

FOR LEASE

**63/65 Rubber Ave
Naugatuck, CT 06770**



Prime Retail/ Restaurant Space in Downtown Area

Located on busy Rubber Ave

2 Spaces Available

Space 1:

+/- 900 S/F Retail Space Newly demised with flooring and paint

\$1,000 per Month + utilities

Space 2:

+/- 1,100 S/F Take out restaurant with ADA bathroom and new

commercial hood

\$1,350 per Month + utilities

PROPERTY DATA FORM

PROPERTY ADDRESS 63/65 Rubber Ave

CITY, STATE Naugatuck, CT 06770

BUILDING INFO **MECHANICAL EQUIP.**

Total S/F	2,000	Air Conditioning	No
Number of floors	1	Sprinkler / Type	No
Avail S/F	900/ 1,100	Type of Heat	Oil

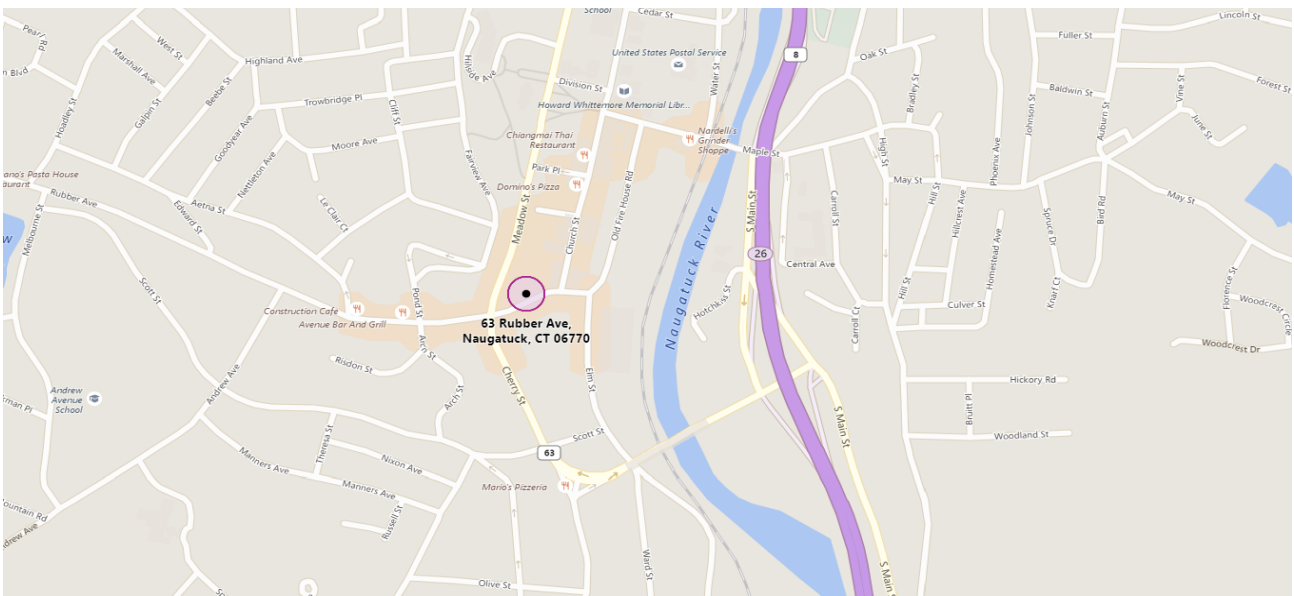
OTHER

Ext. Construction	Stucco	Zoning	IP
Ceiling Height	9'	Parking	
Roof	Gable/asphalt	State Route / Distance To...	
Date Built	1900		

TAXES

UTILITIES

Sewer	City	Assessment	
Water	City	Mill Rate	
Gas	Yankee Gas	Taxes	
Electrical		TERMS	
		Retail lease rate	\$1,000 per mo.+ utilities
		Restaurant lease rate	\$1,350 per mo. + utilities



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