



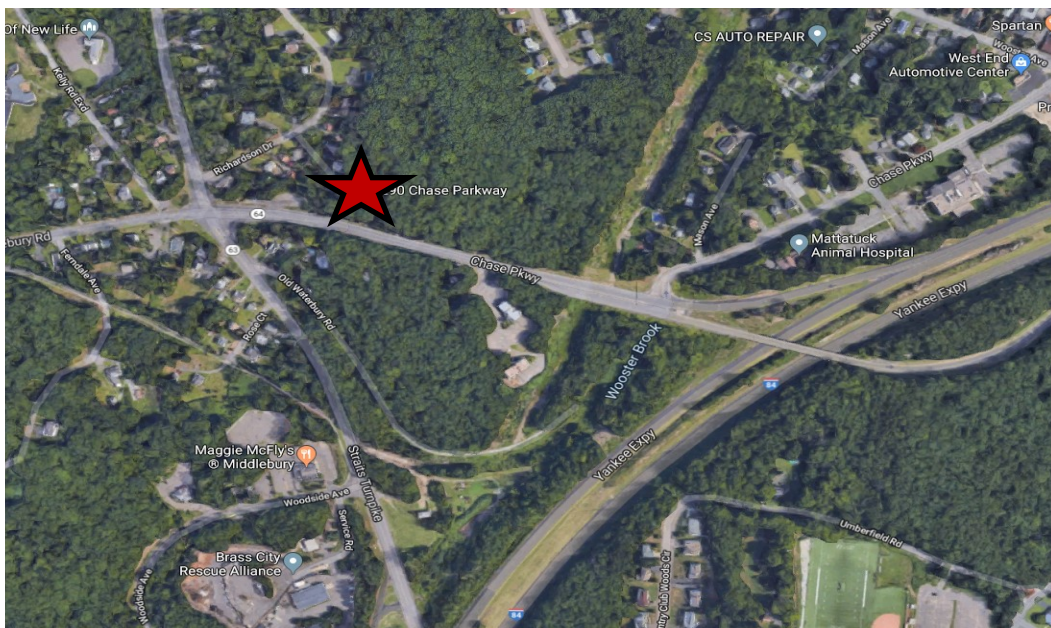
***1209 Chase Parkway
Waterbury, CT 06708***

**5,500 S/F
Development Opportunity
Along Planned
CT DOT Chase Parkway Expansion
Many Possibilities
Offered at: \$789,000.00**



Godin Property Brokers, LLC

★★★★★ Commercial / Industrial



**CONTACT: Michael Grieder or
BRIAN GODIN**
E-mail: Mgrieder.gpb@gmail.com
BgodinPB@gmail.com

PROPERTY DATA FORM

PROPERTY ADDRESS		1209 Chase Parkway	
CITY, STATE		Waterbury, CT 06708	
BUILDING INFO		MECHANICAL EQUIP.	
Total S/F	5,500	Air Conditioning	Central
Number of floors	2	Sprinkler / Type	
Avail S/F	5,500	Type of Heat	Oil/Forced Hot Air
Ext. Construction	Wood Siding	OTHER	
Ceiling Height		Acres	1.87
Roof	Shingle	Zoning	Multifamily
Date Built	1972	Parking	Ample
		State Route / Distance To...	1/10 mile - I-84
UTILITIES		TAXES	
Sewer	Septic - New	Assessment	\$283,210.00
Water	City	Appraisal	\$404,586.00
Heat	Yes	Mill Rate	60.21
Electrical	200 Amps	Taxes	\$17,052.00
		TERMS	
		Sale	\$789,000.00

**CONTACT: Michael Grieder or
BRIAN GODIN**

**E-mail: Mgrieder.gpb@gmail.com
BgodinPB@gmail.com**

Phone: 203-577-2277 Fax: 203-577-2100