

INDUSTRIAL SPACE FOR LEASE

164 Enterprise Drive, Monroe, CT



To arrange a tour contact:

Bruce Wettenstein | 203-226-7101 Ext 2

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VIDAL/WETTENSTEIN, LLC



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

164 Enterprise Drive, Monroe, CT

20,600 Square Feet, Sub-dividable

1st Qt. 2022 occupancy



PROPERTY DETAILS

24' clear height

2 loading docks and 4 drive in doors

208 volts, 800 amps, 3 phase, 4 wire

Fully sprinklered

Natural gas heat

Some particulars can be tailored made for Tenant

Lease rate: \$9.75 PSF NNN



Location: Minutes from Route 25



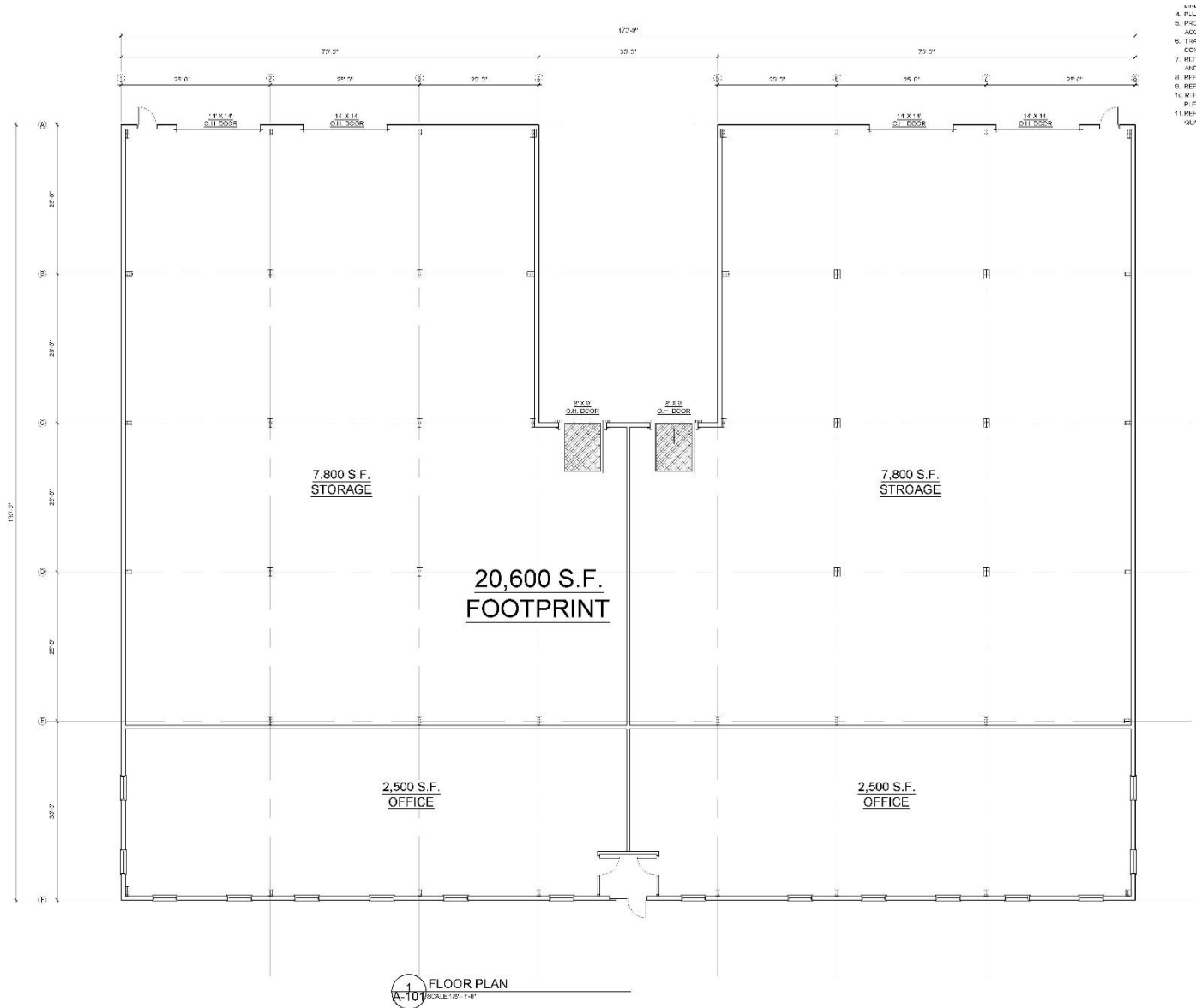
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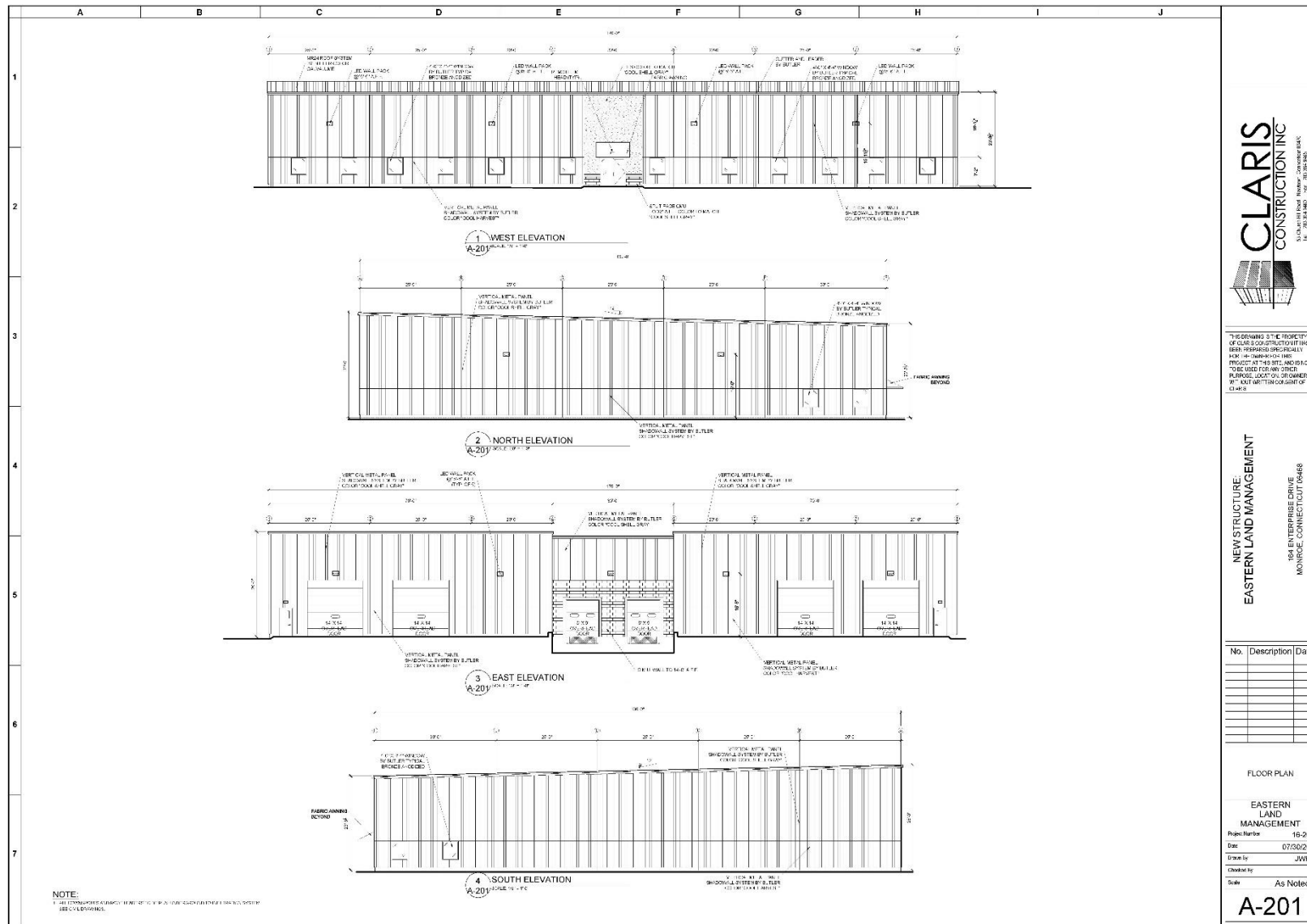
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- 1. PLUMB
- 2. PLUMB
- 3. RISER
- 4. ACCESS
- 5. TRACE
- 6. COVER
- 7. REFER
- 8. REFER
- 9. REFER
- 10. REFER
- 11. REFER
- 12. QUANT

1 FLOOR PLAN
A-10 SCALE: 1/8"

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NEW STRUCTURE:
EASTERN LAND MANAGEMENT
164 ENTERPRISE DRIVE
MONROE, CONNECTICUT 06468

