

970 Farmington Ave - The Central

West Hartford, CT 06107 (Hartford County) - West Hartford Submarket



Retail

Property Summary

| | |
|-----------------|----------------------------|
| GLA (% Leased) | 33,922 SF (91.7%) |
| Built/Renovated | 1927/1995 |
| Tenancy | Multiple |
| Available | 880 - 2,811 SF |
| Max Contiguous | 1,868 SF |
| Asking Rent | \$28.00 - 30.00 SF/year/FS |
| Frontage | Farmington Avenue |



Property Details

| | | | |
|-----------|---------------------|--------------|----------------------------|
| Land Area | 0.52 AC (22,651 SF) | Building FAR | 1.50 |
| Zoning | BC | Parcel | WHAR-000009F-001891-000972 |
| Docks | None | | |

Available Spaces

| Floor | Suite | Use | Type | SF Available | Floor Contiguous | Building Contiguous | Rent/SF/year | Occupancy | Term |
|--------------------------------------|-------|--------|--------|--------------|------------------|---------------------|--------------|-----------|---------|
| P 2 | 207 | Office | Direct | 943 | 943 | 943 | \$28.00 FS | Vacant | 5 Years |
| RLM Co.: Mike Mahoney (860) 983-3563 | | | | | | | | | |
| P 3 | 304 | Office | Direct | 988 | 1,868 | 1,868 | \$30.00 FS | Vacant | 5 Years |
| RLM Co.: Mike Mahoney (860) 983-3563 | | | | | | | | | |
| P 3 | 305 | Office | Direct | 880 | 1,868 | 1,868 | \$30.00 FS | Vacant | 5 Years |
| RLM Co.: Mike Mahoney (860) 983-3563 | | | | | | | | | |

Transportation

| | | | | | | | | | |
|----------------|---|--|--|--|--|--|--|--|--------------|
| Traffic Volume | 2,592 on Brunswick Ave (2020); 4,524 on Farmington Ave (2022); 10,178 on Dale St (2020); 2,231 on Walden St (2022); 4,486 on Lasalle Rd (2020); 14,685 on Ellsworth Rd (2022); 4,467 on S Main St (2022); 4,476 on S Main St (2022); 1,554 on Whitman Ave (2022); 1,464 on Whitman Ave (2022) | | | | | | | | |
| Commuter Rail | Hartford | | | | | | | | 5 min drive |
| | Hartford Amtrak Station | | | | | | | | 6 min drive |
| Airport | Bradley International | | | | | | | | 38 min drive |
| Walk Score ® | Walker's Paradise (91) | | | | | | | | |

Tenants

| Tenant Name | Floor | SF Occupied | Employees | Move Date | Expiration |
|--|-------|-------------|-----------|-----------|------------|
| Berkshire Hathaway HomeServices | 1, 3 | 5,882 | 60 | Jul 2016 | - |
| Central Pediatrics & Adolescent Medicine | 2 | 3,387 | 20 | Jan 2002 | Dec 2026 |
| El Santo | 1 | 3,370 | 10 | Dec 2023 | Dec 2031 |
| Steier & McCormick LLC | 2 | 2,221 | 3 | May 2013 | - |



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Tenants (Continued)

| Tenant Name | Floor | SF Occupied | Employees | Move Date | Expiration |
|-------------------|-------|-------------|-----------|-----------|------------|
| Quest Diagnostics | 2 | 1,975 | 4 | Mar 2021 | - |

Showing 5 of 18 Tenants

Property Notes

Located in the heart of West Hartford Center.

Directly adjacent to the town municipal lot.

Enjoy everything West Hartford has to offer including the areas best shopping, dining and banking.