O,R &L COMMERCIAL

Ranked in Top 50 Commercial Firms in U.S.



FOR LEASE

912 Silas Deane Highway, Wethersfield, CT 06109

Suite 100 1,674± SF Office Space

LEASE RATE $17.00/SF Gross plus Janitorial

HIGHLIGHTS

- 1,674± SF Office Space
- 2 levels both at grade
- Marble lobby
- 4/1000 parking ratio
- Traffic: 23,000 ADT
- Zoning: RC
- I-91 Exit 25S to Rt. 3



CONTACT

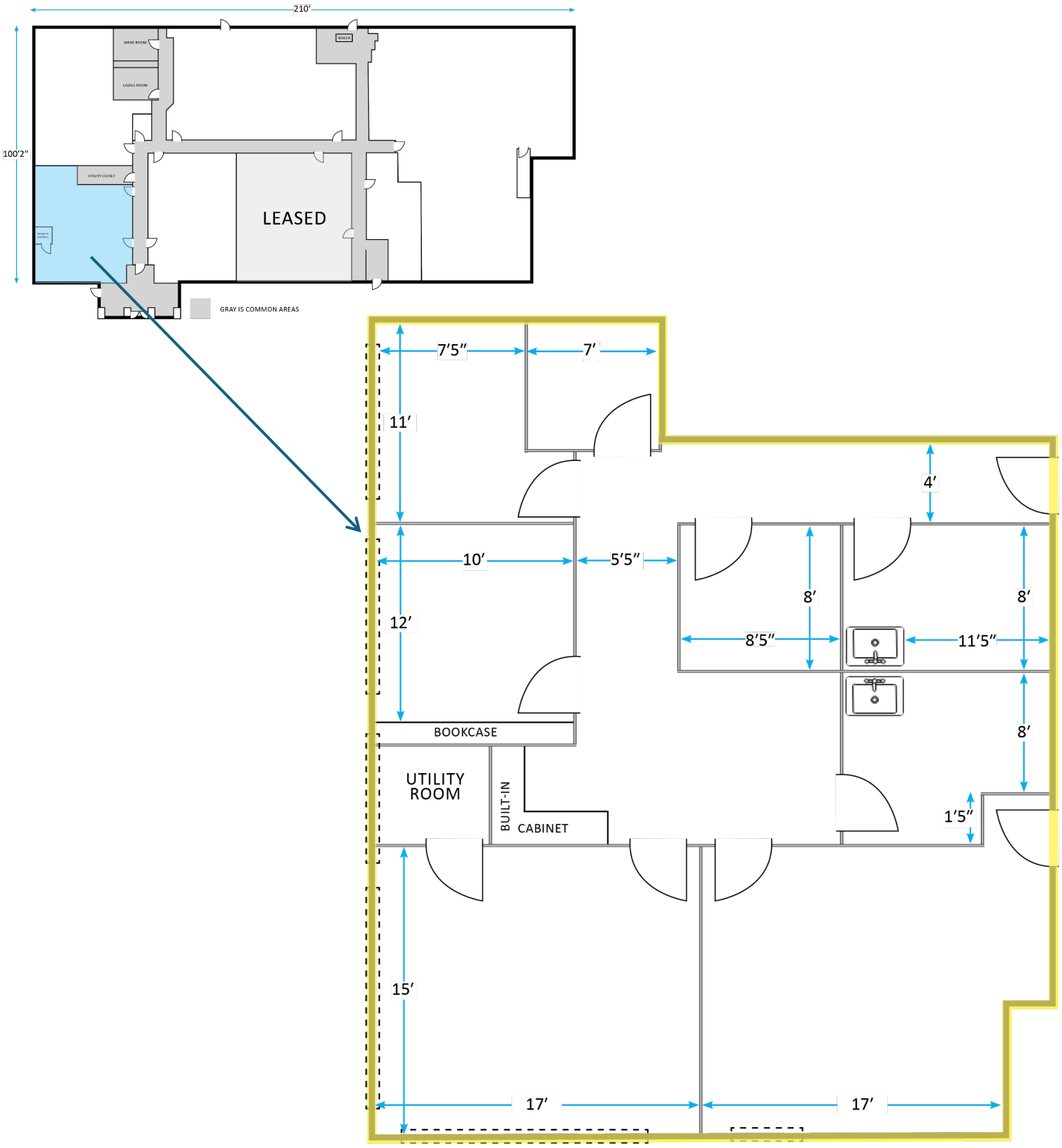
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While the information contained herein has been obtained from sources deemed to be reliable, no guarantee is made as to its accuracy.

FOR LEASE

1st Floor | Suite 100 | 1,674± SF Available



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BUILDING INFORMATION
GROSS BLD. AREA: 26,334± SF
AVAILABLE AREA:
Suite 100: 1,674± SF
 # OF FLOORS: 2 floors, both at grade
CONSTRUCTION: Concrete block & brick
ROOF TYPE: Built-up
YEAR BUILT: 1961, renovated 1984, 1995

MECHANICAL EQUIPMENT
AIR CONDITIONING: Central Air
TYPE OF HEAT: Gas forced air
SPRINKLERED: Full
ELECTRIC/POWER: 800 amps, 3 phase
ELEVATORS: None
LIGHTING: Parabolic

SITE INFORMATION
SITE AREA: 1.45 acres
ZONING: RC
PARKING: 106 spaces (4/1000)
SIGNAGE: Monument
VISIBILITY: Excellent
HWY ACCESS: Rt. 3, 1± mile to I-91
TRAFFIC COUNT: 23,000 ADT

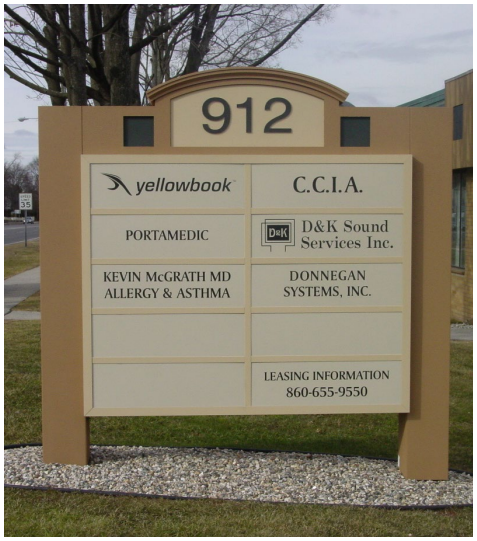
UTILITIES
SEWER/WATER: City
GAS: CNG

TAXES
ASSESSMENT: $1,474,890
MILL RATE: Town: 40.56, District 0.66
TAXES: $56,074.24 ($2.13/SF)

EXPENSES

RE TAXES:	☐ Tenant ☑ Landlord
UTILITIES:	☐ Tenant ☑ Landlord
INSURANCE:	☐ Tenant ☑ Landlord
MAINTENANCE:	☐ Tenant ☑ Landlord
JANITORIAL:	☑ Tenant ☐ Landlord











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