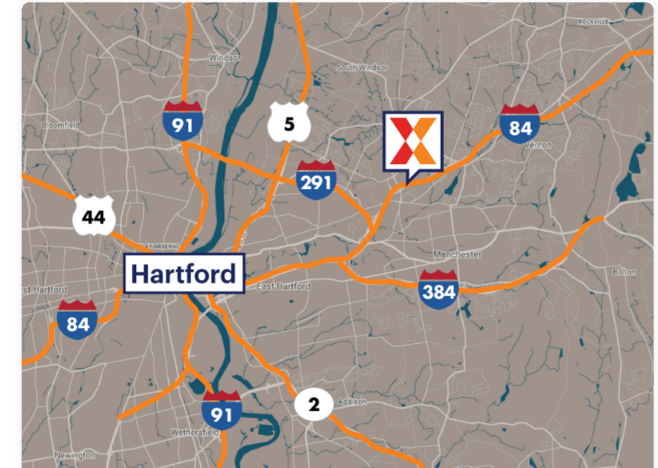


Crossroads I

49 Pavilions Dr | Manchester, CT 06042

Capitol Planning Region | Hartford-West Hartford-East Hartford, CT | 88,536 Sq Ft

41.8052, -72.5516



Demographics	1 Mile	3 Miles	5 Miles
Population	6,256	67,217	132,926
Daytime Pop.	5,100	70,910	130,853
Households	2,908	28,196	53,977
Income	\$115,257	\$104,780	\$113,263

Source: Synergos Technologies, Inc. 2024

Anchored by the Home Depot with other retailers including The Edge Fitness & Kidstrong

Adjacent to the 1.1M Sq Ft Shoppes at Buckland Hills, anchored by Macy's, Macy's Furniture Gallery, JCPenney and Barnes & Noble (Center XY 2025)

Strong daytime population of 70,400+ within 3 miles, with employment centers including Manchester Memorial Hospital with 249 beds (Dept of Homeland Security)

High visibility from 24,000 vehicles daily on Buckland Street, with adjacent access to 130,000 vehicles daily on I-84 (Kalibrate 2025)





Available Spaces

100 42,295 Sq Ft

Current Tenants

Space size listed in square feet

200A	KidStrong	4,553
200B	Total Fitness Equipment	3,000
250 A	The Edge Fitness Clubs	38,688
NAP01	The Home Depot	0
NAP02	NAP	0

This site plan is for illustrative and information purposes only, showing the general layout of the shopping center; and is not a legal survey. Brixmor makes no representation or warranty that the shopping center is exactly as depicted as site conditions and tenant mix are subject to change over time.
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