

FOR LEASE

**286 Industrial Ave
Cheshire, CT**



16,100 S/F Freestanding Industrial Facility on 1.4 acres

Divisible to 5 spaces (1,600 SF - 16,100 SF)

New ownership Major Remodel Scheduled

Ideal for light Industrial / Contractor space

Lease asking: \$10.00 PSF Gross

PROPERTY DATA FORM

PROPERTY ADDRESS 286 Industrial Ave

CITY, STATE Cheshire, CT 06710

BUILDING INFO MECHANICAL EQUIP.

Avail S/F	16,100	Air Conditioning	Yes
Number of floors	1	Sprinkler / Type	No
Will subdivide to	1,600	Type of Heat	Oil
Ceiling Height	11'	OTHER	
Avail docks	1 exterior	Zoning	I- 1
Total overhead doors	4	Parking	+/- 30
Ext. Construction	Block	State Route / Distance To...	691- 1.5 miles
Roof	Asphalt		Rt 8 -
Date Built	1962		

UTILITIES

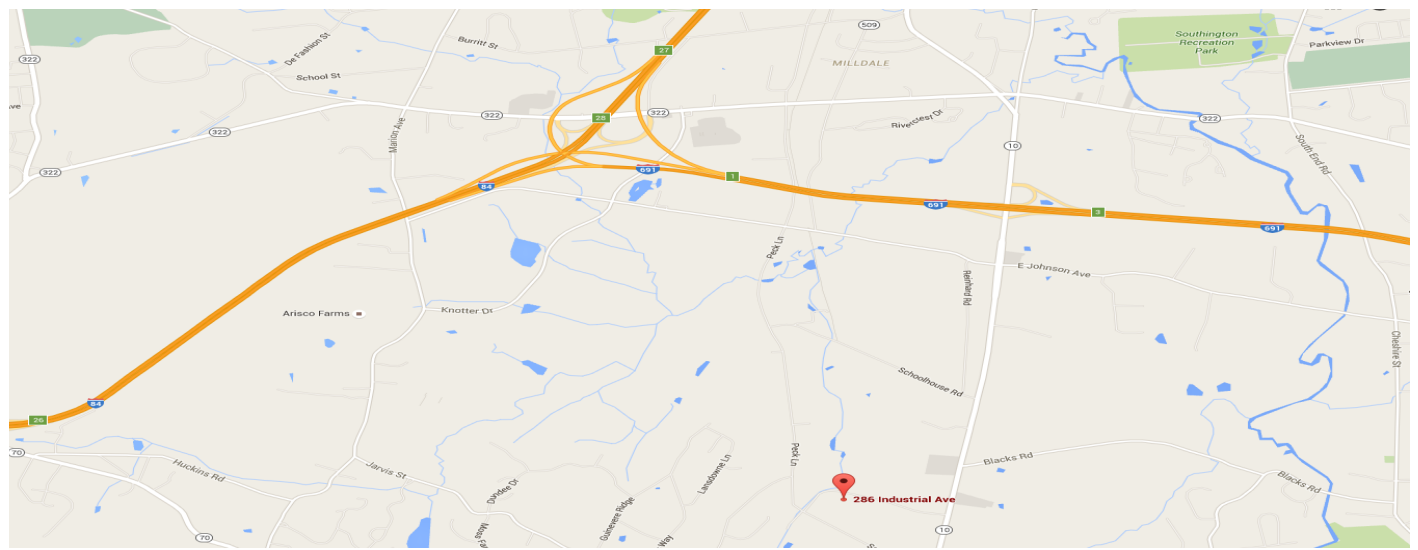
Sewer	Septic/ sewer avail
Water	Well/ city avail
Gas	Available
Electrical	6 services
Amps	1000 Amps* (buyer to verify)
Volts	208
Phase	3

