

Office Space Available

1440 Whalley Avenue
New Haven, Connecticut



Available: 5,000 SF

- \$6,250 per month full gross plus janitorial
- Opposite former Walgreens, Yale NH Medical Lab, U.S. Post Office Hartford Healthcare, and Liberty Bank
- At the intersection of Rt. 63 and Rt. 69
- Traffic count is 22,300 CPD

DEMOGRAPHICS

<u>Radius</u>	<u>Population</u>	<u>Avg. Household Income</u>	<u>Median Age</u>
1 mile	10,158	\$99,864	38.7
3 miles	91,806	\$91,872	33.4
5 miles	222,899	\$99,536	35.1



PROTO  GROUP

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The information contained in this listing has been assembled from various sources of varying degrees of reliability. Any information that is critical to a buying or leasing decision should be independently verified.



