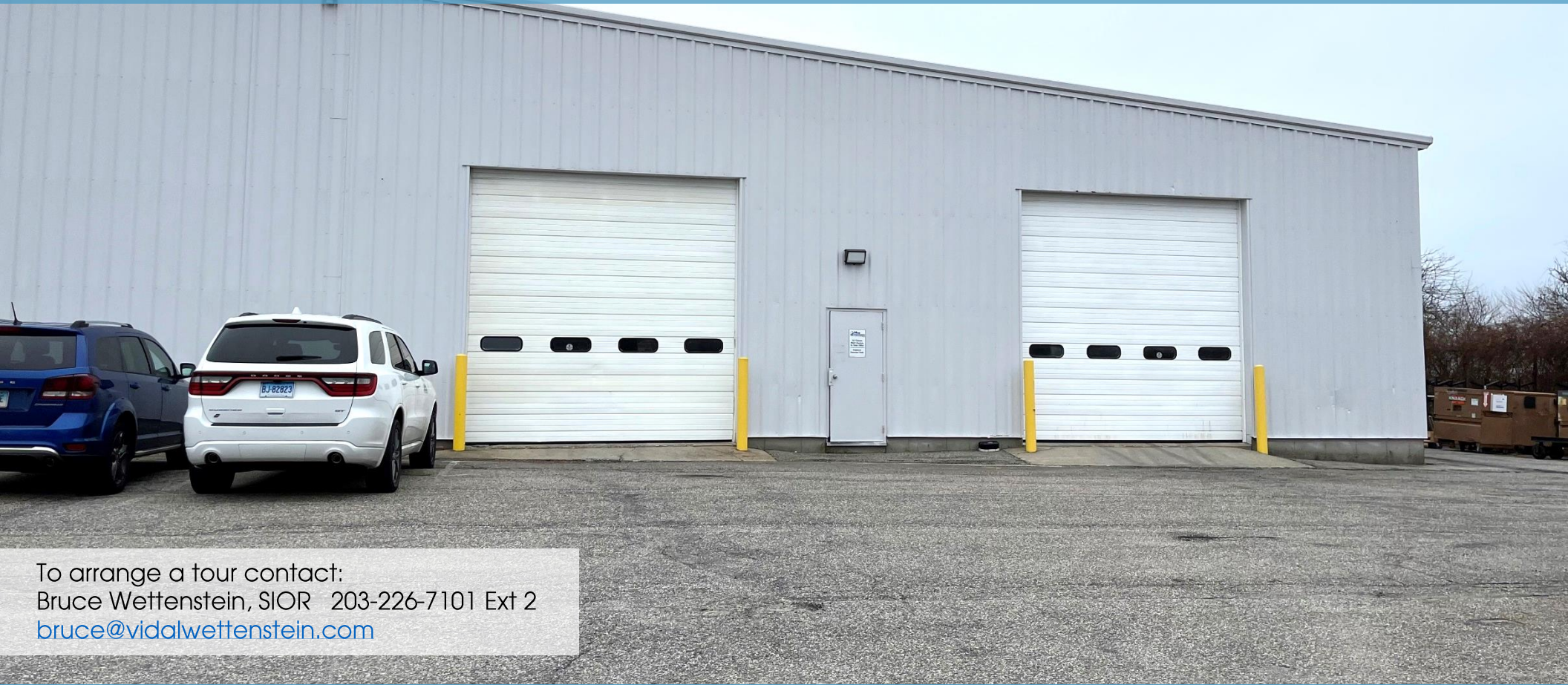


INDUSTRIAL SPACE FOR LEASE

1180 Stratford Road, Stratford, CT



To arrange a tour contact:
Bruce Wettenstein, SIOR 203-226-7101 Ext 2
bruce@vidalwettenstein.com



VIDAL/WETTENSTEIN, LLC



719 Post Road East, Westport, CT 06880
www.vidalwettenstein.com

All information from sources deemed reliable and is submitted subject to errors, omissions, change of price, rental, and property sale and withdrawal notice.

