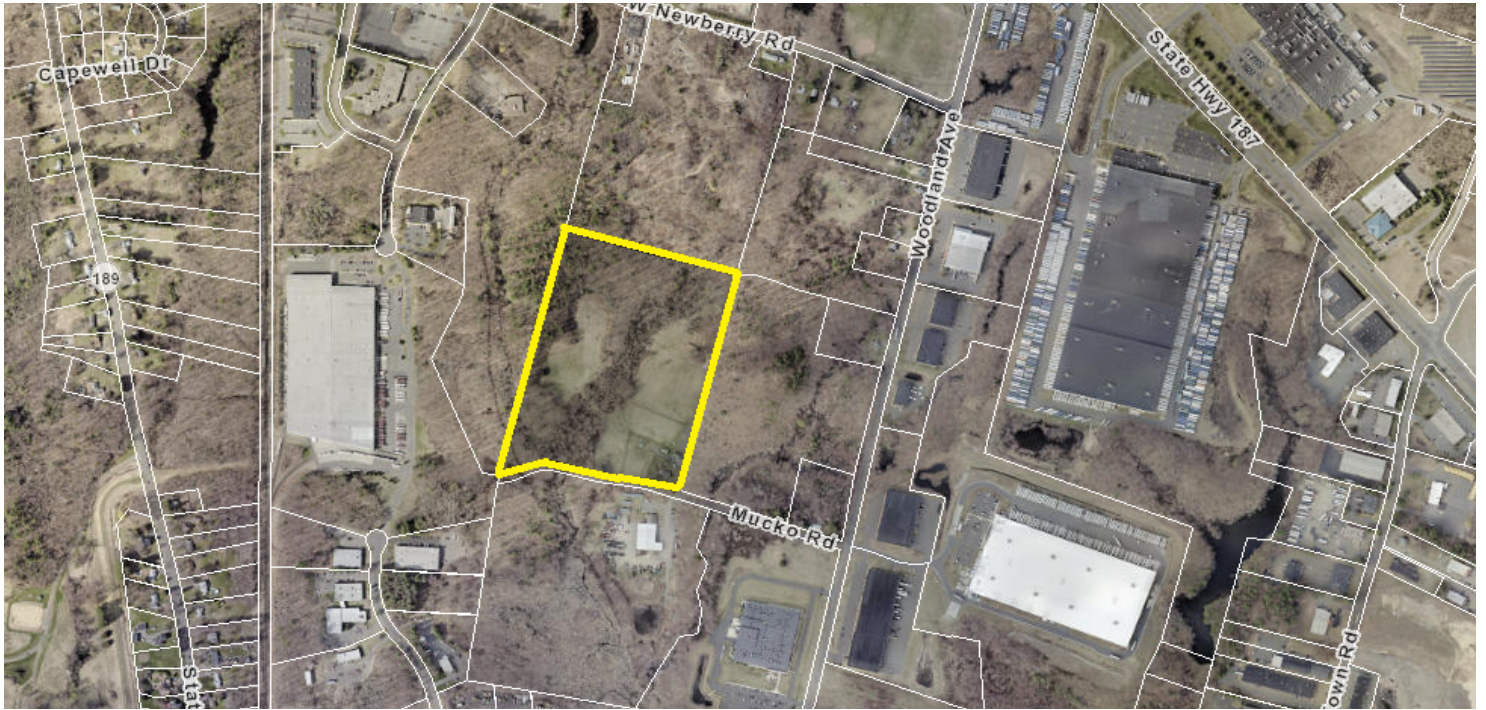


FOR SALE

30.4 ACRES

32 MUCKO ROAD | BLOOMFIELD, CT 06002



PROPERTY DESCRIPTION

Sentry Commercial is pleased to present 32 Mucko Road, Bloomfield CT for sale. This 30.4 acre industrial zoned site is ideally located near well known national companies and is conveniently located within 12 minutes to I-91. The property also generates over \$22,600 of yearly income with a communication tower and tenant in an existing house.

