

# 40 Oliver Terrace, Shelton, Connecticut



## INDUSTRIAL SPACE FOR LEASE

Available Square Feet: 12,500 Sq. Ft.

Owner will consider upgrading the building including heat lights insulated industrial and a large parking or storage area.

Parking: 150± Cars

Zoning: IA-2

Clear Height: 22' – 28'

Drive in Doors: 12' x 12' to 16' x 14'

Column Spacing: Single row center

Asking Rate per sq. ft.: \$5.75, "As Is"

Contact Bruce Wettenstein, SIOR  
203-226-7101 ext. 2  
[bruce@vidalwettenstien.com](mailto:bruce@vidalwettenstien.com)

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



**SIOR**

Individual Members

Society of Industrial and Office Realtors

**VIDAL/WETTENSTEIN, LLC**

719 Post Road East, Westport, CT 06880

[www.vidalwettenstein.com](http://www.vidalwettenstein.com)



**LEASED**

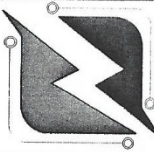
**12,500 Sq. Ft.  
Available**

**100.00**

**250.00**

**12,500 SQ FT  
Available for Lease**

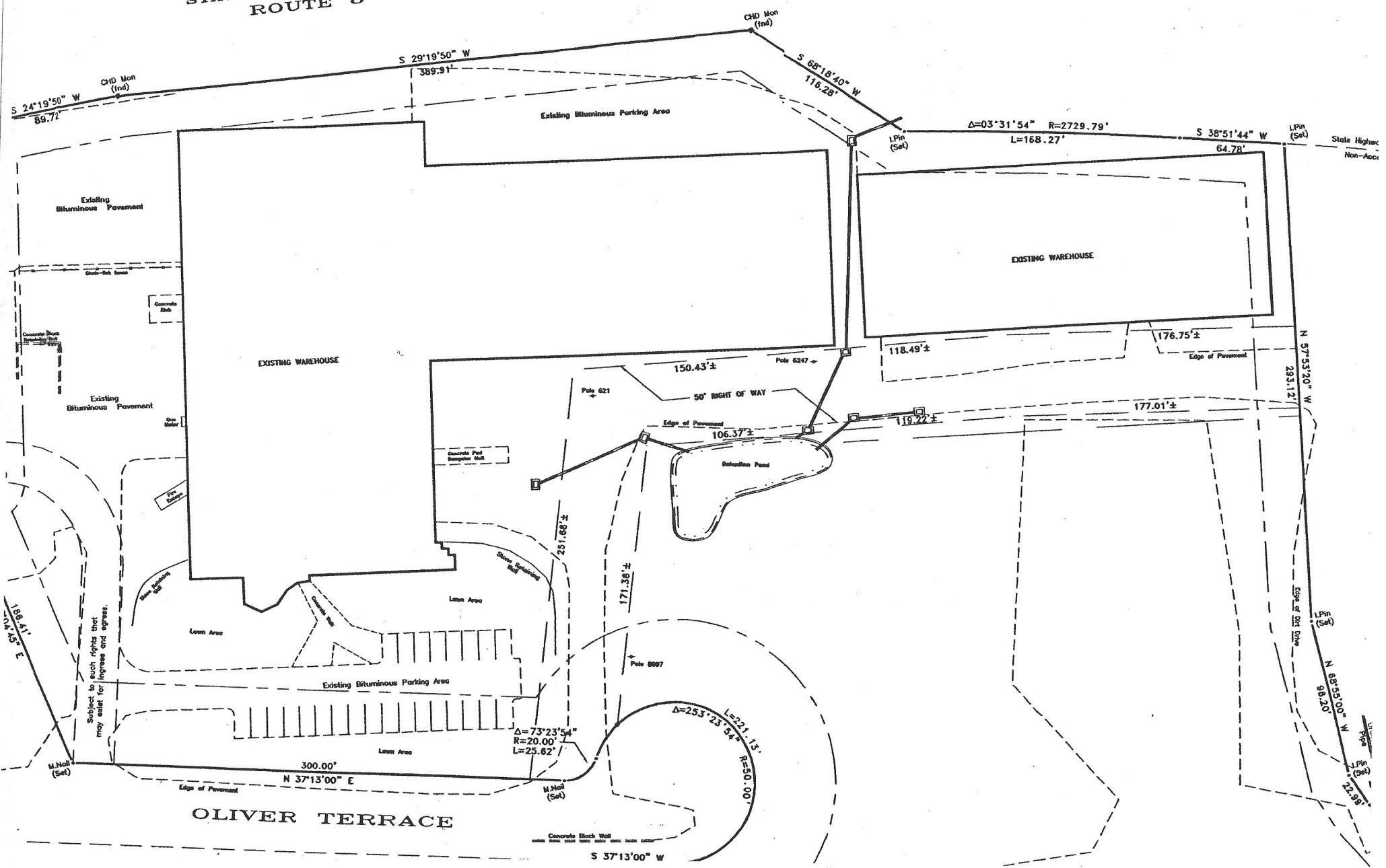
PROJECT:		DATE	7/9/2015
DRAWING TITLE:		ENG.	
DRAWING NUMBER:	WAREHOUSE DRAWING	DWN BY	Andrew.barbera
CHECKED BY:			



CUSTOMER:

**RESA**  
POWER SOLUTIONS-  
40 OLIVER TERRACE SHELTON, CT 06484  
PH:(203) 929-6363

STATE OF CONNECTICUT  
ROUTE 8



Subject to such rights that may exist for ingress and egress.

OLIVER TERRACE