

FOR LEASE



***2210 Thomaston Ave
Waterbury, CT 06704***

2,000 +/- S/F Shop Space

Clean, Secure Space with 14' Ceilings

Large Oversized Drive-In Door

Easy I-84 & RT 8 Access

Lease Rate: \$2,000.00 Per Month + Utilities

PROPERTY DATA FORM

PROPERTY ADDRESS	2210 Thomaston Ave
CITY, STATE	Waterbury, CT 06704

BUILDING INFO

Total S/F	12,000 +/-
Number of floors	1
Avail S/F	2,000 +/-
Offices	Possible
Ceiling Height	16' Clear
Ext. Construction	Masonry - Steel
Drive in doors	2
Docks	4
Roof	Steel
Date Built	1986

MECHANICAL EQUIP.

Air Conditioning	Office
Type of Heat	Gas
Sprinkler / Type	Yes
OTHER	
Acres	+/- 1
Zoning	Industrial
Parking	+/- 25
State Route / Distance To...	Rt. 8 / I-84

UTILITIES

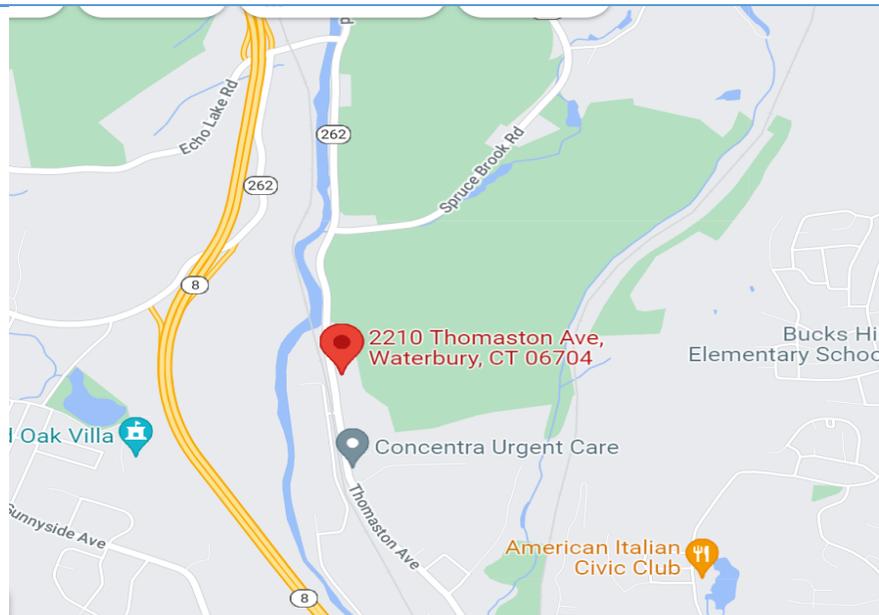
Tenant/Buyer to Verify	
Sewer	Yes
Water	Yes
Gas	Yankee Gas
Electrical	208 3 phase

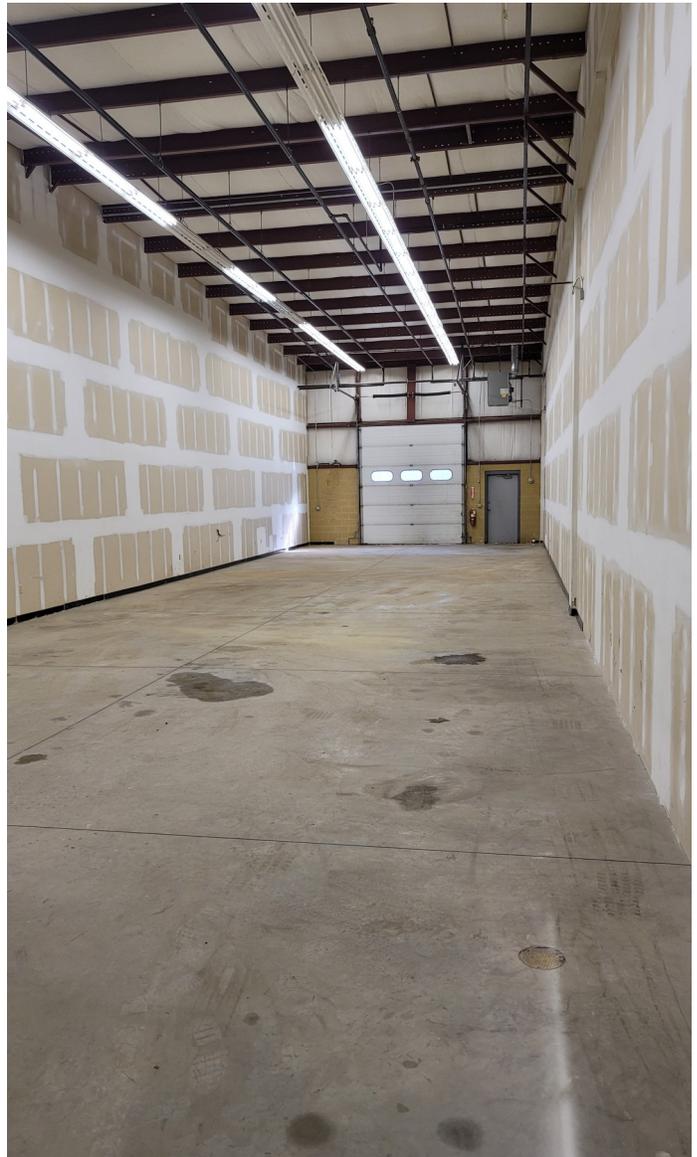
TAXES

Assessment	
Appraisal	
Mill Rate	60.21
Taxes	

TERMS

Lease	\$2,000.00 /mo + Utilities
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