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## **Avison Young named exclusive leasing agent for mixed-use project; Developed by CH Vitti Street Associates, LLC and designed by DO**

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New Canaan, CT According to Avison Young, its Fairfield/Westchester office has been named the exclusive leasing agent for the newly unveiled New Canaan Medical Arts Center at 23 Vitti St. The property is being developed by CH Vitti Street Associates, LLC, an affiliate of New Canaan-based national real estate investor Cambridge Hanover, and Collins Enterprises of Greenwich.

Avison Young principal Sean McDonnell and associate Eva Kornreich, will market the new development, which will commence construction this month and is projected to be complete in the spring of 2018. Do H. Chung & Partners is the project architect.

The new, two-story, 9,000 s/f medical center will be constructed along the parcel's 121 feet of frontage, with a public courtyard along Vitti St. for the use of patients and the community. The commercial portion of the project includes 2,000 s/f of medical space on the first floor and 7,000 s/f on the second floor, which can be subdivided. The design and construction will include automated doors, medical grade HVAC system with HEPA filtration, high ceilings, heavy power, abundant parking and full-service management and building security.

The project also includes a residential component, consisting of eight apartments, to be developed as a separate building on the site. Each use will have its own distinct entrance, identity, and character, and will be separated by a highly-landscaped parking area and residential pathways.

Existing structures on the half-acre-plus, nearly 25,000-square-foot site, including two long vacant commercial buildings, will be demolished to make way for the new project. CH Vitti Street Associates, LLC acquired the property in February 2016 for \$1.525 million in a deal arranged by principal and managing director Sean Cahill of Avison Young's Fairfield/Westchester office.

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