

FOR SALE

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60 Westwood Ave Waterbury, CT 06708

6,176 S/F Medical Condominium Suites 1, 2, 3, 4, 9, 10, 11, & 12 14 Exam Rooms, 8 Consult Rooms, Procedure Room, Reception & Breakroom Ideal for All Medical and/or Professional Users Close Proximity to Both Waterbury & St. Mary's Hospital Convenient to Waterbury Central Business District 1/2 Mile to Route 8 & I-84 Outstanding City Views with Ample Parking Asking Price: \$650,000.00





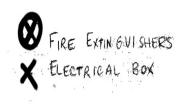


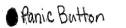




60 westwood	Αv	e (Suites 1	,2,3,4,9,10,	11, 12)	
Waterbury, CT	0	6 708			
Total Square Feet		6,176			
Year Built		1987			
Total Appraised Va	\$	604,206.00			
Total Assessed Val	\$	422,940.00			
Total Taxes	\$	25,465.24			
Condo Mo. Fees	\$1	1,360 month			
Water / Sewer		City			
Heat - Forced Air		Gas			
Exterior Construct	В	rick on Block			
Suite Number		1	2	3	4
Square Feet		772	772	772	772
Appraised Value	\$	71,506.00	\$76,100.00	\$ 76,100.00	\$ 76,100.00
Appraised Value Assessed Value	\$ \$	71,506.00 50,050.00	\$76,100.00 \$53,270.00	\$ 76,100.00 \$ 53,270.00	\$ 76,100.00 \$ 53,270.00
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Assessed Value	\$	50,050.00	\$53,270.00	\$ 53,270.00	\$ 53,270.00
Assessed Value	\$	50,050.00	\$53,270.00	\$ 53,270.00	\$ 53,270.00
Assessed Value Taxes	\$	50,050.00 3,013.51	\$53,270.00 \$ 3,207.39	\$ 53,270.00 \$ 3,207.39	\$ 53,270.00 \$ 3,207.39
Assessed Value Taxes Suite Number	\$	50,050.00 3,013.51 9	\$53,270.00 \$ 3,207.39 10	\$ 53,270.00 \$ 3,207.39 11	\$ 53,270.00 \$ 3,207.39 12
Assessed Value Taxes Suite Number Square Feet	\$ \$	50,050.00 3,013.51 9 772	\$53,270.00 \$3,207.39 10 772	\$ 53,270.00 \$ 3,207.39 11 772	\$ 53,270.00 \$ 3,207.39 12 772

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11/9/16

