

6580 Main Street, Stratford, Connecticut



3,492 Square Feet on 1st Floor

- Location strong for commuters
- Supporting amenities on site
- Elevator
- Spaces have separate gas and electric meter
- Immediate Occupancy

\$21.50 PSF + utilities + .50 PSF cam charges

To arrange a tour contact:

Randy Vidal

203-226-7101 ext. 3, randy@vidalwettenstein.com

Bruce Wettenstein, SIOR

203-226-7101 ext. 2, bruce@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.



SIOR

Individual Members

Society of Industrial and Office Realtors

VIDAL/WETTENSTEIN, LLC

719 Post Road East, Westport, CT 06880

www.vidalwettenstein.com

Ryders Landing, Stratford, CT

Many new updates to Ryders Landing property and buildings.

Office Spaces for Lease

- Parking for 400+ vehicles
- Parking lot has been resurfaced & stripped
- 8 Minutes to I-95 & 5 minutes to Route 8
- 4 way exchange to Merritt Parkway within view
- Expanding Walk ways

88 Ryders Lane, Building 2

- From 548 to 7,070 sq. ft. units
- \$17.50 PSF + Utilities + .50 PSF CAM charges
- Building exterior is being renovated next year
- Owners will do tenant improvements, in building 2

6580 Main Street

- 3,492 Square Feet
- \$21.50 PSF + Utilities + .50 PSF CAM charges
- First floor space available (2nd floor using rear access)
- Owners will sub divide

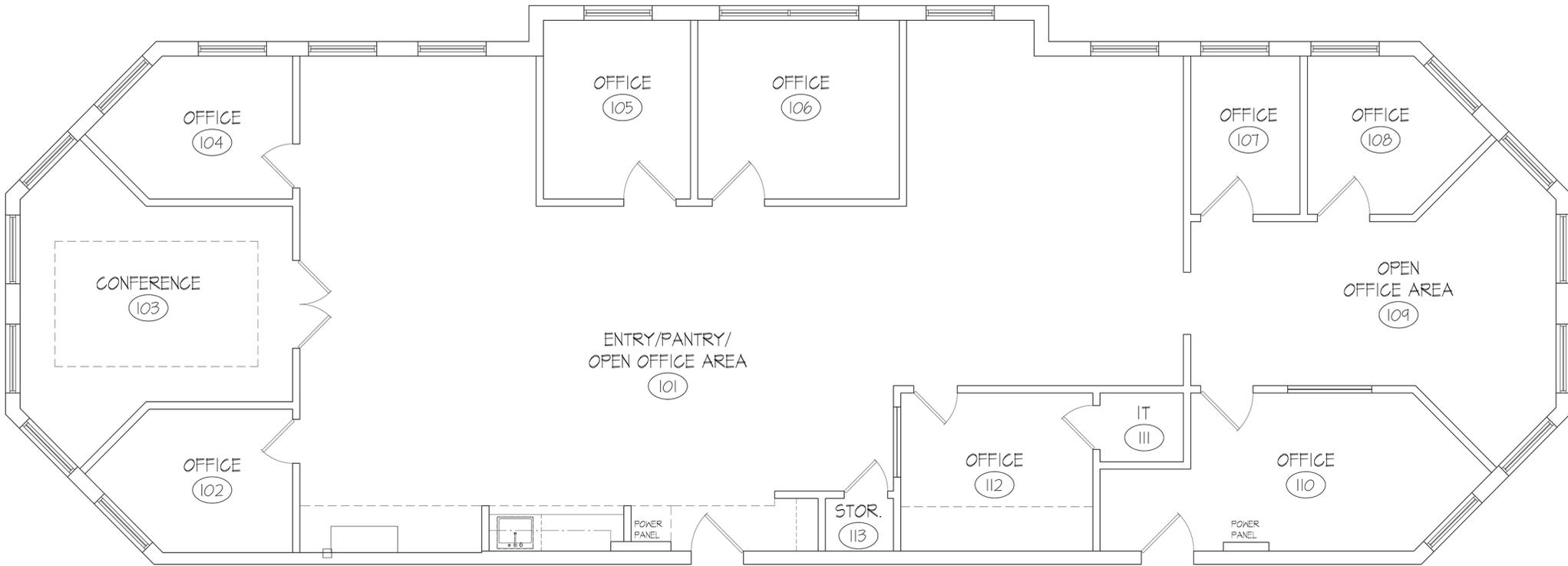
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EXISTING FIRST FLOOR PLAN- 3,492 RSF
 SCALE: 1/4" = 1'-0"

