

Commercial Connection LLC PO Box 830 Middlebury CT 06762 203-596-7777







NAME OF BUI	LDING OR SIT	ΓΕ <u>1585 HA</u>	MILTON AV	'ENUE		
TOWN	WATERBUR	Y ST. & NO.	1585 HAN	IILTON AVENUE	ZIP	06706
DIRECTIONS	RT. 69 TOW	VARDS PROSPECT O	N LEFT AC	ROSS FROM EAST N	OUNTAIN REGION	
DESCRIPTION	700 SI	F 1st FLOOR OFFICE	ON ROUTI	E 69		
	with p	ylon signage availab	le			
WILL DIVIDE	No	PRESENT USES	Office	POTENTIAL USES_	Office - Pharmacy	etc.
BUILDING	LDING MECHANICAL EQUIPMENT				LAND	
FLOORS		Heat Type	OIL		Acres	0.54
	SF	Elev.		=	Zoning	RS
1st fl.	700 9'	A/C Office		=	Condition o	
2nd fl.		plant		=	Level	X
3rd fl.		Sprinkler		_	Slope	
Other		•		_	Wet	
Office SF	<u> </u>	Year			Dry	
Total SF avail.		Other	-		Diy	
Total SF bldg.			1		TERMS	
Type Const.	wood frame				LIMIO	
Colum spacing		· -			Sale Price	
Yr. built		•			Lease Price	\$1,000
No. O/H doors		UTILITIES			Lease File	plus util.
Truck docks		OTILITILS			Tenant Pays:	pius utii.
Parking		Water:	Municipal	<b>X</b> Well	Insurance	Renters
Expansion		. Valer. Electric:	Amp.	100 Phase	Heat	X
Expansion		Gas:	Апр	Tion Filase	Water	X
		Sewer:	Conitory	- V Contin	A/C	X
		Sewei.	Samlary	X Septic	Electric	X
					Taxes	
ASSESSMENT	Г:				Taxes	Personal Prop
REMARKS:					TRANSPORTATION	N
Land:		Former Ha	air Salon - 3	rooms		
Improvements:			ng - Wash - 0		Highway Visibility	No
Total:				be purchased	Interstate Highway	84
		· ·	•		Exit	
Mill Rate:					State Rt.	69
Taxes:		•			RR Siding	No
		AGENT:	JOHN FA	MIGLIETTI	Ŭ	

Information shown is purported to be from reliable sources. No representation is made as the acuracy thereof and is submitted subject to errors, ommission, change of price, rental or other conditions, prior sale or withdrawal notice.

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