

Godin **Property
Brokers** LLC
★★★★★ Commercial / Industrial
FOR LEASE

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850 Straits Turnpike, Suite 204

Middlebury, CT, 06762



***140 Grandview Ave
Suite L06
Waterbury, CT 06708***

**Grandview Executive Suites
Vibrant Professional Office/Medical Building
Easy Access to I-84 & RT 8
Multiple Suites Available
Individual Suites from \$500.00 Per Month
Including 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		140 Grandview Ave, Suite L06	
CITY, STATE		Waterbury, CT 06708	
BUILDING INFO		MECHANICAL EQUIP.	
Total S/F	31,740 +/-	Air Conditioning	Central
Number of floors	3	Sprinkler / Type	Yes
Avail S/F	1,554 +/-	Type of Heat	Gas F/A
		Elevator	Yes
		OTHER	
Ext. Construction	Brick	Acres	4.04
Ceiling Height	9'	Zoning	CO
Roof	New Composite	Parking	300 spaces
Date Built	1974	State Route / Distance To...	< 1 mile to I-84 & RT 8
		TAXES	
UTILITIES	Tenant to Verify	Assessment	
Sewer	City	Appraisal	
Water	City	Mill Rate	
Gas/Oil	Gas	Taxes	
Electrical	100 Amps	TERMS	
		Lease Rate from	\$500 Per Month Including Utilities



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