

~ **FOR LEASE** ~



TOWER REALTY CORP.

WAREHOUSE WITH "CLASS A" OFFICE SPACE



**60 Backus Avenue,
Danbury, CT**

Clean, High Bay warehouse with
Class A office and great Westside
Danbury Location. Ideal for ware-
house, distribution or assembly.
Easy access to I-84.

Total Space:	+/- 31,180 Sq. Ft.
Layout:	+/- 17,000 Sq. Ft. Warehouse +/- 14,180 Sq. Ft. Office
Zone:	IL-40
Construction	Block and Metal with Glass and Brick
Utilities:	City Water, Sewer & Gas
Electrical:	400 Amp, 3 Phase
Baths:	Six Baths
Sprinklered:	Yes
Heating & Cooling:	Gas Heat & full AC in office
Ceiling Height:	21 Ft.
Loading:	2 Loading Docks With Levelers
Lease Price:	\$7.50 NNN



Mick Consalvo
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Michael Dimyan
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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

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WAREHOUSE PHOTOS

60 BACKUS AVENUE
DANBURY, CT



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OFFICE PHOTOS

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OFFICE PHOTOS

40 MILL PLAIN ROAD
DANBURY, CT



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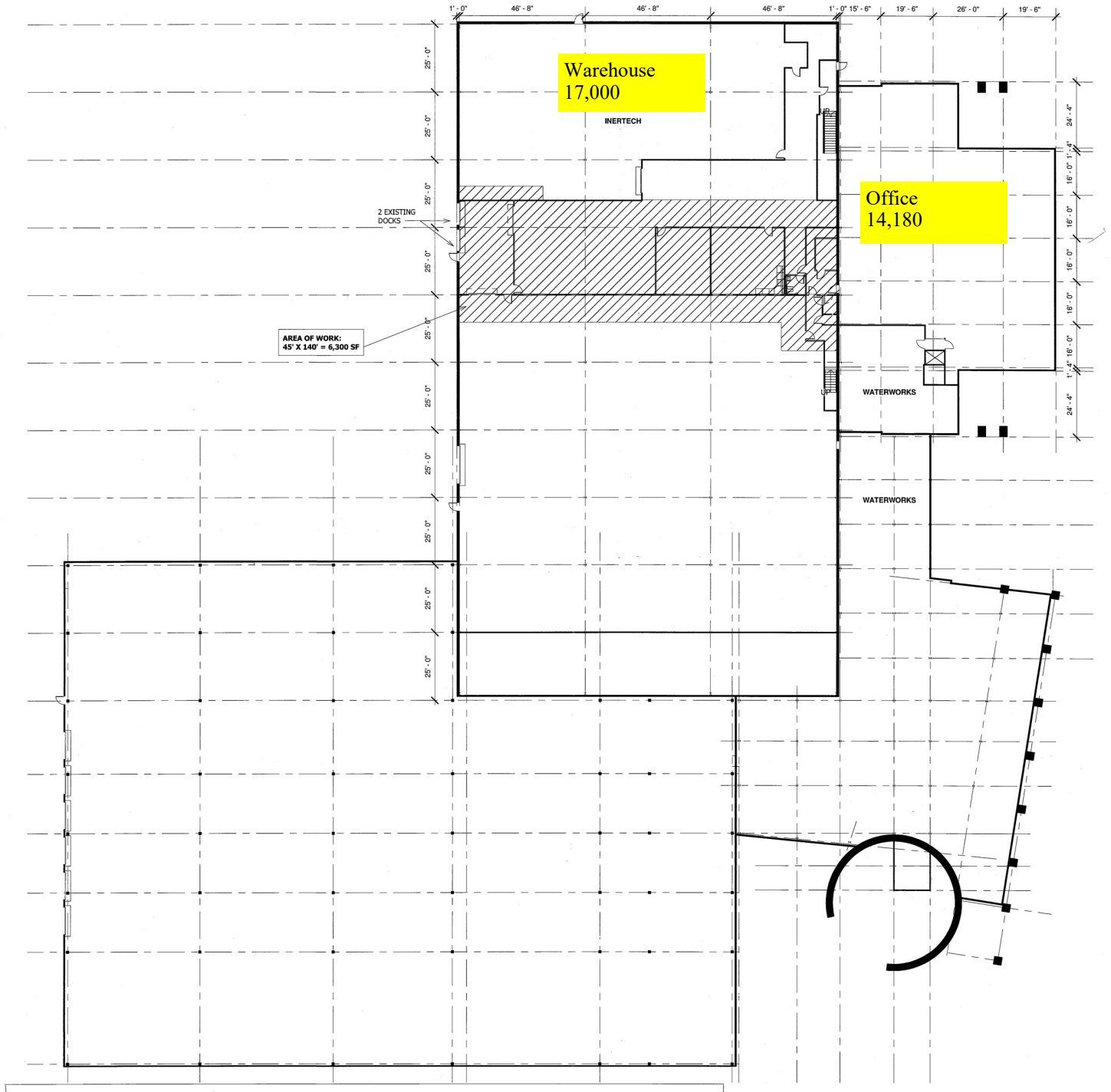


