

FOR LEASE



**Remodeled Downtown Retail/Office Space
Close to All Town Amenities**

**Perfect for Salon, Barbershop, Day Spa or
Many Other Retail or Medical Office Uses**

1,275 S/F Space with Private Entrance

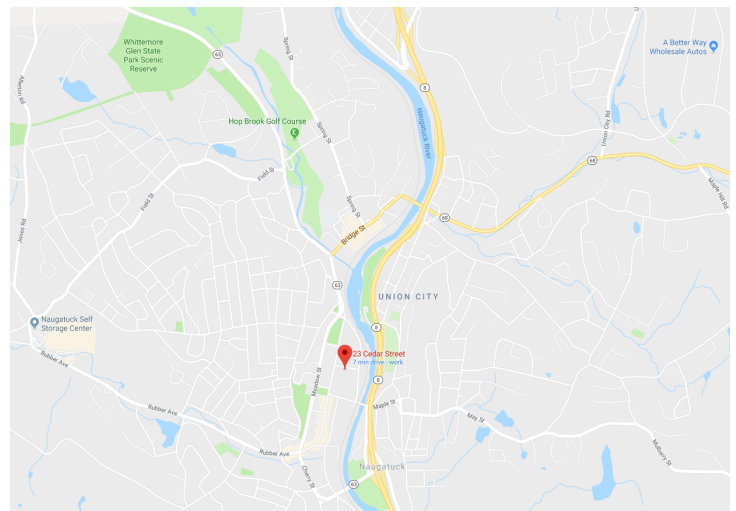
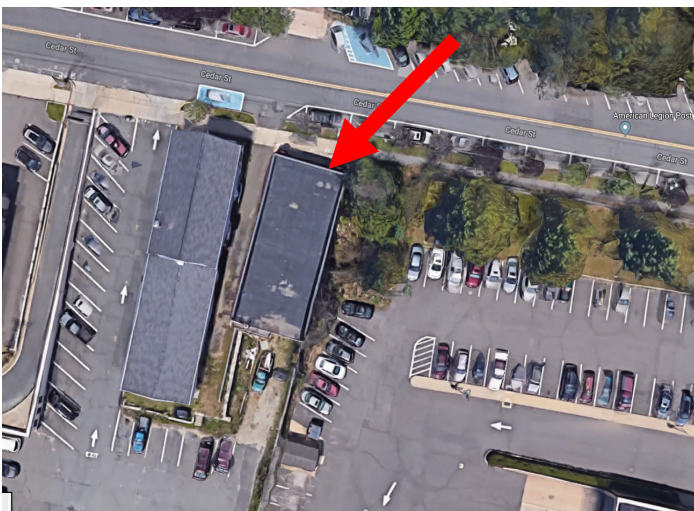
\$16 PSF Gross + Utilities

*23 Cedar Street
Naugatuck, CT 06770*



PROPERTY DATA FORM

PROPERTY ADDRESS		23 Cedar Street	
CITY, STATE		Naugatuck, CT 06770	
BUILDING INFO		MECHANICAL EQUIP.	
Total S/F	2,300 +/-	Air Conditioning	Wall Unit
Number of floors	1	Sprinkler / Type	No
Avail S/F	1,275 +/-	Type of Heat	Forced hot air/ Radiant
		OTHER	
		Acres	
Ext. Construction	Brick	Zoning	
Ceiling Height	9'	Parking	Ample
Roof	Rubber	State Route / Distance To...	
Date Built	1940	TAXES	
		Assessment	
		Mill Rate	
		Taxes	
		TERMS	
		Lease Rate	\$16 PSF Gross + Utilities
UTILITIES			
Sewer	City		
Water	City		
Gas / Oil	Oil		
Electrical	200 Amps		



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.

Godin Property Brokers LLC

★★★★★ Commercial / Industrial

