

FOR LEASE | 5,400± SF OFFICE SPACE

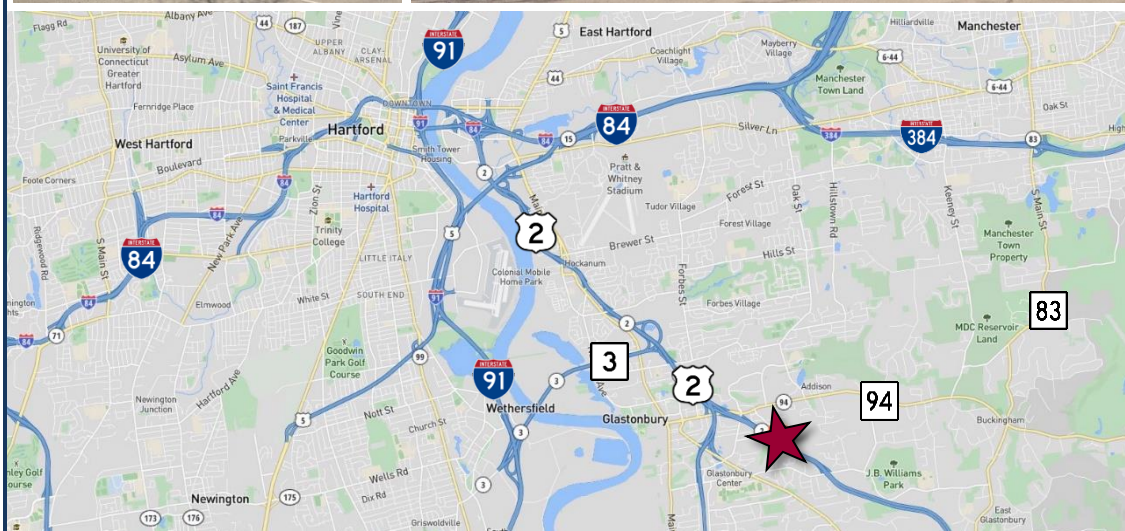
Numerous private offices with window views

178 Oakwood Drive, Glastonbury, CT 06033

LEASE RATE: \$14.25/SF Plus Utilities & Janitorial

**OR
&L**
Celebrating over
YEARS 1990-2021 COMMERCIAL

Ranked in Top 50
Commercial Firms in U.S.



Property Highlights

- 5,400± SF Available
- 1 Story
- 4.69 Acres
- 18 parking spaces
- Offices with window views
- Signage: On-Building
- Visibility: Excellent
- Zoning: PC
- Easy access to Rte 2, Exit 8
- Many area amenities

For more information contact:

Mark Berkowitz | 860-761-6009 | mberkowitz@orlcommercial.com

O,R&L Commercial Integrated Real Estate Services | www.orlcommercial.com

2 Summit Place, Branford, CT 06450 • Tel: (203) 488-1555 • Fax: (203) 315-4046 | 2340 Silas Deane Highway, Rocky Hill, CT 06067 • Tel: (860) 721-0033 • Fax: (860) 721-7882
While the information contained herein has been obtained from sources deemed to be reliable, no guarantee is made as to its accuracy.

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BUILDING INFORMATION

GROSS BLD. AREA 21,600± SF
AVAILABLE AREA 5,400± SF
MAX CONTIGUOUS AREA 5,400± SF
WILL SUBDIVIDE TO 5,400± SF
NUMBER OF FLOORS 1
CONSTRUCTION Masonry
ROOF TYPE Flat, Tar & Gravel
YEAR BUILT 1974

SITE INFORMATION

SITE AREA 4.69 Acres
ZONING PC
PARKING 18 parking spaces
SIGNAGE On Building & Monument
VISIBILITY Excellent
FRONTAGE 400'
HWY.ACCESS Route 2, Exit 8

UTILITIES

SEWER/WATER Public
GAS Yes

EXPENSES

RE TAXES ☐ Tenant ☒ Landlord
UTILITIES ☒ Tenant ☐ Landlord
INSURANCE ☐ Tenant ☒ Landlord
MAINTENANCE ☐ Tenant ☒ Landlord
JANITORIAL ☒ Tenant ☐ Landlord

MECHANICAL EQUIPMENT

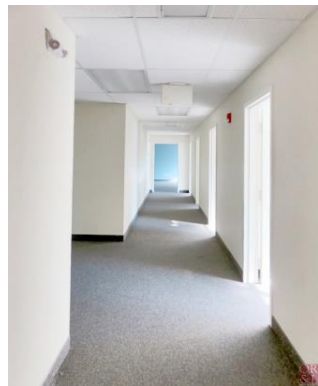
AIR CONDITIONING Central Air
TYPE OF HEAT Gas, Forced Air
SPRINKLERED No
ELECTRIC SERVICE 200 amps

COMMENTS Office space available in a desired town for an affordable price. Numerous private offices with window views. Availability immediately. Close to downtown Glastonbury.

DIRECTIONS Route 2, Exit 8. Keep right onto CT-94 (Hebron Avenue). Right onto Oakwood Drive.

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 - Shopping
 - Banking
 - Dining



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Connect with Us



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