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LAYOUT

60 BACKUS AVENUE
DANBURY, CT

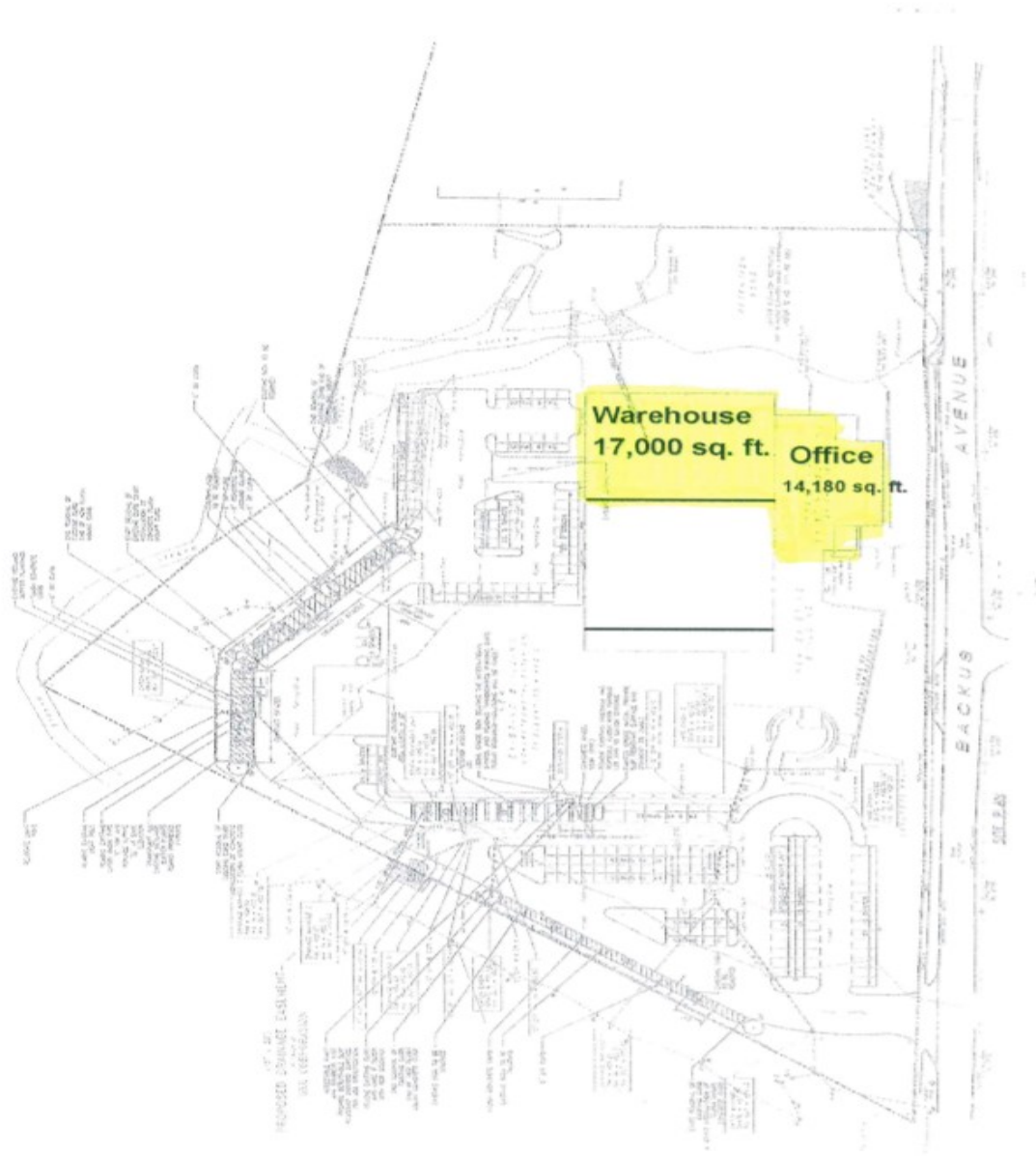


SITE PLAN

60 BACKUS AVENUE
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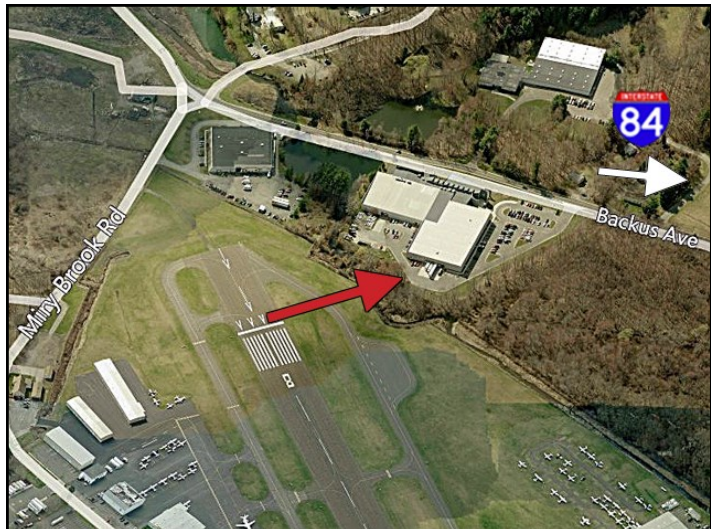
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LOCATION MAP

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