

~ FOR SALE ~

INVESTMENT PROPERTY
113 DANBURY ROAD, RIDGEFIELD, CT



Copps Hill Commons
113 Danbury Road Units 10 & 11
Ridgefield, CT

Ideal investment opportunity with sale/ lease back of two rental condominiums in busy Copps Hill Commons! Units will be sold with a ten year lease term in place with Genoa Deli & Pizza. Genoa has been in business for 38 years and is a family business spanning three generations. www.genoadeli.com 7.6 % return.

Size:	+/- 2,800 +/- Sq. Ft.
Net Income:	\$84,000 with annual increases
Heating/Cooling::	Full AC & Gas Heat
Utilities:	City Water & Sewer & Gas
Sale Price:	\$1,100,000



Mick Consalvo
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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.

~ LOCATION MAP ~

113 Danbury Road,
Ridgefield CT



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