

Godin Property Brokers LLC

★★★★★ Commercial / Industrial

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850 Straits Turnpike, Suite 204

FOR LEASE



***104 Waterbury Road
Suite A
Prospect, CT 06712***

**800 +/- S/F Office / Retail
Great visibility on Route 69**

Ample Parking

Private Bathroom

**Three Separate Offices & a Large Bullpen
Asking \$1550.00 Monthly + Utilities
+ 1/3 Septic/Snow/Landscaping**



All information furnished is from sources deemed reliable and is submitted subject to errors, omissions, change of other terms of conditions, prior sale, lease or financing or withdrawal-all without notice. No representation is made or implied by Godin Property Brokers, LLC or its associates as to the accuracy of the information submitted herein.

PROPERTY DATA FORM

PROPERTY ADDRESS 104 Waterbury Road, Suite A

CITY, STATE Prospect, CT 06712

BUILDING INFO **MECHANICAL EQUIP.**

Total S/F	2,501 +/-	Air Conditioning	Wall units
Available S/F	800 +/-	Sprinkler / Type	No
Subdivide to	N/A	Type of Heat	FHA / Oil

OTHER

Number of floors	1	Acres	0.81
Ext. Construction	Wood Frame / Vinyl	Zoning	Business
Ceiling Height	7'9"	Parking	Ample
Roof	Shingles	State Route / Distance	
Date Built	1986		

TAXES

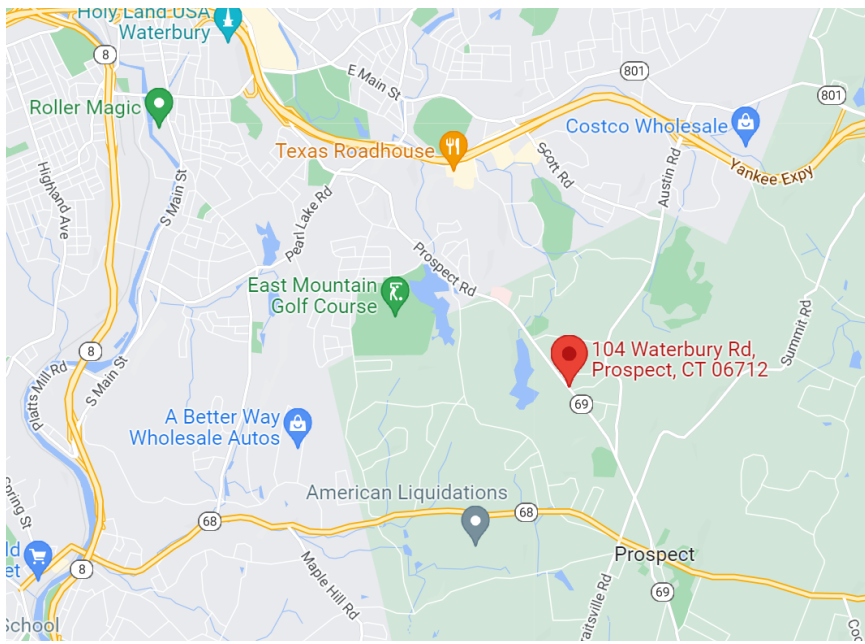
Assessment
 Appraisal
 Mill Rate
 Taxes

UTILITIES

Sewer Septic
 Water Well
 Gas/Oil Oil
 Electrical 100 amps/ single phase

TERMS

Lease \$1550.00 + Utilities +
 1/3 septic/snow/landscape



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