

FOR SALE

111 Waterbury Road (Route 69)
Prospect, CT 06712

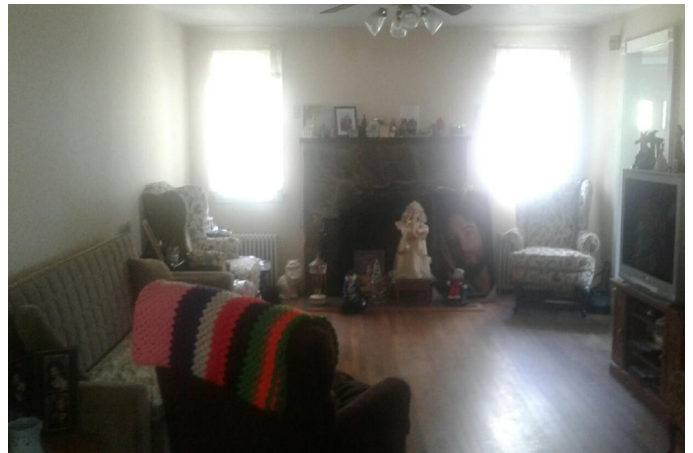
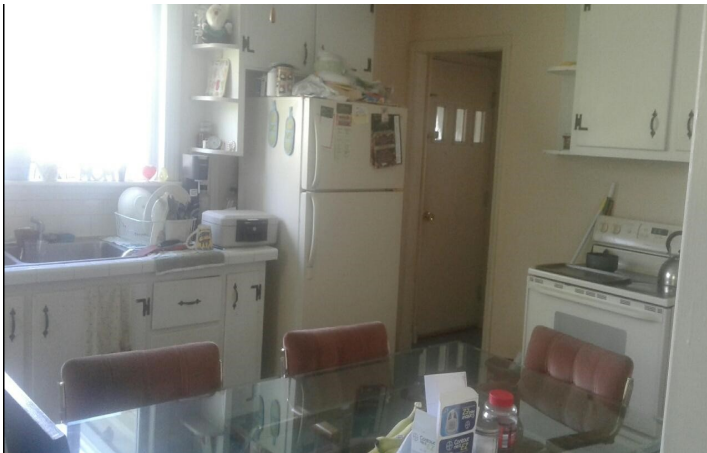


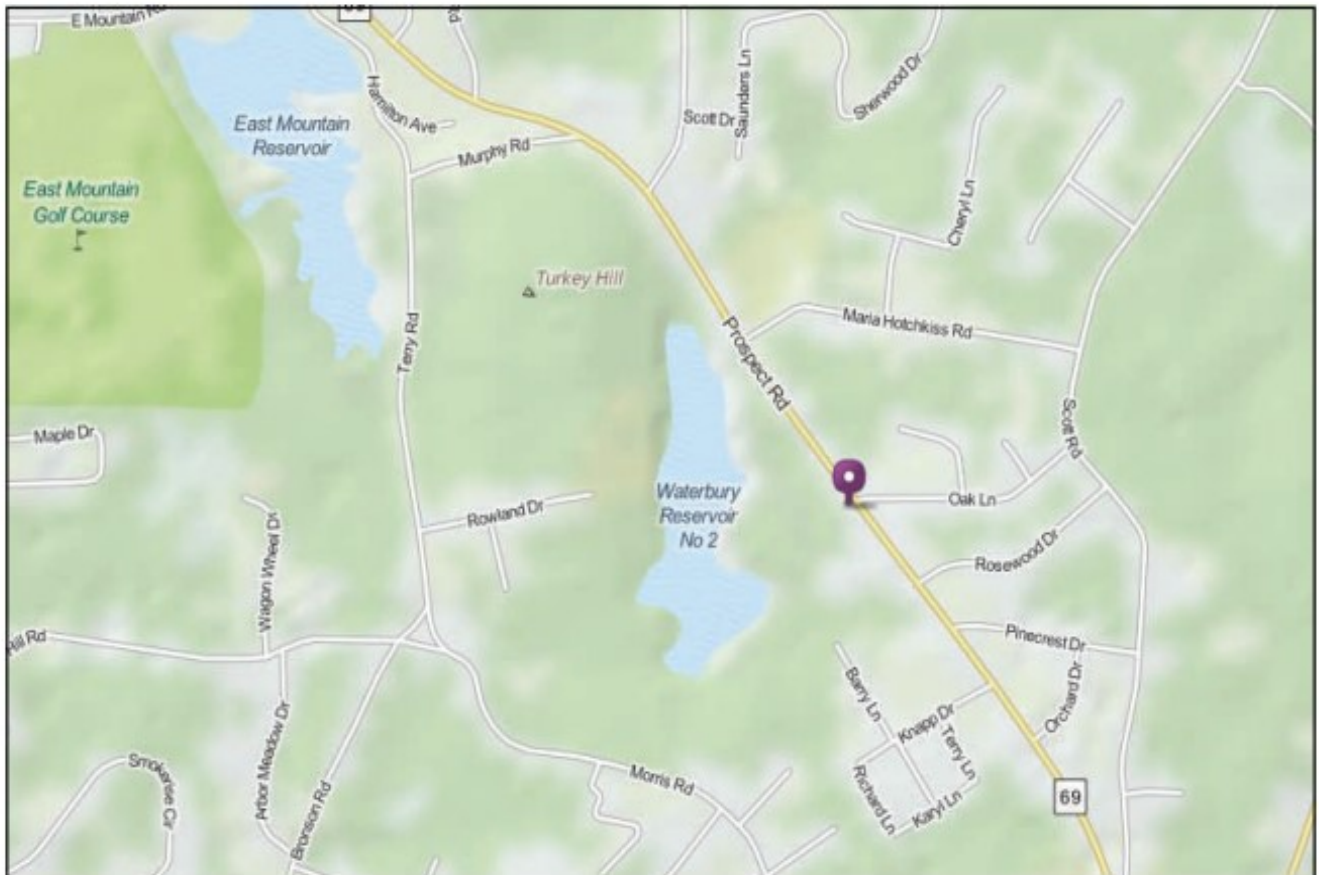
- 1.67 acre Industrial zoned parcel with 1,290 s/f ranch style house
- Ideal office conversion or industrial expansion
- Great location, high traffic, minutes to I-84 Rare industrial zoned parcel
- commercial conversion possible

Offered at \$179,000.00

PROPERTY DATA FORM

PROPERTY ADDRESS		111 Waterbury Road	
CITY, STATE		Prospect, CT 06712	
BUILDING INFO		MECHANICAL EQUIP.	
Avail S/F	1,292 S/F + garage	Air Conditioning	No
Number of floors	1	Sprinkler / Type	No
Ext. Construction	Wood frame	Type of Heat	Oil
House is leased through		OTHER	
		Zoning	Industrial
Ceiling Height		Total acres	1.62
Roof	Shingle	State Route / Distance To...	Route 8/ 2.5 miles
Date Built	1952	TAXES	
		Assessment	\$139,380 .00
		Mill Rate	29.23
		Taxes	\$4,074.08
UTILITIES		TERMS	
Septic	Yes	Sale price	\$179,000.00
Water	Well/ water in street		
Gas	No		
Electrical	Updated/ 100 amps		







Site

MAP OF
CRA - MO.
 OWNED AND DEVELOPED
 RICHARD P. CRANE AND HERBE
 PROSPECT CON.