

# BEDFORD — SQUARE —

WESTPORT, CT



59 POST RD E WESTPORT, CT 06880



**BRAND  
STREET**  
PROPERTIES

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WESTPORT, CT

Bedford Square is an award winning, 125,000 SF mixed-use development in Westport, CT. The property includes a mix of ground floor retail, office space and luxury apartment units. Completed in 2017, Bedford Square is an adaptive reuse redevelopment of the 100-year-old historic Bedford Mansion and firehouse. In addition to the multi-level commercial and residential space, the project features a 100-car underground parking garage and an internal courtyard/public gathering space. The property includes a 3-story Anthropologie store, Williams Sonoma, Emmy Squared, a mix of professional office tenants and 24 residential apartment units.



WILLIAMS SONOMA



BOBBLES & LACE

Emmy SQUARED  
PIZZA

ANTHROPOLOGIE

Choupette  
CRÉPERIE

one medical



HIGGINS GROUP  
PRIVATE BROKERAGE



POPULATION

1 MILE 5,928

3 MILES 46,640

5 MILES 129,310



MEDIAN HOUSEHOLD INCOME

1 MILE \$234,593

3 MILES \$192,701

5 MILES \$159,835



RESIDENTS WITH BACHELOR'S DEGREE OR HIGHER

1 MILE 83%

3 MILES 64%

5 MILES 57%



# LOCAL TRADE AREA

## BEDFORD — SQUARE —



- 1**

  - BLUEMERCURY
  - CHANEL BEAUTY
  - GREAT STUFF
  - OKA
  - SUNGLASS HUT
  - FAHERTY
  - VINEYARD VINES
- 2**

  - 7 FOR ALL MANKIND
  - ATHLETA
  - BLUEMERCURY
  - BRIDGEWATER CHOCOLATES
  - BROCHU WALKER
  - GAP
  - GG & JOE
  - J.CREW
  - JOHNNY WAS
  - LA FENICE
  - LOCAL TO MARKET
  - L'OCITANE
  - LULULEMON
  - MADEWELL
- 2**

  - ROWAN
  - RYE RIDGE
  - SHOE-INN
  - SKIN LAUNDRY
  - SPLENDID
  - STARBUCKS
  - SUNDANCE
  - TALBOTS
  - TD BANK
  - THEORY
  - VINCE
  - WEST ELM
- 3**

  - ALL BIRDS
  - BROOKS BROTHERS
  - CHASE BANK
  - COLD FUSION
  - EILEEN FISHER
  - GLOWBAR
  - LUX BOND & GREEN
  - MADISON REED
  - NÔMADE
  - SAVVY+GRACE
  - SERENA & LILY
  - SIMON PEARCE
  - UNSUBSCRIBED
- 4**

