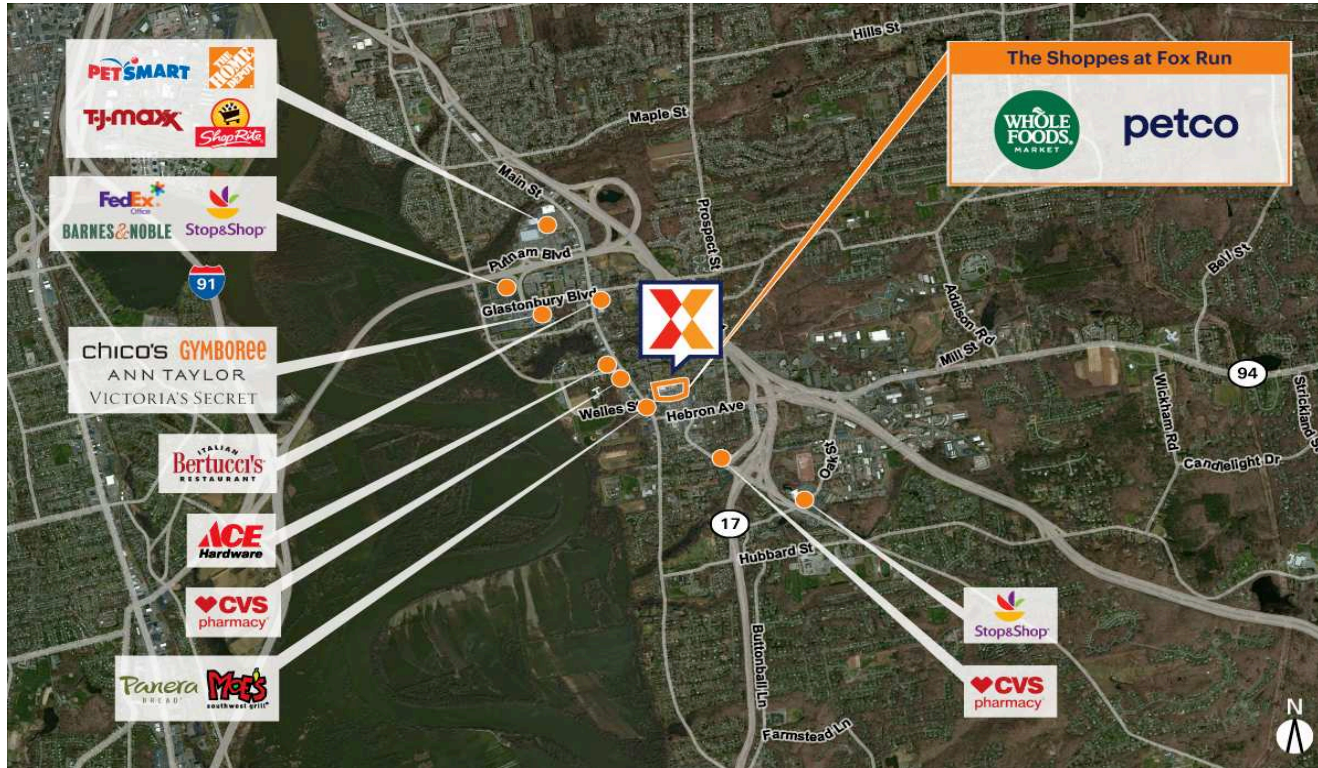


The Shoppes at Fox Run

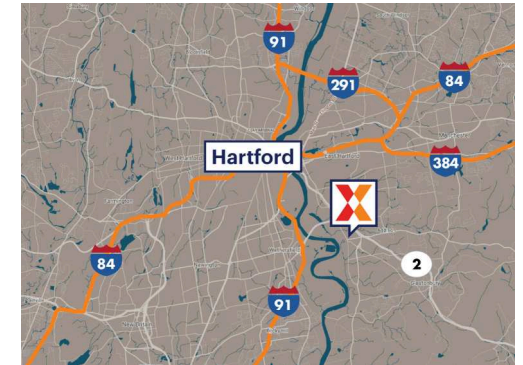
Hartford-West Hartford-East Hartford, CT

41.7147, -72.6069

55 Welles Street | Glastonbury, CT 06033



Center Size: 108,167 SF



Demographics	1 Mile	3 Mile	5 Mile
	6,221	42,012	162,132
	2,927	17,629	65,087
	\$96,868	\$111,543	\$92,164

Whole Foods Market-anchored center with Petco and a significant health & wellness tenant presence, including Club Pilates, Stretch Lab, Beem Light Sauna and Orangetheory Fitness

High performing Whole Foods with almost 1M annual visits (Placer.ai) and estimated sales significantly exceeding the national average (TD Linx 2024)

Surrounded by an affluent & highly education trade area with an average household income of \$131,600 and 47% college-educated persons within 3 miles

A significant daytime population of 46,900 within 3 miles benefits from proximity to CT State Highway 2/Glastonbury Expressway with 77,000 vehicles daily (Kalibrate 2022)

The Shoppes at Fox Run

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Available Space

06	1,400 SF
08	1,500 SF
202	625 SF
207	1,062 SF
211	3,880 SF
212	854 SF

Current Retailers

OUTLOT1	People's United Bank	3,254 SF
01	Whole Foods Market	46,400 SF
02	Natural Nails & Spa	1,800 SF
03	Bangkok Spice	2,300 SF
04	C2 Education	2,200 SF
04A	Beem Light Sauna	2,200 SF
05	Fitness Together	1,500 SF
07	Supercuts	1,500 SF
09	Club Pilates	2,000 SF
10	Eyeglass Place of Glastonbury	2,000 SF
11	GNC	2,000 SF
12	StretchLab	1,381 SF
13	Orangetheory Fitness	2,839 SF
14	Petco	10,842 SF
15	Mattress Firm	6,470 SF
200	Target Temps, Inc.	860 SF
203	Kooma Massage Therapy	350 SF
204	JK Private Wealth	850 SF
206	A Better Image	360 SF
210	FourteenG	700 SF
214	De Rosa Fine Diamonds & Custom	1,112 SF
215	Swan Integrative Health & Wellness	1,936 SF
216	Attune Psychiatry, LLC	850 SF
217	Korzep Insurance	1,237 SF
218	Dechert	1,674 SF

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