

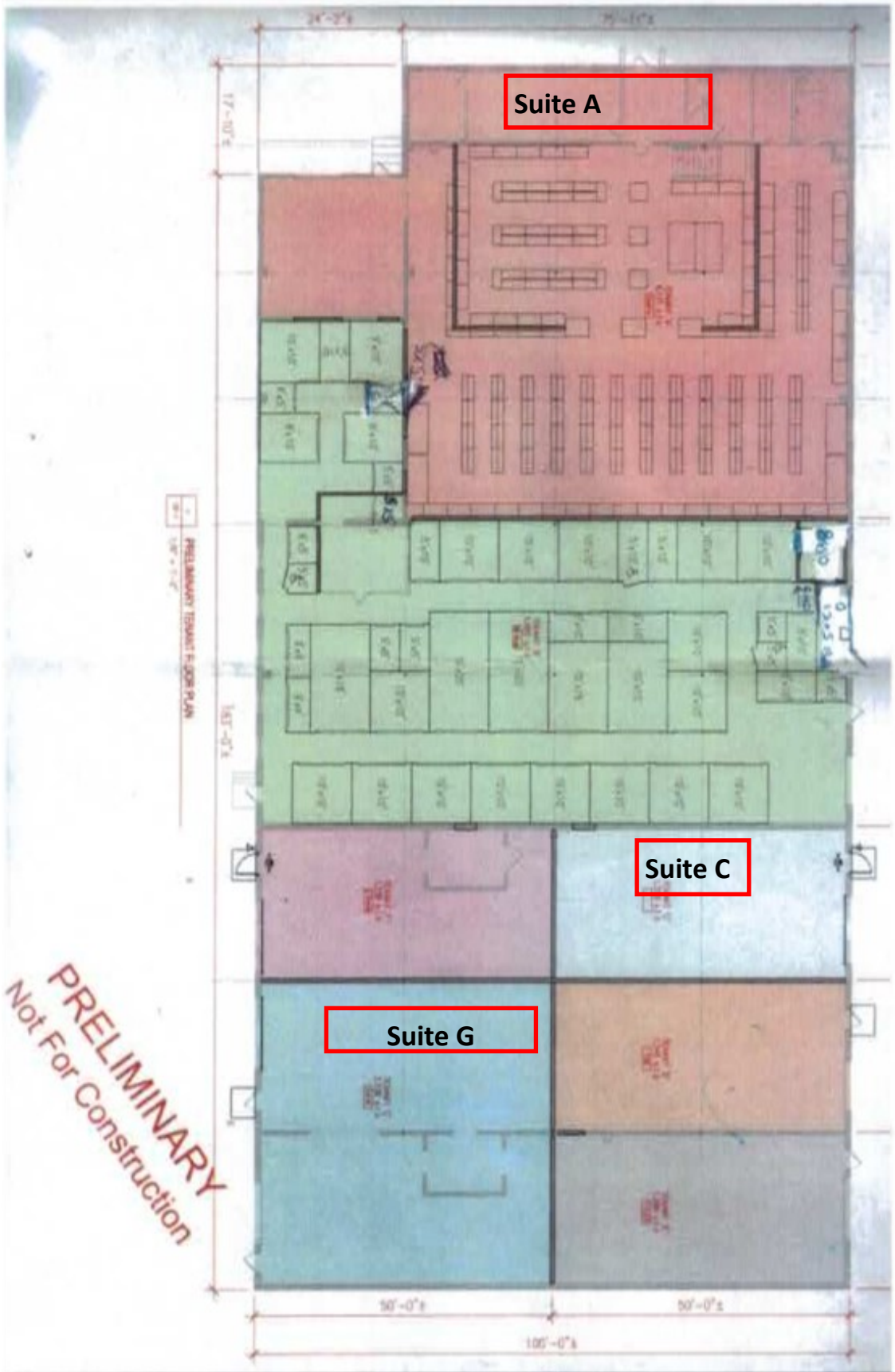
**FOR LEASE**



***437 South Main Street  
Thomaston, CT 06787***

**Office Industrial Building  
3 Spaces Available**  
Suite A: 5,000 S/F Front Office- Space  
Suite C: 1,260 S/F Shop Space- Open Space  
Suite G: 2,536 S/F Shop Space- Small Office  
Visible Location with Easy RTE 8 Access  
Lease Price: \$9 PSF + Utilities





<b>CP-1</b>	<b>PROJECT INFORMATION</b>	<b>BUILDING IMPROVEMENTS &amp; MODIFICATIONS</b>	COPYRIGHT © 2018 BY GR ENGINEERING, LLC. ALL RIGHTS RESERVED. THE SOLE PROPERTY OF GR ENGINEERING, LLC. NO PART OF THIS DOCUMENT IS TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, WITHOUT PERMISSION FROM GR ENGINEERING, LLC.		
	<b>CLIENT</b>				<b>437 South Main Street Thomaston, Connecticut</b>
	<b>DATE</b>				
	<b>DRAWN BY</b>				

# PROPERTY DATA FORM

<b>PROPERTY ADDRESS</b>		437 South Main Street	
<b>CITY, STATE</b>		Thomaston, CT 06787	
<b>BUILDING INFO</b>		<b>MECHANICAL EQUIP.</b>	
Total S/F	20,000 +/-	Air Conditioning	Central- Front Office
Number of floors	1	Sprinkler / Type	No
Avail S/F	7,750	Type of Heat	Gas
Will subdivide to	1,250	<b>OTHER</b>	
Office Space	1,000	Acres	.69
Total avail/ drive	3	Zoning	M1
Ext. Construction	Block	Parking	
Ceiling Height	12'	State Route / Distance To...	Route 8
Roof	Flat Rubber	<b>TAXES</b>	
Date Built	1989	Assessment	
<b>UTILITIES</b>		Appraisal	
Sewer	City	Mill Rate	
Water	City	Taxes	
Gas	EverSource	<b>TERMS</b>	
Electrical	Separate Panels	Lease	\$9 PSF + Utilities
		Utilities	\$3 PSF



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