

# FOR LEASE



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



**Professional Office Suite  
Highly Visible with 18,000 Cars Daily**

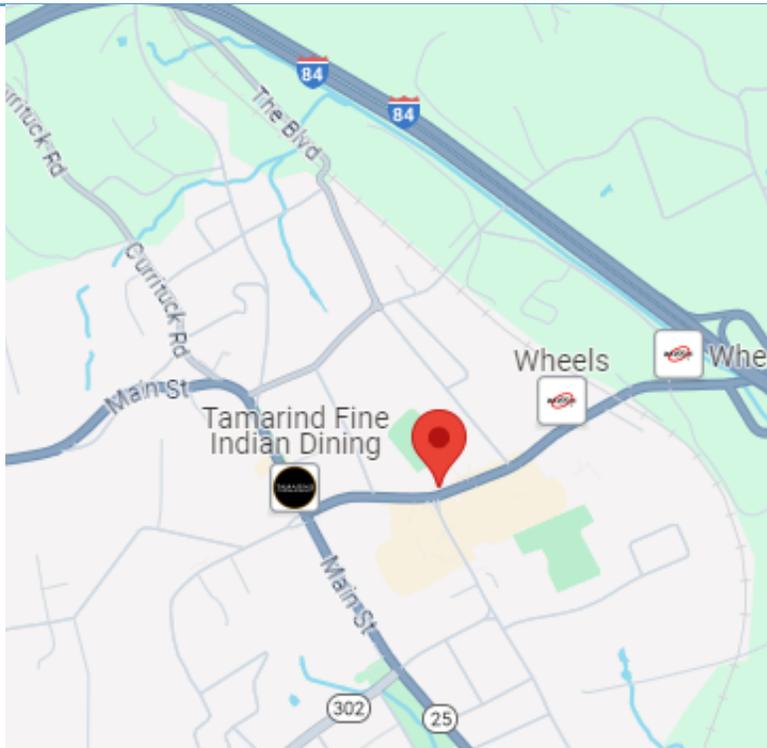
**Suite 102  
1,493 +/- S/F**

**Remodeled in 2021  
Four Offices, Conference Room, Waiting Area  
& Two Private Bathrooms**

**Asking \$2,600 + Utilities**

# PROPERTY DATA FORM

<b>PROPERTY ADDRESS</b>		25 Church Hill Rd, Suite 102	
<b>CITY, STATE</b>		Newtown, CT 06470	
<b>BUILDING INFO</b>		<b>MECHANICAL EQUIP.</b>	
Total S/F	6,402 +/-	Air Conditioning	Central
Number of floors	2	Sprinkler / Type	N/A
Avail S/F	1,493 +/-	Type of Heat	FHA - Oil
		<b>OTHER</b>	
		Acres	.76
Ext. Construction	Wood Shingle	Zoning	P-1
Ceiling Height	9'	Parking	Parking Lot
Roof	Arch Shingles	State Route / Distance To...	
Date Built	1920	<b>TAXES</b>	
Renovated	2010	Assessment	
<b>UTILITIES</b>		Mill Rate	
Tenant to Verify		Taxes	
Sewer	City	<b>TERMS</b>	
Water	City	Lease	\$2,600/mo + Utilities
Gas / Oil	Oil		
Electrical	Eversource		



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