



**COMMERCIAL
CONNECTION**
Real Estate Services

714 Chase Parkway Waterbury, Connecticut

2 Office Units - 1,080 SF For Lease or For Sale

Contact: John Famiglietti
Phone: 203-596-7777
www.commercial-re.com
PO Box 830
Middlebury, CT, 06762



FOR SALE \$90,000 (each) or FOR LEASE \$25 Gross (\$2,250.00 monthly)

Ideal Location right off I-84 exit 17

Currently 100% Medical (Professional Offices allowed with ownership approval)

1,080 SF handicap accessible

Located in front of NVCC directly across from I-84 entrance ramp heading West



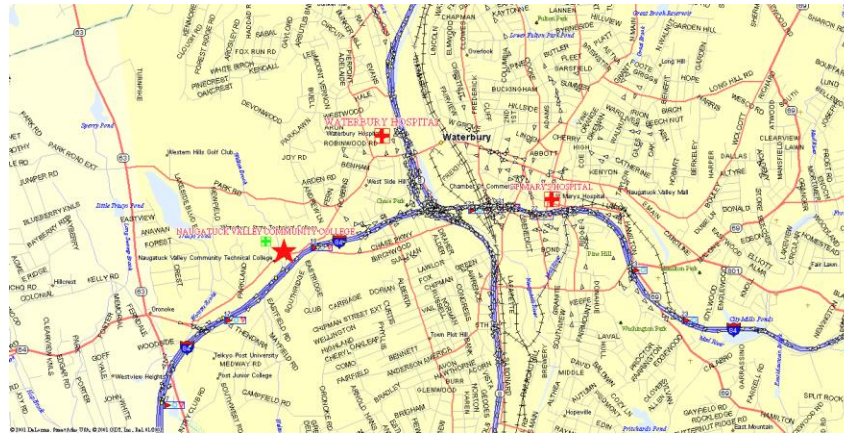
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john@commercial-re.com

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**Units equal 9% Interest in total building (1,240,50 SF) units size 1,080 sf
Rent includes (Taxes, Heat, Electric, CAM,) and interior cleaning 2 times per week & Trash
removal (non-hazardous)**