

FOR LEASE



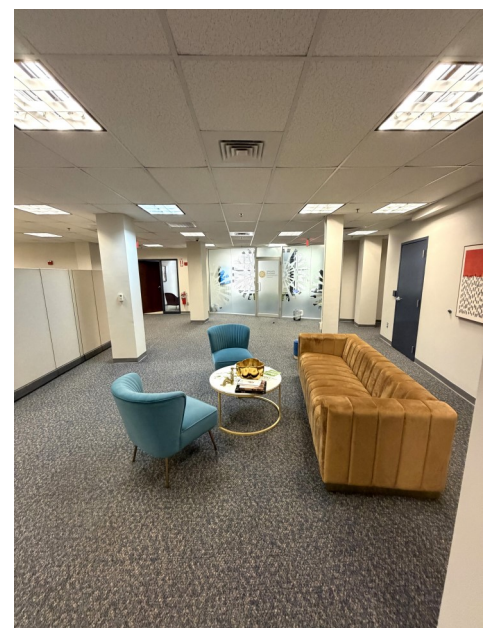
**132 Grand Street
Waterbury, CT 06702**

5,300 +/- S/F
Stunning Office Space on the 2nd Floor
Previous Webster Bank's Executive Offices
Elevator to Private Floor - Great Location Downtown
Walking Distance to the Courthouse
Ideal for all Professional Users
Lease Asking Price: \$16 PSF + Utilities



PROPERTY DATA FORM

PROPERTY ADDRESS		132 Grand Street	
CITY, STATE		Waterbury, CT 06702	
BUILDING INFO		MECHANICAL EQUIP.	
Total S/F	15,984 +/-	Air Conditioning	HVAC
Number of floors	3	Sprinkler / Type	Yes
Avail S/F	5,300 +/-	Type of Heat	Forced Hot Air
		Elevator	Yes
Ext. Construction	Brick	OTHER	
Ceiling Height	10'	Acres	.12
Roof	Flat	Zoning	CBD
Date Built	1911	Parking	On Street/Municipal lot
		State Route/ Distance to...	2/10 - I-84
		TAXES	
UTILITIES		Assessment	
Sewer	City	Appraisal	
Water	City	Mill Rate	
Gas	EverSource	Taxes	
Electrical	800 Amp	TERMS	
		Lease	\$16 PSF + Utilities



All information furnished is from sources deemed reliable and is submitted subject to errors, omissions, change of other terms of conditions, prior sale, lease or financing or withdrawal-all without notice. No representation is made or implied by Godin Property Brokers, LLC or its associates as to the accuracy of the information submitted herein.

Godin Property Brokers, LLC

Commercial / Industrial

