

**FOR SALE**



1,840 S/F +/-

**Former 1840 General Store  
Located on Busy RTE 202 at a light  
on 'East Aspetuck River'**

**Make it your own....**

**Stunning Quaint Setting**

**Sale Price: \$149,000.00**

**246 New Milford Turnpike  
Washington, CT 06777**





# Godin Property Brokers, LLC

★★★★★ Commercial / Industrial



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# PROPERTY DATA FORM

**PROPERTY ADDRESS** 246 New Milford Turnpike

**CITY, STATE** Washington, CT 06777

**BUILDING INFO** **MECHANICAL EQUIP.**

Total S/F	1,840 +/-	Air Conditioning	None
Number of floors	2	Sprinkler / Type	None
Avail S/F	1,840 +/-	Type of Heat	Wood Stove / None
Ext. Construction		<b>OTHER</b>	
Ceiling Height		Acres	.10
Roof		Zoning	Commercial
Date Built	1840	Parking	

State Route / Distance To... Route 202

**TAXES**

Assessment	\$60,470.00
Appraisal	\$86,385.00
Mill Rate	14.25
Taxes	\$861.69

**UTILITIES** **Tenant/Buyer to Verify**

Sewer	None
Water	None
Gas	None
Electrical	200 Amps

**TERMS**

Sale	\$149,000.00
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