TAXES

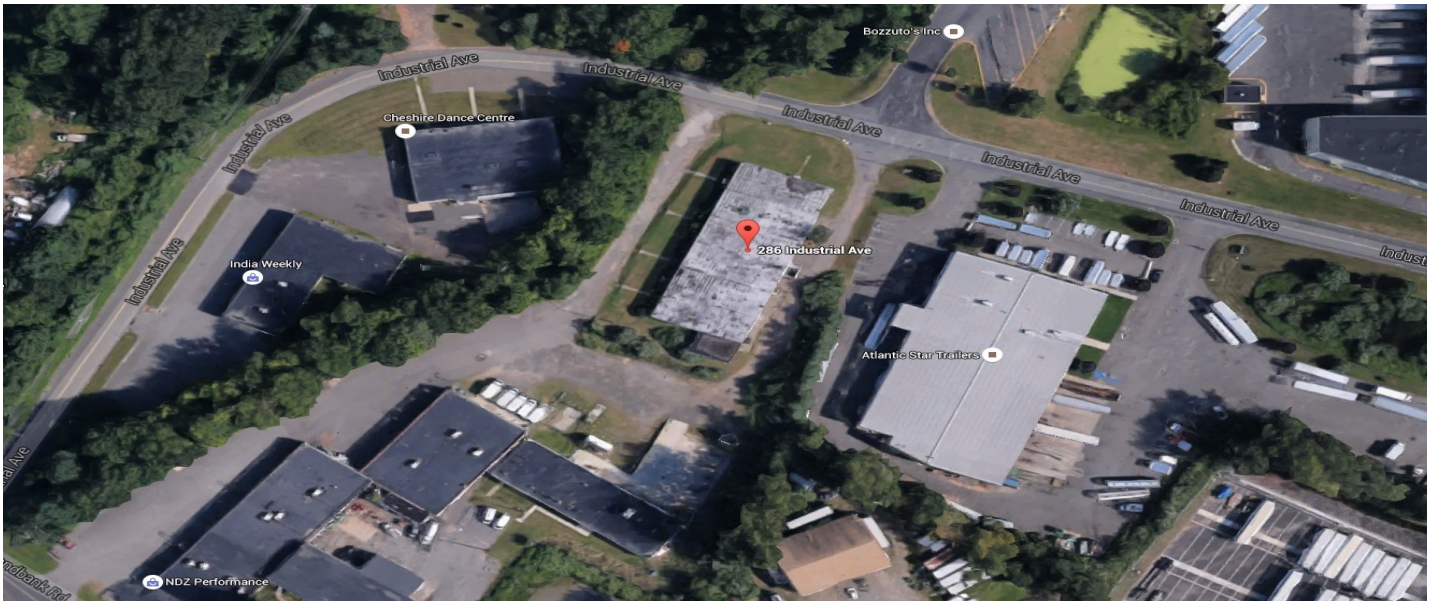
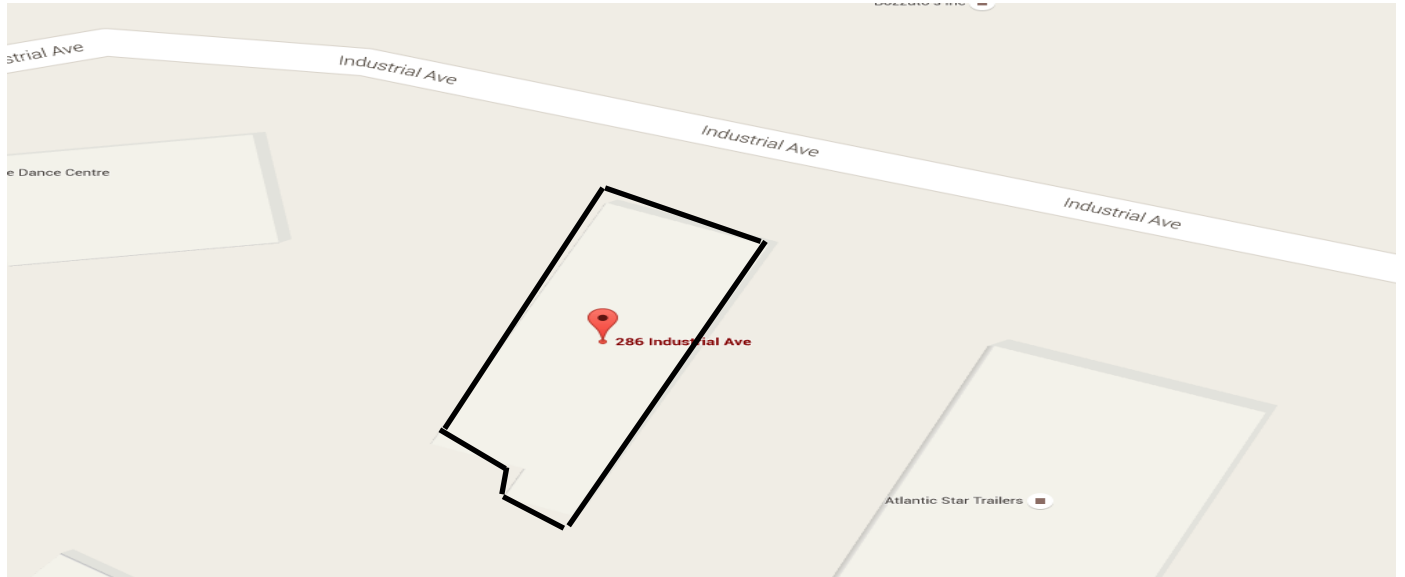
Date assessed	
Assessment	\$457,510.00
Mill Rate	30.69
Taxes	\$14,040.98

