

~ **FOR SALE OR LEASE** ~

INDUSTRIAL FLEX SPACE



TOWER REALTY CORP.



**458 Danbury Road, Unit A9
New Milford, CT**

Sale Price: \$250,000

Lease Price: \$1,700 + Utilities

Immaculate +/- 1920 sq. ft. unit with great Southern New Milford location. Ideal space for warehouse, distribution, assembly, laboratory, manufacturing or office.

Unit Size:	+/- 1,920 Sq. Ft.
Zone:	IC (Industrial)
Construction:	Split Block and Metal With Glass Front
Electrical:	200 Amp, 3 Phase
Heat:	Gas
Ceiling Height:	24ft
Loading:	14' Drive-In Door
Taxes:	\$4,019
Common Charges:	\$150 Per Month



Mick Consalvo
203.241-5188
mconsalvo@towercorp.com

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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~ ADDITIONAL PHOTO ~

458 DANBURY ROAD, UNIT A9
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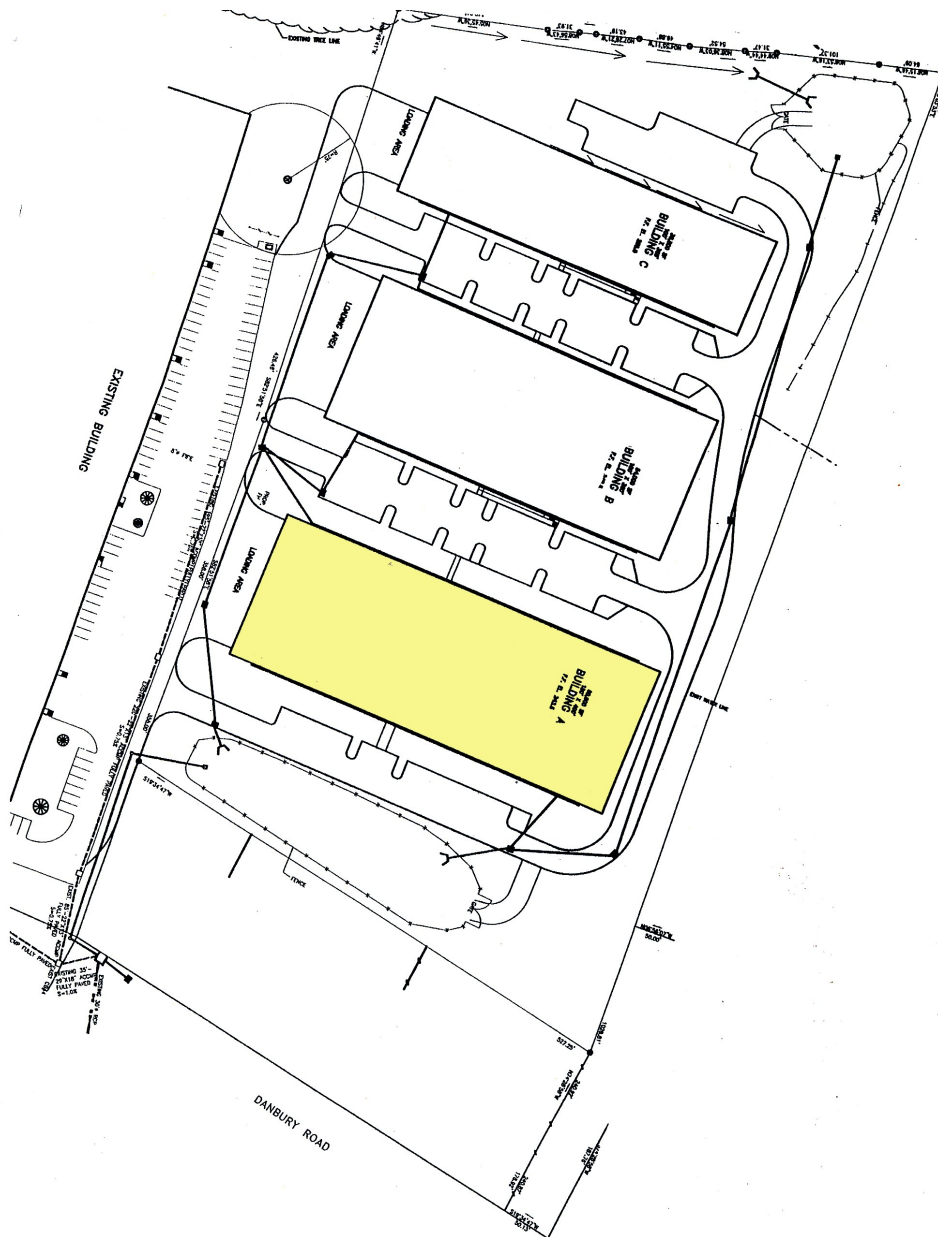
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~ SITE PLAN ~

