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FOR LEASE

255 Bank Street
Waterbury, CT



Class A Professional Office Space
Suites from 1,828 S/F - 9,779 S/F
Highly visible downtown location
Immediate access to I-84 & RTE 8
Ample on site parking
Great signage along I-84
Asking \$15- \$18 PSF Modified Gross

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PROPERTY DATA FORM

PROPERTY ADDRESS		255 Bank Street	
CITY, STATE		Waterbury, CT 06702	
BUILDING INFO		MECHANICAL EQUIP.	
Total S/F	35,758 S/F	Air Conditioning	Central
Number of floors	4	Sprinkler / Type	Yes
Avail S/F	28,247	Type of Heat	Gas/ Forced / Air
Will subdivide to	1,903	Elevator	Yes
Roof	Flat		
Ext. Construction		OTHER	
Ceiling Height		Zoning	CBD
Date Built	1986	Parking	Ample
UTILITIES		Total avail/acres	.62
Sewer	City	TERMS	
Water	City	Lease rate	\$15- \$18 PSF
Gas	EverSource		
Electrical	EverSource		

6 Suites Available:

- **1-A 1,828 S/F**
- **1-B 3,507 S/F**
- **2-A 3,354 S/F**
- **3-A 4,458 S/F**
- **3-B 5,321 S/F**
- **4th Floor 9,779 S/F**



