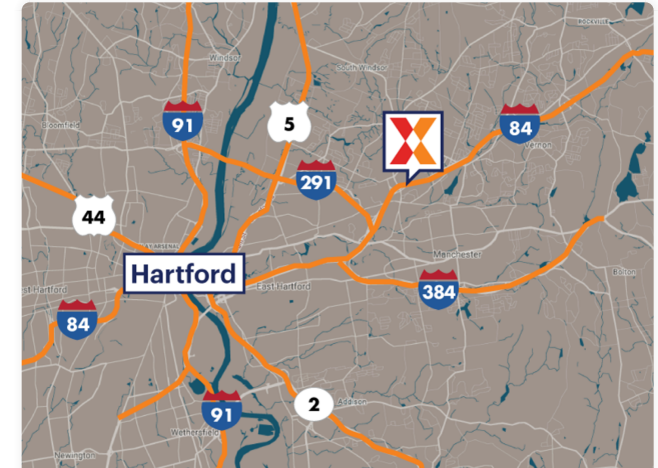
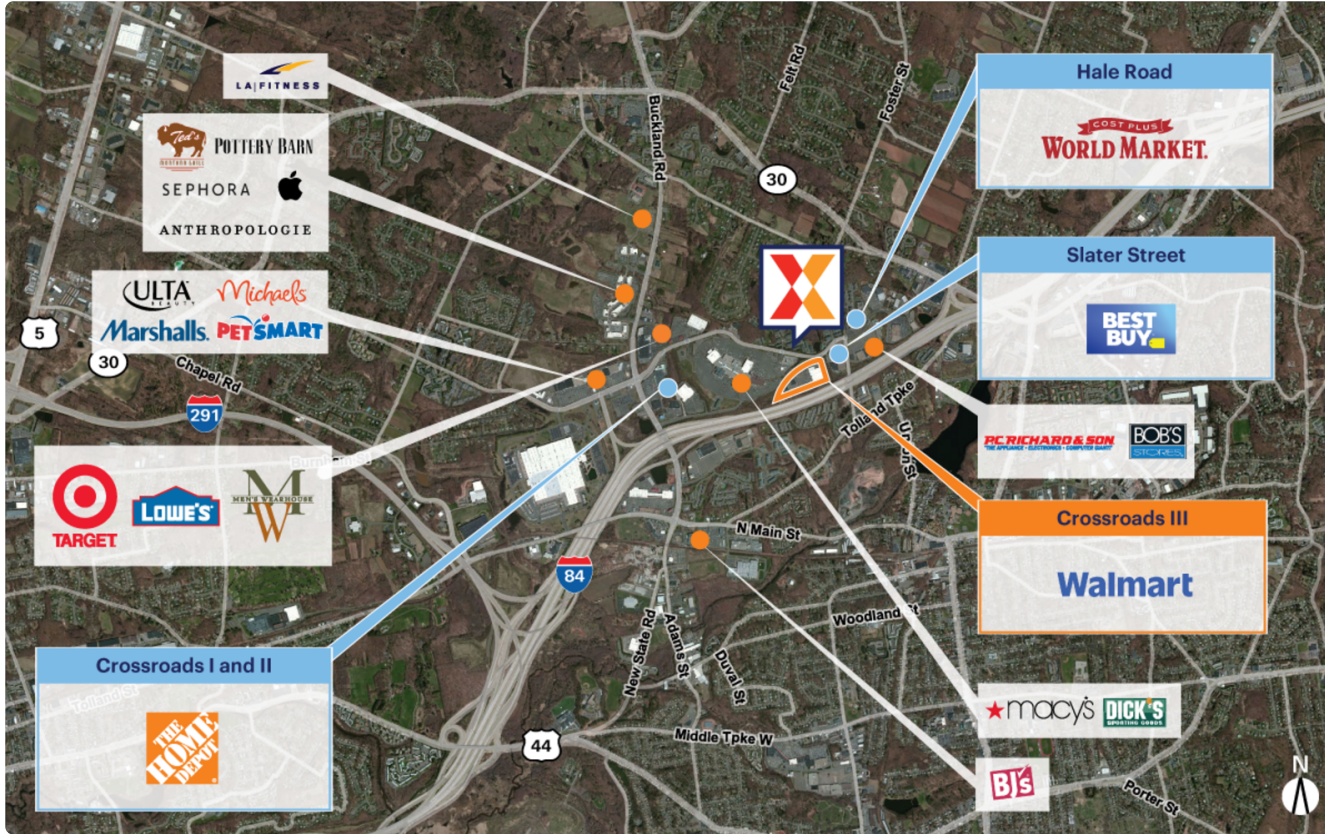


# Crossroads III

49 Pavilions Drive | Manchester, CT 06042

Capitol Planning Region | Hartford-West Hartford-East Hartford, CT | 66,812 Sq Ft

41.8054, -72.5406



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 Walmart Supercenter and Savers, drawing an estimated 3.6M visits (Placer.ai 2025)

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)

Surrounded by a highly educated trade area with 43% college educated persons within 3 miles

The center is easily accessible from I-84 with 130,000 vehicles daily via Buckland Street (Kalibrate 2025)



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## Available Spaces

525/550 24,812 Sq Ft

## Current Tenants

Space size listed in square feet

500	Savers Thrift Stores	30,894
600	Dollar Tree	12,000
NAP01	Walmart	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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