NH, FL

WILLOWS CAMPUS
MEDICAL & PROFESSIONAL OFFICES
WESTPORT, CT

125-131 KINGS HIGHWAY NORTH



NEW OWNERSHIP...RENOVATIONS UNDERWAY!

FOUR-BUILDING
MEDICAL &
PROFESSIONAL
OFFICE COMPLEX

1,175 RSF
1,800 RSF
ADDITIONAL SMALL
OFFICE SUITES AVAILABLE



- Excellent visibility and easy access
- Signalized intersection at Route 33 (Wilton Road) and Route 57 (Kings Highway North).
- Convenient to downtown Westport's Main Street retail shops, restaurants and other amenities.
- Easy access to the Merritt Parkway, I-95 and the Westport train station.
- Private parking for staff and visitors.

Demographics	1 Mile	3 Mile	5 Mile
Population	5,151	49,605	127,078
Average HHI	\$365,532	\$246,561	\$200,653
Adj. Daytime Demographics	9,914	70,179	147,981

EXCLUSIVE LEASING AGENTS
Penny Wickey 203.222.4194
pwickey@saugatuckcommercial.com

Laure Aubuchon 203.349.8485
laubuchon@saugatuckcommercial.com

The foregoing information was furnished to us by sources which we deem reliable, but no warranty or representation is made as to the accuracy thereof. Subject to correction of errors, omissions, change of price, prior sale or withdrawal from market without notice.



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