

FOR SUB-LEASE



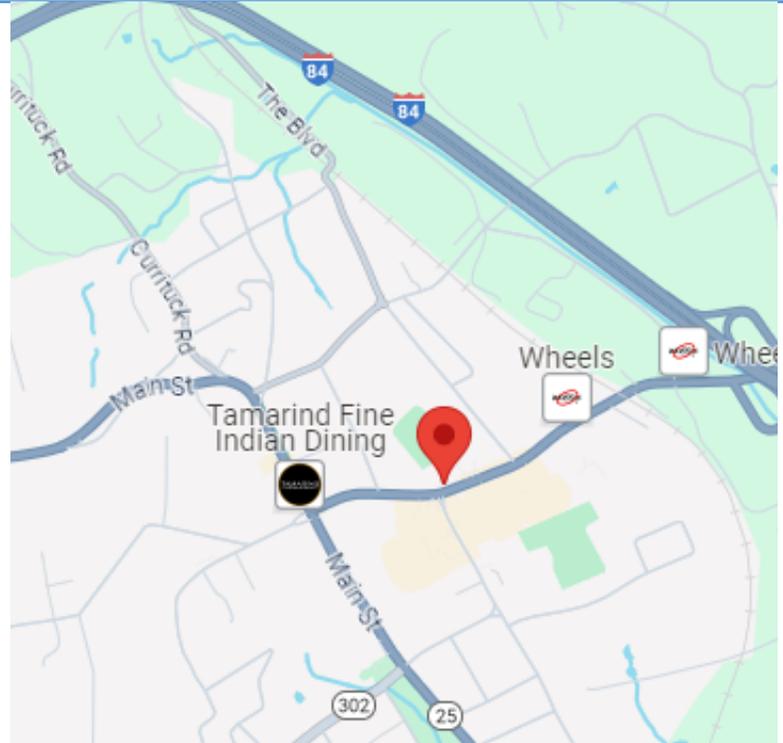
**25 Church Hill Rd
Newtown, CT 06470**



Highly Visible Professional Office Space
18,000+ Cars Daily
Suite 202: 1,100 +/- S/F
3 Offices with Kitchen Available
Willing to do Individual Suites
Asking \$2,000.00 Monthly
All Utilities Included
Access to Elevator

PROPERTY DATA FORM

PROPERTY ADDRESS		25 Church Hill Rd	
CITY, STATE		Newtown, CT 06470	
BUILDING INFO		MECHANICAL EQUIP.	
Total S/F	1,320 +/-	Air Conditioning	Central
Number of floors	2	Sprinkler / Type	N/A
Avail S/F	1,100+/-	Type of Heat	Forced air-duct / oil
Will Subdivide to...	Individual Offices	OTHER	
		Acres	.76
Ext. Construction	Wood Shingle	Zoning	P-1
Ceiling Height	9'	Parking	Ample
Roof	Arch Shingles	State Route / Distance To...	
Date Built	1920	TAXES	
Renovated	2022	Assessment	
UTILITIES	Tenant to Verify	Mill Rate	
Sewer	City	Taxes	
Water	City	TERMS	
Gas / Oil	Oil	Lease	\$2,000.00 monthly
Electrical	Eversource		



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Suite 202 1,100 +/- S/F