PROPERTY HIGHLIGHTS

- 30.4 acres
- I-2 zone
- Conceptual 60,000 SF building plan
- Access to full utilities

OFFERING SUMMARY

Sale Price:	\$975,000
Lot Size:	30.4 Acres

DEMOGRAPHICS	1 MILE	2 MILES	3 MILES
Total Households	958	2,952	7,364
Total Population	2,553	7,205	16,812
Average HH Income	\$102,480	\$101,089	\$100,902

DAVID MURDOCK
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160 TRUMBULL STREET | HARTFORD, CT 06103 | SENTRYCOMMERCIAL.COM

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FOR SALE

30.4 ACRES

32 MUCKO ROAD | BLOOMFIELD, CT 06002

Sale Price	\$975,000
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PROPERTY INFORMATION

Property Type	Land
Zoning	I-2
Property Subtype	Industrial
Lot Size	30.4 Acres
Property Taxes	\$26,658
Amenities	2,116 house with tenant & Communication tower
Description	Wooded and open lawn

UTILITIES

Gas	Connecticut Natural Gas
Electric	Eversource
Water	MDC
Sewer	Yes

LOCATION INFORMATION

Building Name	30.4 Acres
Street Address	32 Mucko Road
City, State, Zip	Bloomfield, CT 06002
County	Hartford
Nearest Highway	Interstate 91
Nearest Airport	Bradley International



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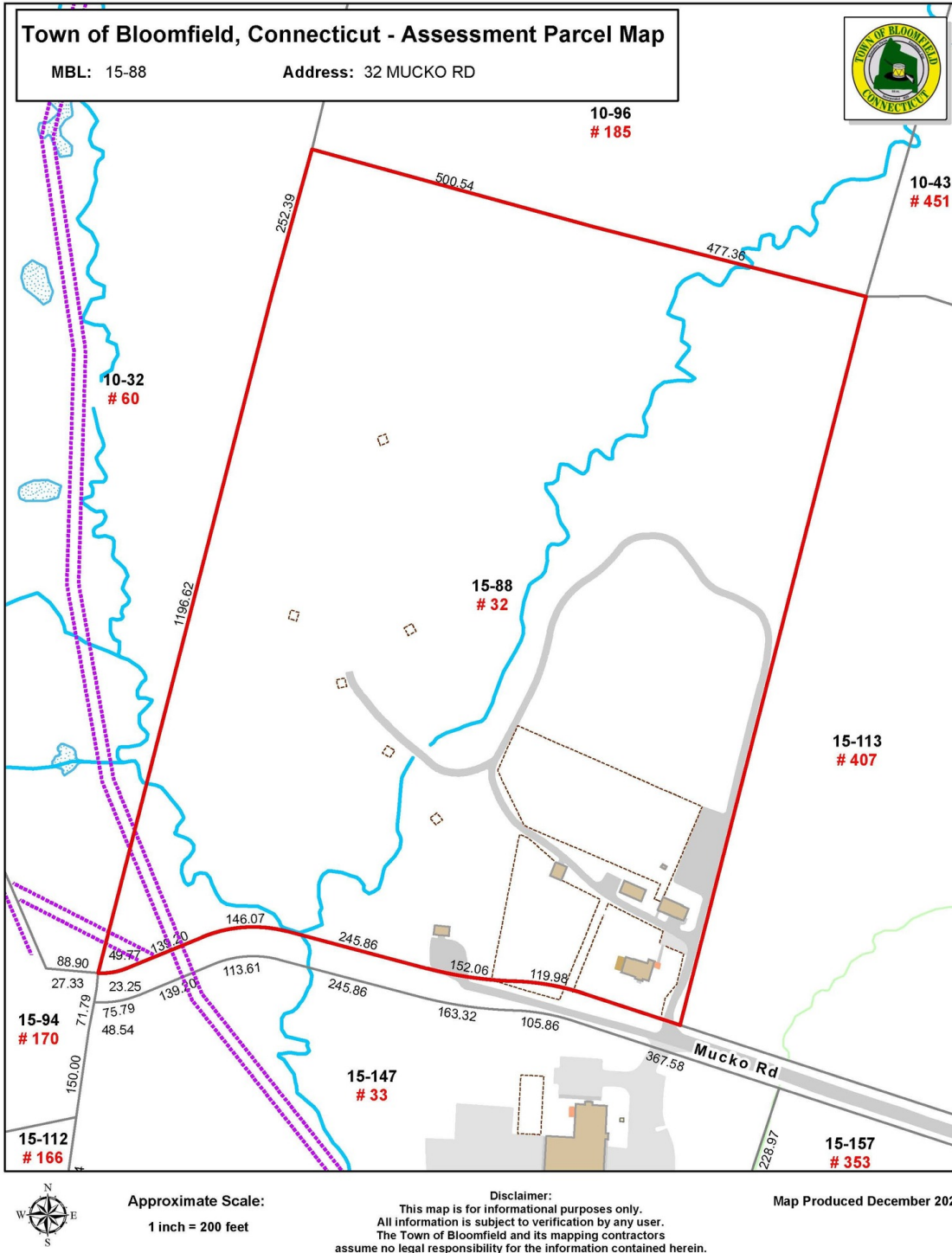
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FOR SALE SITE PLAN