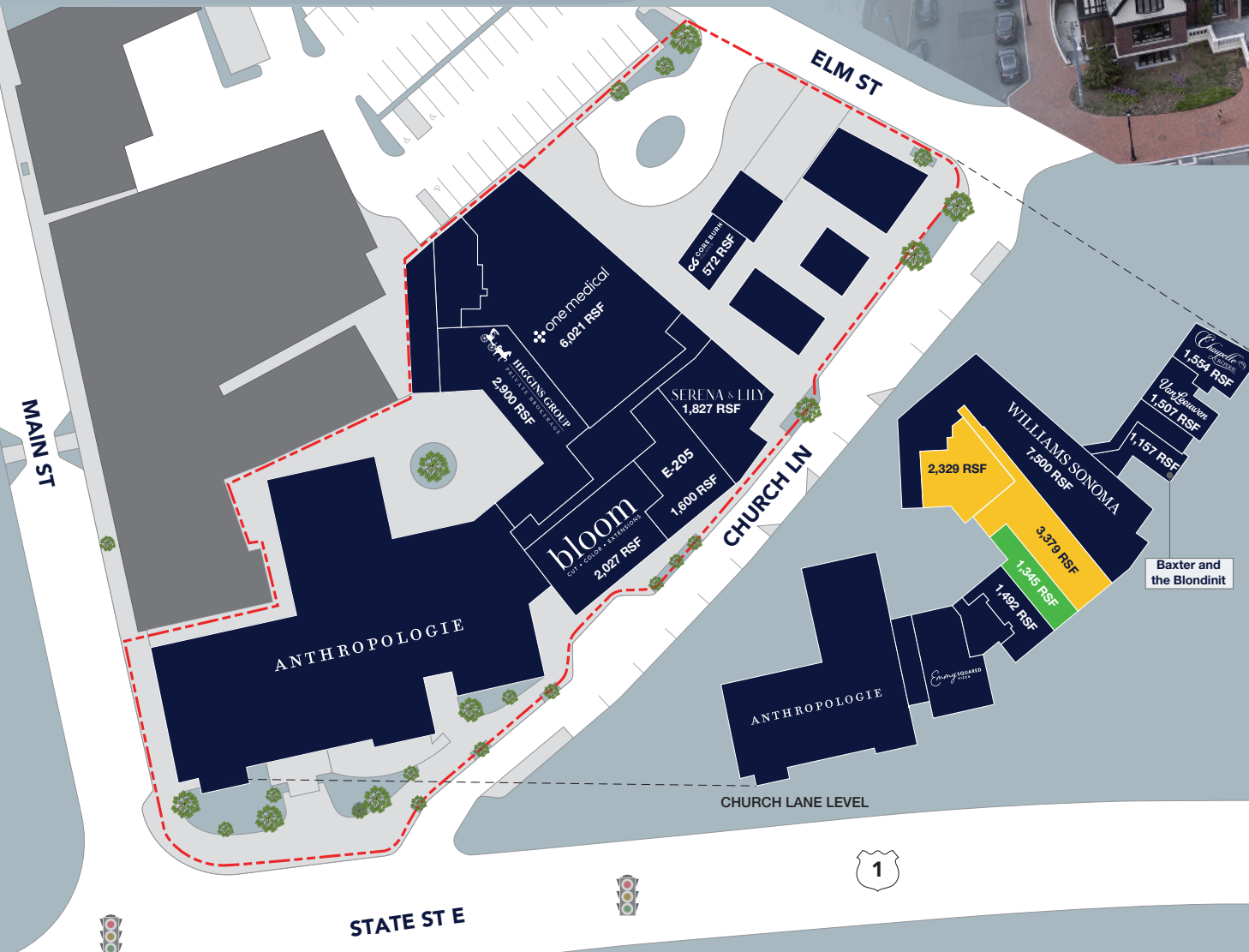
  - BESPOKE DESIGNS
  - BUNGALOW
  - CASA ME
  - FINALMENTE TRATTORIA
  - JENNI KAYNE
  - JERRA THAI
  - MAMAN
  - PENFIELD COLLECTION
  - SWOON
  - THE FLAT
  - THE TAILORED HOME
- 5**

  - BANK OF AMERICA
  - BARNES & NOBLE
  - BLUE & CREAM
  - DESIGN WITHIN REACH
  - DON MEMO
  - DOVECOTE
  - FIG
  - FRED
  - JOIE
  - LOVESAC
  - PAPER SOURCE
  - ROTHBARD
  - SOLEIL TOILE
  - SOUTH MOON UNDER
  - TIFFANY & CO
- 6**

  - AROGYA
  - PINK SUMO
  - SPECS
  - SPOTTED HORSE
  - URBAN OUTFITTERS
  - WEST



# SITE PLAN



SUITE	TENANT	SF
1	Anthropologie	40,758
CH-11	Available	1,345
CH-19	Lease Out	3,379
CH-25	Williams Sonoma	7,424
CH-7	LaSource	1,492
E-20	One Medical	5,913
E-201	Serena & Lily	1,827
E-205	2045 Studio	1,600
E-207	Bloom Salon	2,027
E-30	Higgins Group	2,900
E-34	Lease Out	2,329
G-1	The Blondinit	1,157
G-2	Van Leeuwen	1,507
G-3	Crepe Chouquette	1,554
G-4	Core Burn Pilates	542





# CONTACT

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