



# Brookside Center

4531 Main Street  
Bridgeport, CT 06606

Center Type:  
GLA: 170,665

Leasing Contact

**John Kostyo**

888-507-8041

[jkostyo@dlcmgmt.com](mailto:jkostyo@dlcmgmt.com)

## PROPERTY HIGHLIGHTS

- Strong Anchor Lineup: Anchored by Super Stop & Shop, Marshalls, and Michaels.
- Prime City Location: Ideally positioned in the heart of Bridgeport, the most populous city in Connecticut.
- University Proximity: Located near Sacred Heart University, serving a student population of more than 8,235.
- Mall Adjacency: Situated along the Trumbull town line just ¼ mile from Westfield Trumbull.
- Regional Access: Located less than one mile south of the Merritt Parkway with traffic counts exceeding 80,000 VPD.

## DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
POPULATION	17,054	127,272	266,811
HOUSEHOLDS	6,227	43,924	95,156
AVG HH INCOME	\$104,662	\$114,139	\$116,274

## MAJOR TENANTS







## Brookside Center

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### AVAILABLE SPACES

50	6,650 SF
70	8,140 SF
110	1,825 SF

This site plan indicates the general layout of the shopping center and is not a warranty, representation, or agreement on the part of the landlord that the shopping center will be exactly as depicted herein.

● Available ● Coming Available



### CURRENT TENANTS

10	Stop & Shop	57,605 SF	60	Foot Locker	9,986 SF	130	H&R Block	2,060 SF
10B	Marshalls	32,000 SF	80	Petco	10,980 SF	140	Happy Dollar	3,206 SF
20B	Leased - New Tenants Coming Soon	6,365 SF	100	Fei Ma Restaurant	1,460 SF	200z	Starbucks	2,000 SF
40	Michaels	23,293 SF	120	Rose Nails and Spa	1,095 SF			
			125	Brookside Discount Wine & Liquor	4,000 SF			