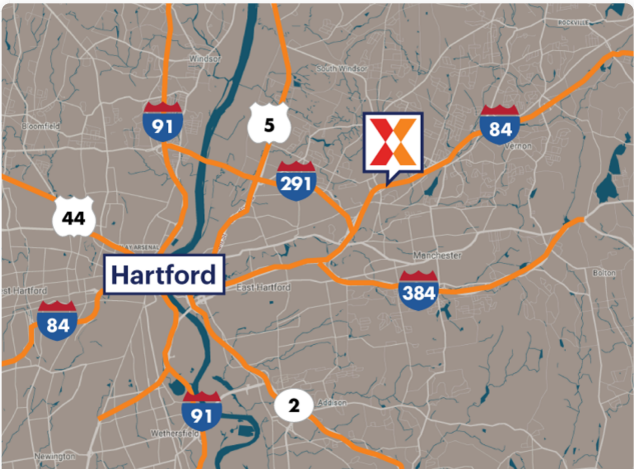


Crossroads III

49 Pavilions Drive | Manchester, CT 06042

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

41.8054, -72.5406

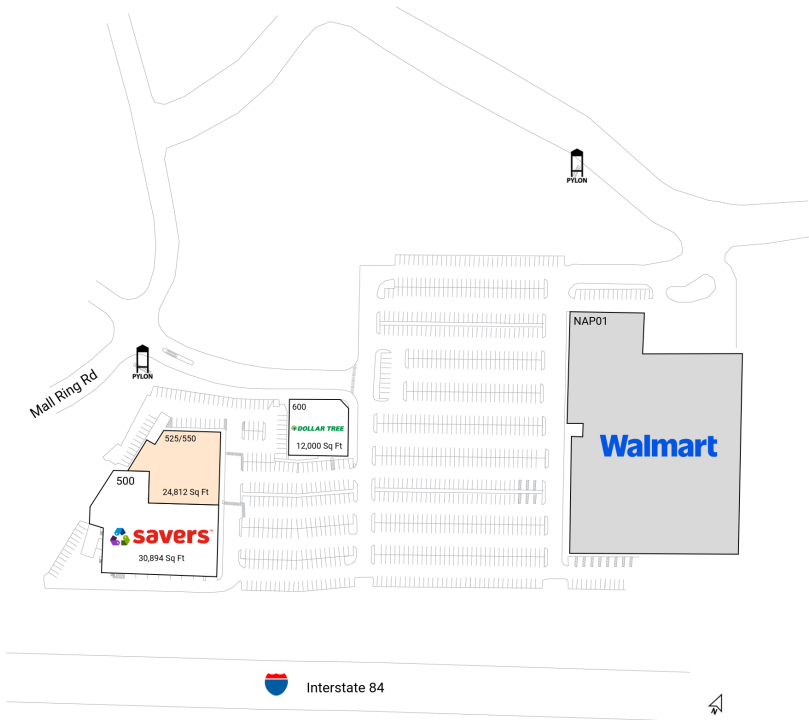


Demographics	1 Mile	3 Miles	5 Miles
Population	6,256	67,217	132,926
Daytime Pop.	5,100	70,910	130,853
Households	2,908	28,196	53,977
Income	\$115,257	\$104,780	\$113,263

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)





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.
423203M