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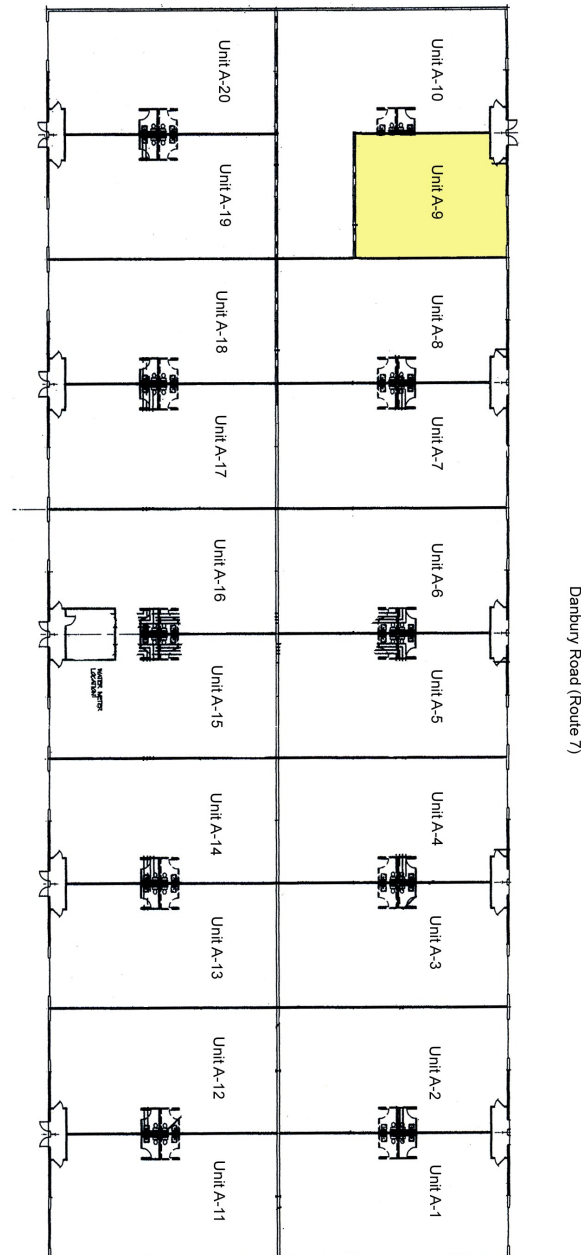
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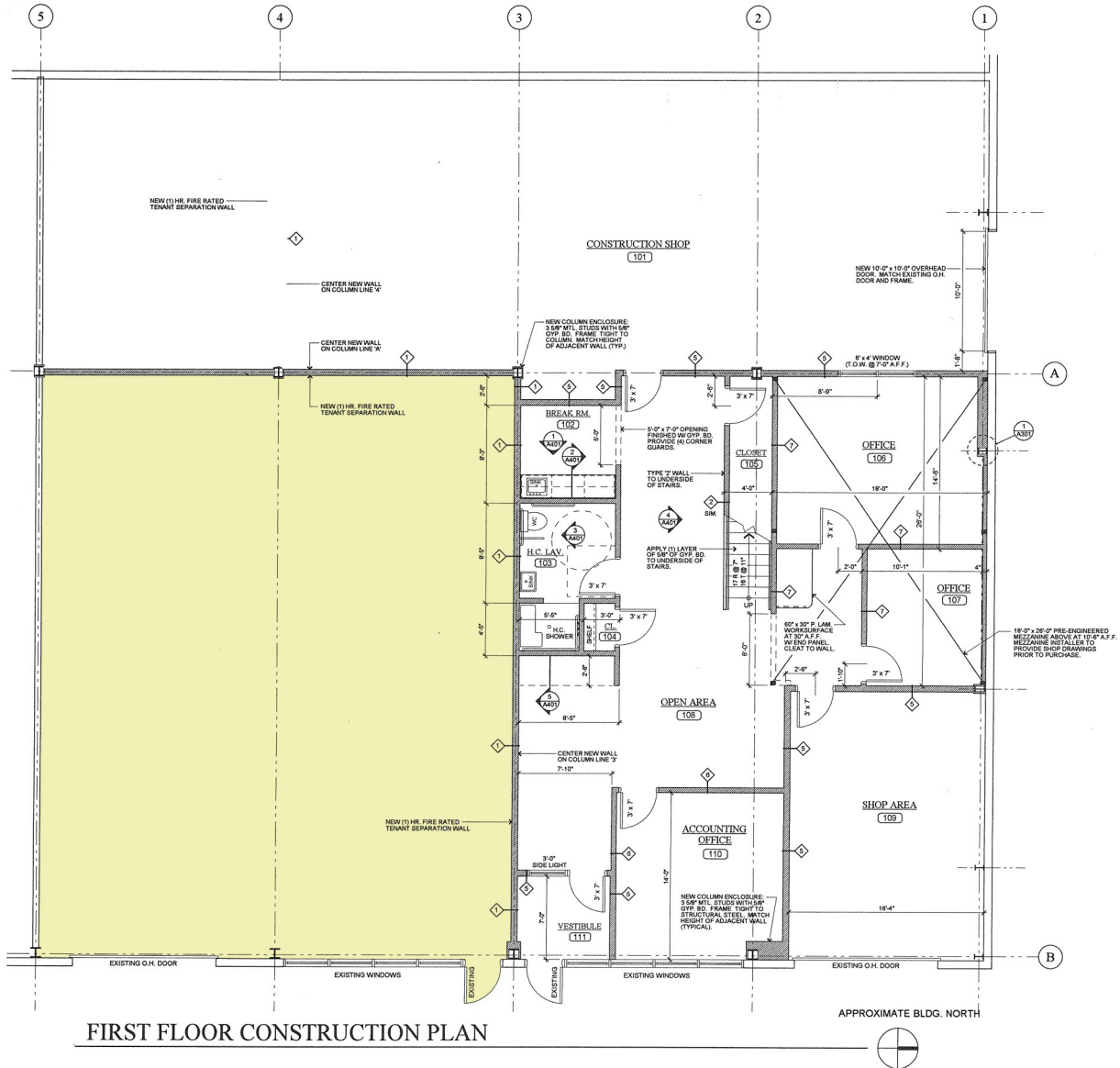
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~ FLOOR PLAN ~

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~ LOCATION MAP ~

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