

FOR LEASE

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***248 Oxford Rd
Building #1
Oxford, CT 06478***

Prime Commercial Space Available

Flexible Layouts with Spaces of 700 - 4,100 +/- S/F, Can Be Combined

Perfect for Retail, Office or Professional Use

Newly Renovated Interiors Including Floors, Walls, Ceiling Lighting & Mechanicals

High Visibility Location

Ample Parking

Lease \$20.00 PSF Gross + Utilities



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 248 Oxford Rd, Building #1

CITY, STATE Oxford, CT 06478

BUILDING INFO

Total S/F 12,740 +/-
 Number of floors 1
 Avail S/F 4,100 +/-
 Will subdivide Yes

Ext. Construction Brick
 Ceiling Height 10'
 Roof Asphalt
 Date Built 1975

UTILITIES

Sewer City
 Water Well
 Gas/Oil None
 Electrical New Service
 Amps-volts-phase Ample

MECHANICAL EQUIP.

Air Conditioning C/A
 Sprinkler / Type None
 Type of Heat Electric

OTHER

Acres 15.66
 Zoning Commercial
 Parking Plentiful / Lot
 State Route / Distance To... RT 8/ I-84

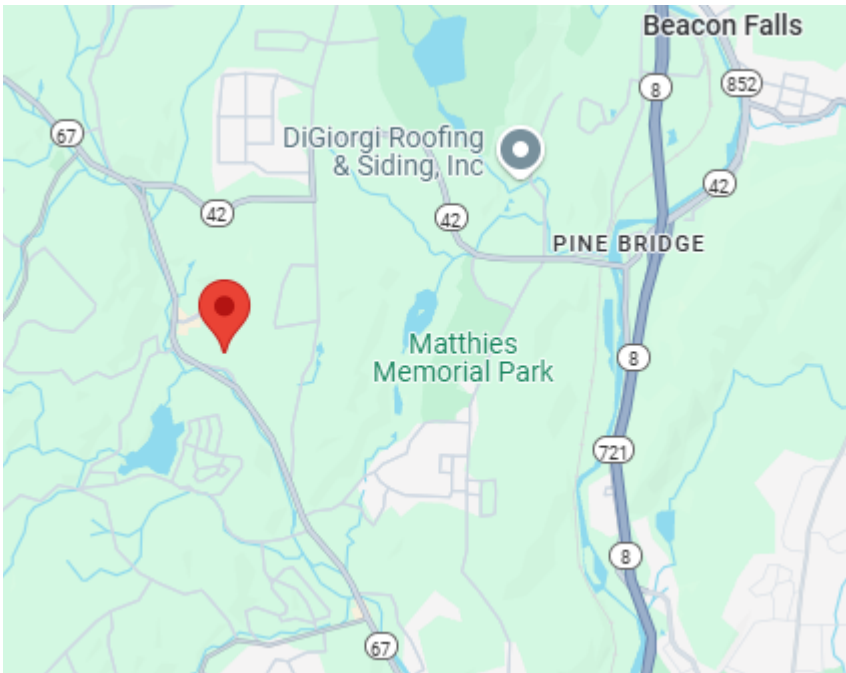
TAXES

Assessment
 Mill Rate

Taxes

TERMS

Lease \$20 PSF Gross + Utilities



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