

Choyce Peterson brokers 2,709 s/f retail property sale totaling \$2.6 million

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Fairfield, CT A well-located 2,709 s/f free-standing retail building at 1643 Post Rd., formerly a TD Bank branch, has been sold for \$2.6 million after receiving multiple offers.

acquired the property from Post Road Fairfield, LLC, marking a significant move as Sikorsky establishes its first brick and mortar presence in town.

After being appointed as the exclusive sales agent for this property by Post Road Fairfield, LLC, Peterson and O'Connell organized a marketing campaign that highlighted the property's downtown location less than a .25 mile from the Fairfield Metro North Station, with parking, and existing bank infrastructure, attractive to both owner occupants and investors. Planned strategic outreach generated considerable interest and offers from both regional brands and local operators, resulting in multiple competitive offers and a successful transaction.

"We received a tremendous amount of interest in this perfectly situated downtown building commanding a high price per s/f," said Peterson and O'Connell. "Part of what makes this building such a great fit for continued use as a bank is the local zoning regulation that prevents any other type of business from operating a drive-through in this part of town. We were happy to work closely with the ownership to showcase the building in the best way possible and work through all interested parties to get them the most competitive offer."

A representative for the family said, "We are so pleased with the results of this sale process. While bittersweet to relinquish ownership of this property that has been with our family for generations, we are happy to see the property transfer to new owners who are committed to the town of Fairfield. Scott and Charlene were wonderful to work with, executing a well-planned campaign and keeping us informed on a regular basis. They engaged with multiple leads, smoothing the way to this final sale agreement."

Sikorsky Credit Union said, "We are thrilled to bring the Sikorsky Credit Union brand to Fairfield. From the moment we saw the property, we recognized its potential — not only is it a prime retail location with a drive-up window and dedicated parking, but it also bridges the geographic gap between our Trumbull and Bridgeport branches. And because the building was already a bank, we can move more efficiently in bringing our vision to life: a modern, full-service Sikorsky Credit Union branch in the heart of Fairfield."