

FOR SALE

338 Redstone Hill Road & Birch Street
Bristol, CT 06010



2.71 acres near ESPN
Excellent Development Opportunity
**Two parcels allowing double access (Redstone Hill Road/
Birch Street)**
IP1 Zoning - Industrial Park Zone
1,960 S/F Building
Currently being used for large equipment storage
Asking Sale Price: \$595,000.00

PROPERTY DATA FORM

PROPERTY ADDRESS		338 Redstone Hill Road & Birch Street		
CITY, STATE		Bristol, CT 06010		
BUILDING INFO		MECHANICAL EQUIP.		
Total	1,960 +/- S/F	Air Conditioning	Wall	
Number of floors	1	Sprinkler / Type	No	
Avail S/F	1,960 +/- S/F	Type of Heat	Electric	
Total avail drive- in	3	OTHER	Redstone	Birch
Total/ avail S/F mezz	200 S/F	Avail/ acres	1.71	1.1
Ext. Construction	Block	Zoning	IP	IP
Ceiling Height	14'	Parking	Ample	
Roof	Asphalt shingle	TAXES		
Date Built	1960	Assessment	\$133,140.00	\$93,590.00
		Mill Rate	36.03	36.03
		Taxes	\$4,797.03	\$3,372.05
UTILITIES		TERMS		
Sewer	Septic	Sale price	\$595,000	
Water	Well			
Gas	Propane			
Electrical	200 Amps			



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