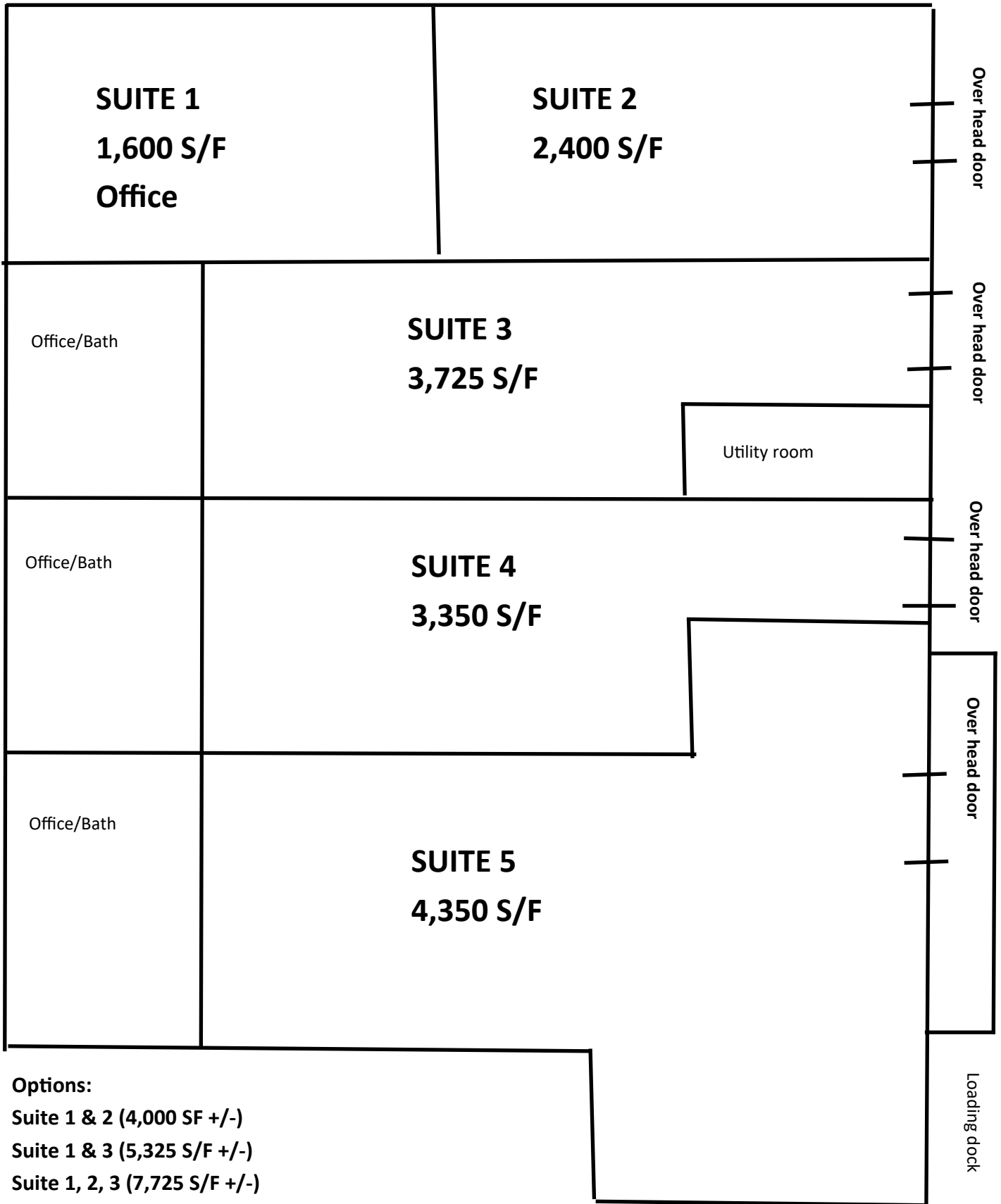
TERMS

Lease asking	\$10 PSF Gross
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Options:

