

Sale Price
$695,000

Lease Rate
$20.00 psf nnn

143 Marlborough Street Portland, CT 06480

High-Visibility Commercial Property For Sale or Lease

Colliers is pleased to present 143 Marlborough Street, a highly visible commercial property situated along Route 66 in Portland, Connecticut. The +/- 0.58-acre parcel features two commercial buildings offering a versatile combination of retail and warehouse space, suitable for a variety of owner-user or investment opportunities.

Features

- Street level retail building with 2,500 SF on main level and 2,500 SF via walk-out lower level
- 2,500 SF rear warehouse building with overhead door
- New roof, windows, and façade in 2024
- Excellent visibility along Route 66, with traffic exceeding 16,000 vehicles per day
- Convenient access to Route 9
- B-2 Commercial zoning allows for a wide range of uses

Christian Dietz
860 616 4028 direct
860 877 5880 cell
christian.dietz@ct.colliers.com

864 Wethersfield Avenue
Hartford, CT 06114
860 249 6521 Main

colliers.com/hartford

Copyright © 2026 Colliers International. Information herein has been obtained from sources deemed reliable, however its accuracy cannot be guaranteed. The user is required to conduct their own due diligence and verification.













Colliers

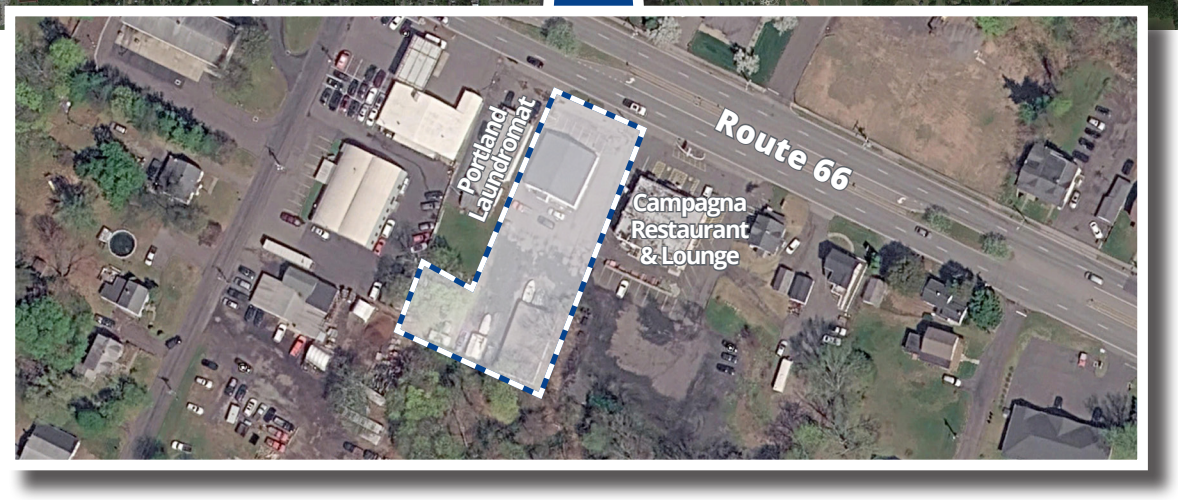
Contact:

Christian Dietz
860 616 4028 direct
860 877 5880 cell
christian.dietz@ct.colliers.com

864 Wethersfield Avenue
Hartford, CT 06114
860 249 6521 Main

colliers.com/hartford





Demographics

	Pop.	HH	Avg HH $
1 Mile	4,457	1,957	$86,556
3 Miles	38,244	15,289	$98,526
5 Miles	71,540	29,836	$112,642

Traffic	**Counts**
Marlborough St & High St SE	16,970vpd
Marlborough St & Marlborough St NW	11,008vpd
Perry Ave & Portland-Cobalt Rd SW	23,976vpd

Colliers

Contact:

Christian Dietz
860 616 4028 direct
860 877 5880 cell
christian.dietz@ct.colliers.com

864 Wethersfield Avenue
Hartford, CT 06114
860 249 6521 Main

colliers.com/hartford