



VIDAL/WETTENSTEIN, LLC

Real Estate for Business & Investment

Space Available for Lease



1225 Connecticut Avenue, Bridgeport
9,900+/- square feet available

Minimum sub-divide	3,000
Parking	In common
Heating type	Gas
Sprinkler	Yes, dry
Loading	2 Shared docks
Column Spacing	10x14
Ceiling Height	12-14'
Floors	4
Elevators	2 freight elevators

Third floor space available offers 6,900 sq ft, 3,000 sq ft is also available on the first floor. Located just a minute from I-95 Exit 30. Asking lease rate is \$4.50 per sf modified gross plus utilities.

For additional information or to arrange a tour contact **Scott Zakos** or email scott@vidalwettenstein.com



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