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## **GVA Williams arranges \$143,500 lease for 4,100 s/f French bakery property**

June 26, 2008 - Retail

GVA Williams of Conn. acquired a 10-year lease for Isabelle Et Vincent for a 4,100 s/f property at 1903 Post Rd. The property was leased for \$143,500.

Owner/operators, Isabelle and Vincent Koenig are seventh generation French bakers. "We have found the ideal location in the heart of affluent Fairfield County," said Vincent Koenig, "to recreate our popular Strasbourg Patisserie. We will deliver the same high standards and quality that our families have been producing for generations."

Isabelle Et Vincent offers customers the chance to experience handmade chocolates, pastries, ice creams, artisanal breads and specialty cakes for every occasion. After searching for almost two years, the bakery chose this location for its proximity to established customers, visibility and ease of access from surrounding areas. An extensive renovation to the building included new entry, facade, and café-style seating. This is one of the few open bakery/kitchens in the area.

According to the landlord's broker, Jon Sabrowski, senior vice president for GVA Williams, "We were enlisted by the owner of this former professional office building to help reposition the asset as a high profile retail and mixed-use building. Upon identifying potential tenants and receiving an enormous amount of interest, Isabelle Et Vincent emerged as a perfect compliment to our existing tenant base. They will certainly add value to this emerging Post Rd. market in Fairfield."

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