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## **Verada leases retail space to Bouldering Gym**

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Nate Mallon

New Haven, CT Verada, a Brooklyn based boutique real estate firm specializing in commercial retail space leasing and sales, announced Retail at Square 10, a new development. The Square 10 project offers a total of 12,500 s/f of commercial retail space, divided into three areas, with over 9,000 s/f located at the corner of George and Orange St. The project is in its early stages with the retail component projected to be completed in Fall of 2024.

Verada's decision to expand into the Connecticut commercial real estate market is a strategic move to capitalize on the region's growth and development opportunities. Managing partners Brendan Thrapp and Nate Mallon also recently signed Rock Spot Climbing at Adam America Real Estate's 44 Olive in New Haven

Mallon states "Suburban retail, and new development continue to grow in Southern Connecticut post Covid. We are extremely excited to be representing Spinnaker Real Estate Partners, and this fantastic development. Our goal is to bring value to the neighborhood and contribute to the community in a very positive manner."

The majority of the project's retail space sits at the base of a 9-story apartment complex consisting of 200 residential units; the development has public open space spanning approximately 25,000 s/f. This five-acre site was previously occupied by the New Haven Coliseum. Located at the entrance of New Haven's downtown area, it serves as a landmark where vehicles exit Interstate 95 and 91 onto Route 34. Moreover, the State Street Train Station lies two blocks north, providing access to commuters. To accommodate visitors, a 650-space public garage is available, ensuring parking facilities.

This comprehensive project aims to create a vibrant and inclusive urban environment, blending

residential living, commercial activities, and recreational spaces into a cohesive and inviting community hub.

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