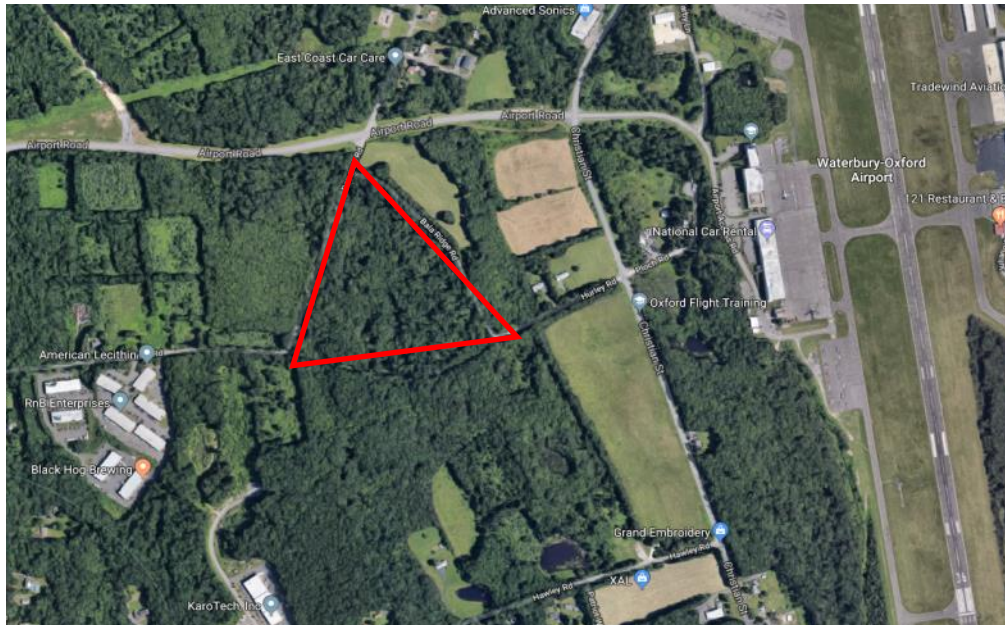


# FOR SALE/LEASE

***Donovan Rd and Bala Ridge Rd  
Oxford, CT***



## **22 Acre Industrial Zoned Land**

**Ideal for Corporate Headquarter Site or Manufacturing/Warehouse Facility  
New Airport Enterprise Zone Offers Potential Significant Tax Incentives**

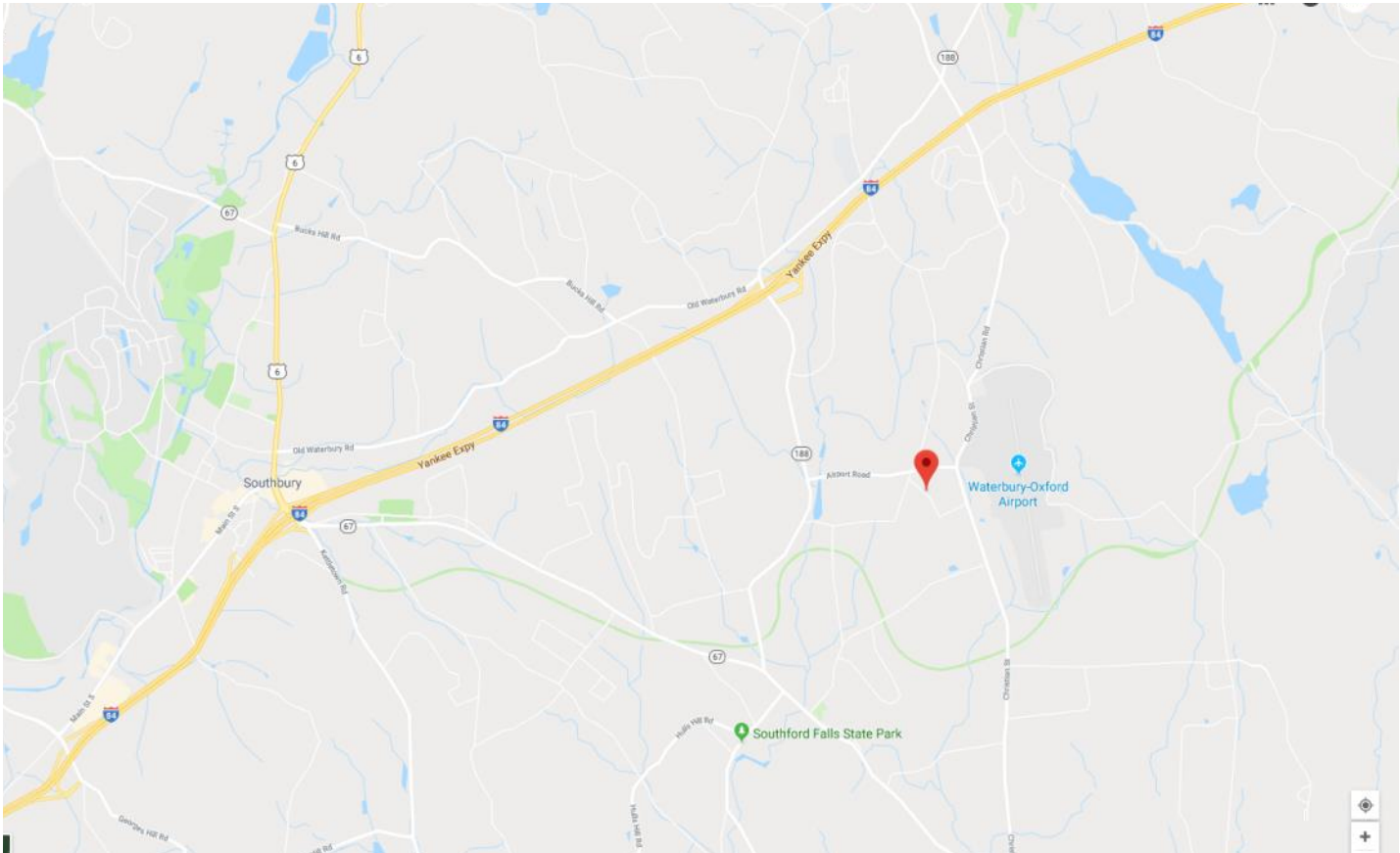
**Owner Will Consider Build to Suit**

**Great I-84 Access 1.5 miles to Exit 16**

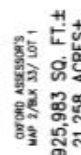
**All Utilities are Possible**

**Sale: \$2,495,000.00**

**Lease: To Be Determined**





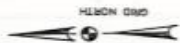
[illegible]

**PERIMETER SURVEY**  
VOL. 196, PG. 870 - SECOND PIECE  
PREPARED FOR  
**DAVID B. SIPPIN**  
HURLEY ROAD, DONOVAN ROAD & BALA RIDGE ROAD  
OXFORD, CONNECTICUT

[illegible]

TO AN EXPERIENCE THE OTHER. THIS MAP IS SUBSTANTIALLY CORRECT, AS NOTED ABOVE.

DATE: 11/11/2011 BY: 11/11/2011



07/07/00

1

**NOTES:**  
 8. Includes Base for GDP Aerial Photos, Ground Control by ERI and Aerial Mapping by  
 9. Includes Base for GDP Aerial Photos, Ground Control by ERI and Aerial Mapping by  
 10. Includes Base for GDP Aerial Photos, Ground Control by ERI and Aerial Mapping by

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Date \_\_\_\_\_

NOV 20 1964