1180 Stratford Road, Stratford, CT

4,028 Square Feet

Occupancy, immediate

- Mezzanine storage of 560 sq/ft
- Pre-fab butler building
- Electric pony tail drops
- Air compressor lines in place
- Sky lights in place



Location: Convenient to exit 29 or 30 of I-95

PROPERTY DETAILS

Building Area: 3,912± SF

Drive-in-doors: 2, 14'x14' each

Clear Height: 17' at side, 21' at the eave

Columns; 2 in center, 30'

Parking: 15±

Air conditioning: offices only

Bathrooms: 2, 1 in shop and 1 in the office

Heating: radiant gas fired

Gas: Yes

Water/ Sewer: City

Electric: 12/240 volt, 3 phase, 300 amps

Price: \$11.00 NNN



SIO R Individual Members
Society of Industrial & Office Realtors

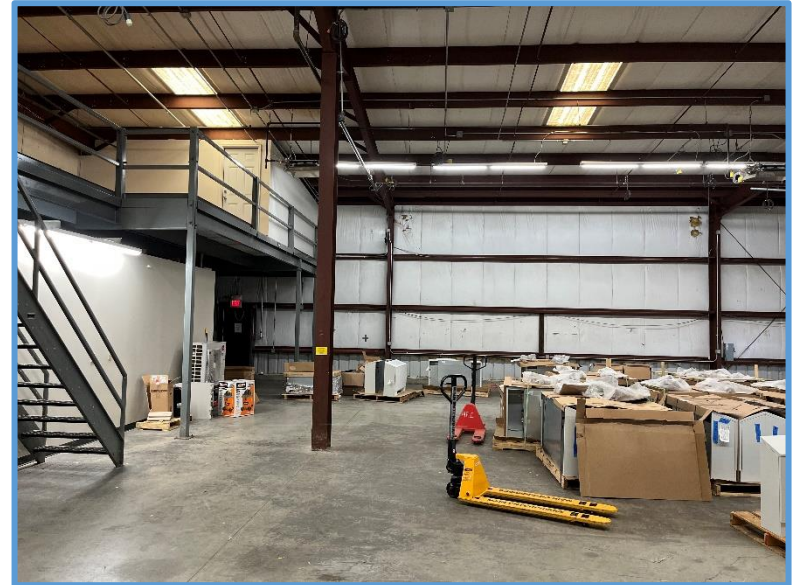
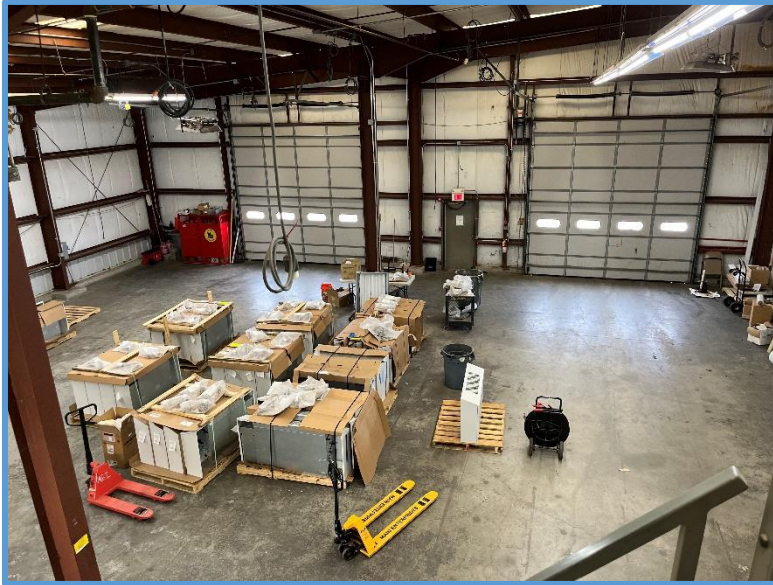
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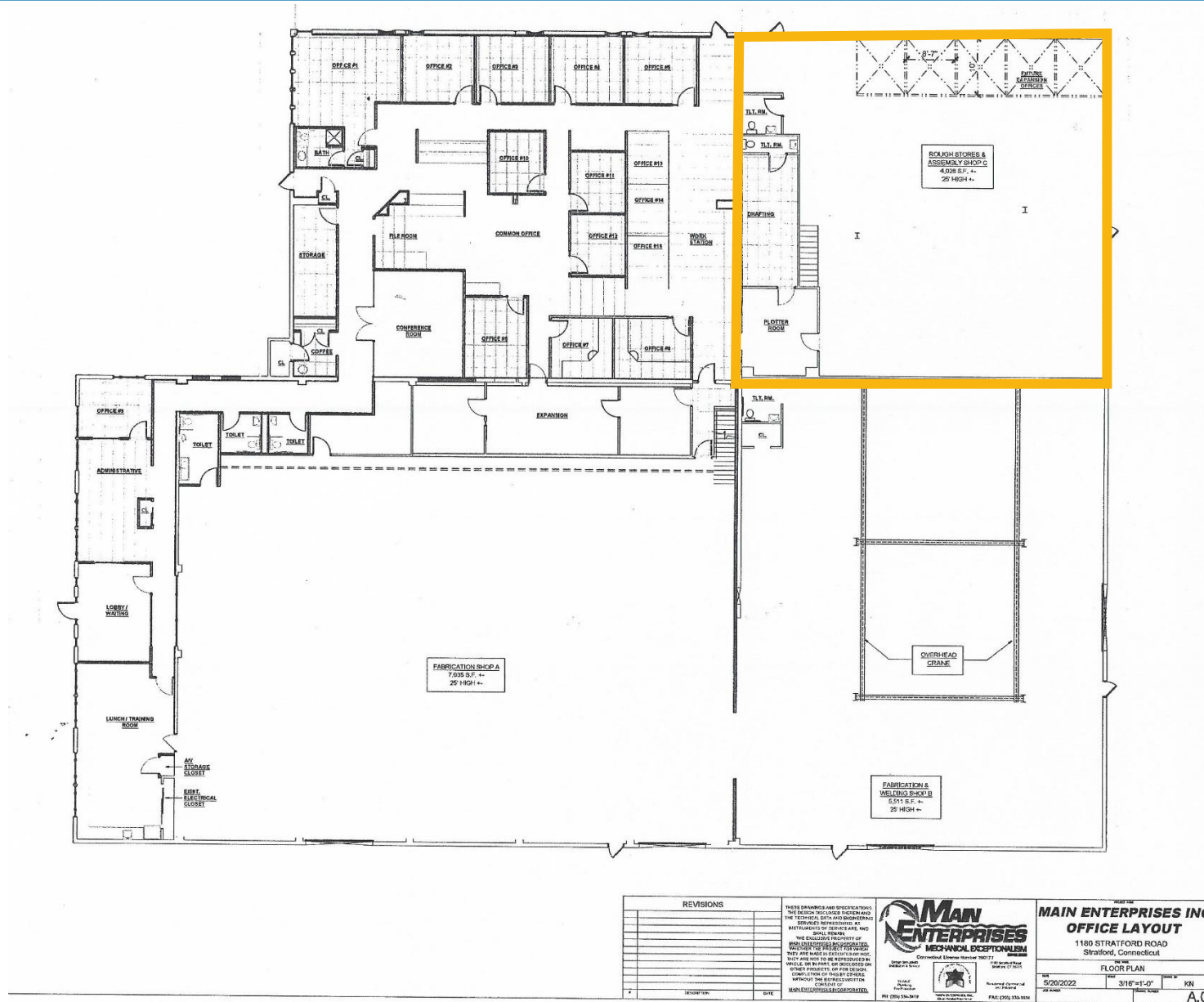
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