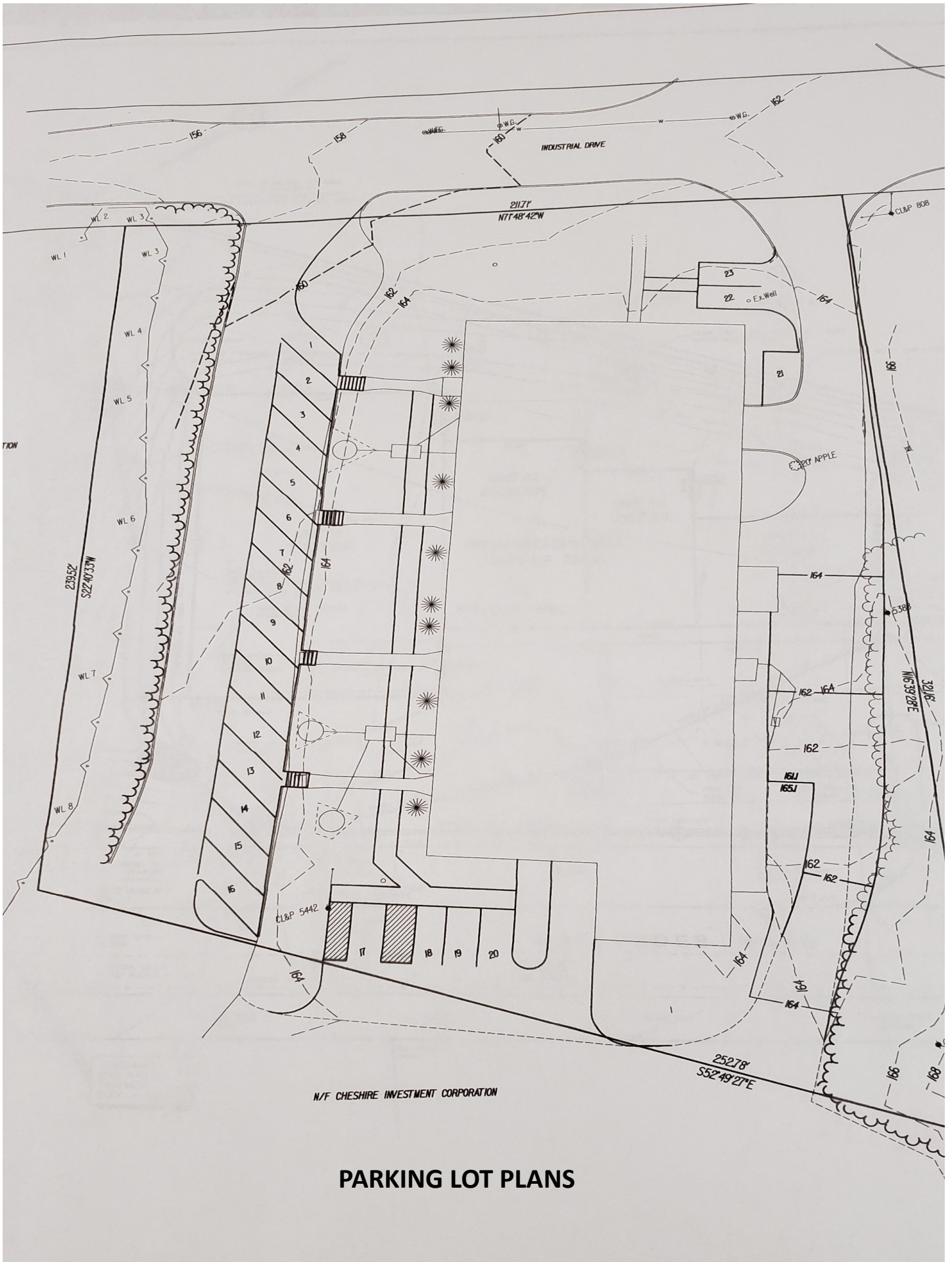
Suite 1 & 2 (4,000 SF +/-)

Suite 1 & 3 (5,325 S/F +/-)

Suite 1, 2, 3 (7,725 S/F +/-)

Suite 1 - 5 (15,425 S/F +/-)

Other Options Available!



PARKING LOT PLANS