

~ **FOR LEASE** ~



TOWER REALTY CORP.

INDUSTRIAL OR RECREATIONAL FACILITY



**5 Production Drive,
Brookfield, CT
Lease Price: \$6.95 NNN**

Former baseball training facility ideal for any recreational or warehouse use. Building has 24 ft. ceilings, drive-in door, and full A/C. Easy access to Route 7 and I-84.

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Available Units:
Units 1 + 2: +/- 14,612 Sq. Ft.

Layout: +/- 14,612 Sq. Ft. Former Baseball Training Center with One Drive-In Door, Reception, and Offices

Construction: Steel

Zone: IRC 80/40
Year Built: 2006
Land: 1.87 Acres
Loading: 1 Drive-In Door

Ceiling Height: 24 Ft.
Heating: Gas Heat
Cooling: 14,612 Fully Air Conditioned
Plumbing: 2 Baths
Utilities: City Water, Sewer, and Gas



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**Tower Realty Corp. / 246 Federal Rd., Suite D26, Brookfield, CT 06804 / www.towercorp.com
203-775-5000 Office / 203-546-7793 Fax**

No warranty of representation, expressed or implied is made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental, sale or other conditions, withdrawal without notice, and to any special listing conditions imposed by our principals.

~ *ADDITIONAL PHOTOS* ~

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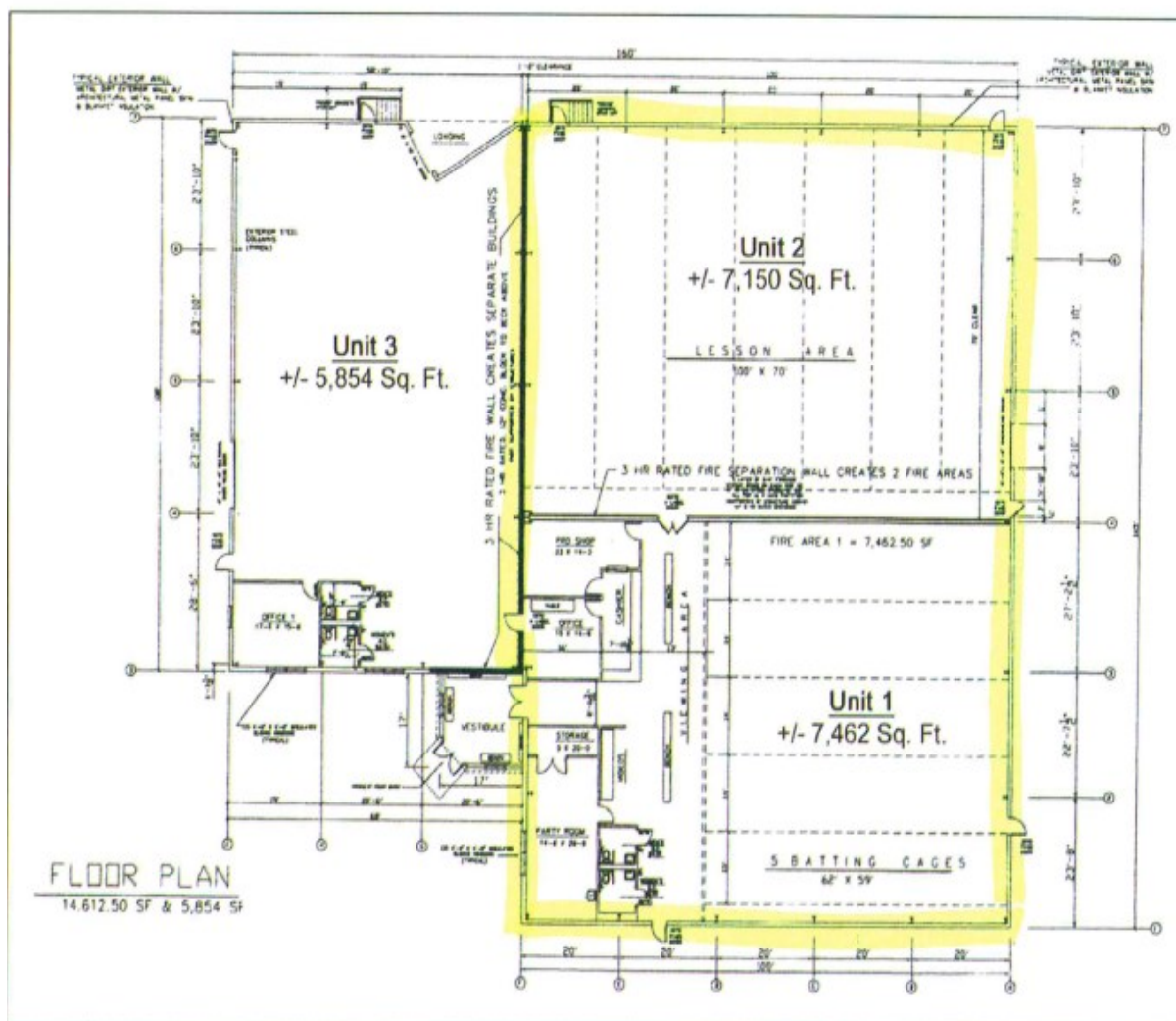


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~ LOCATION MAP ~

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