32 MUCKO ROAD | BLOOMFIELD, CT 06002



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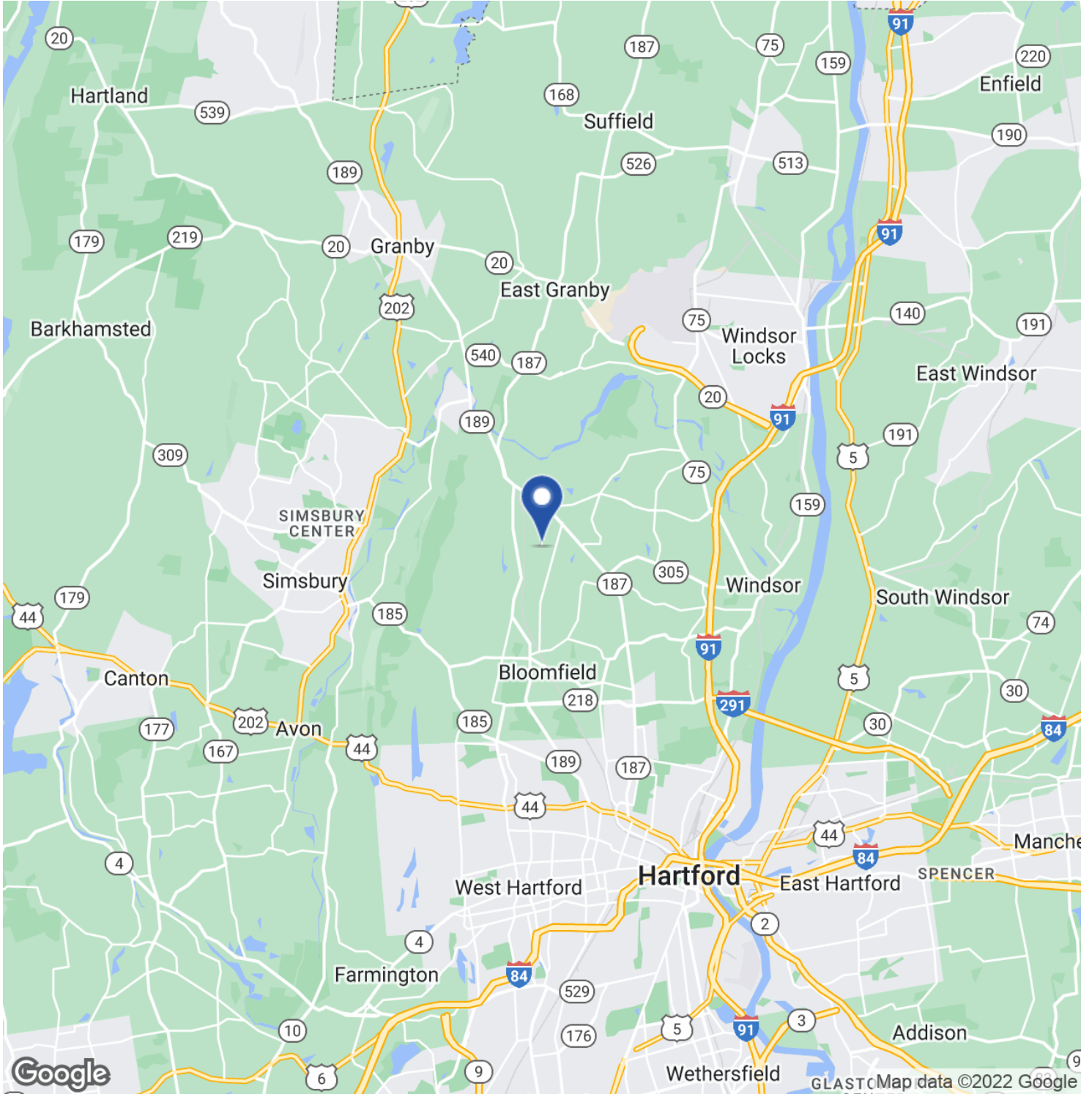
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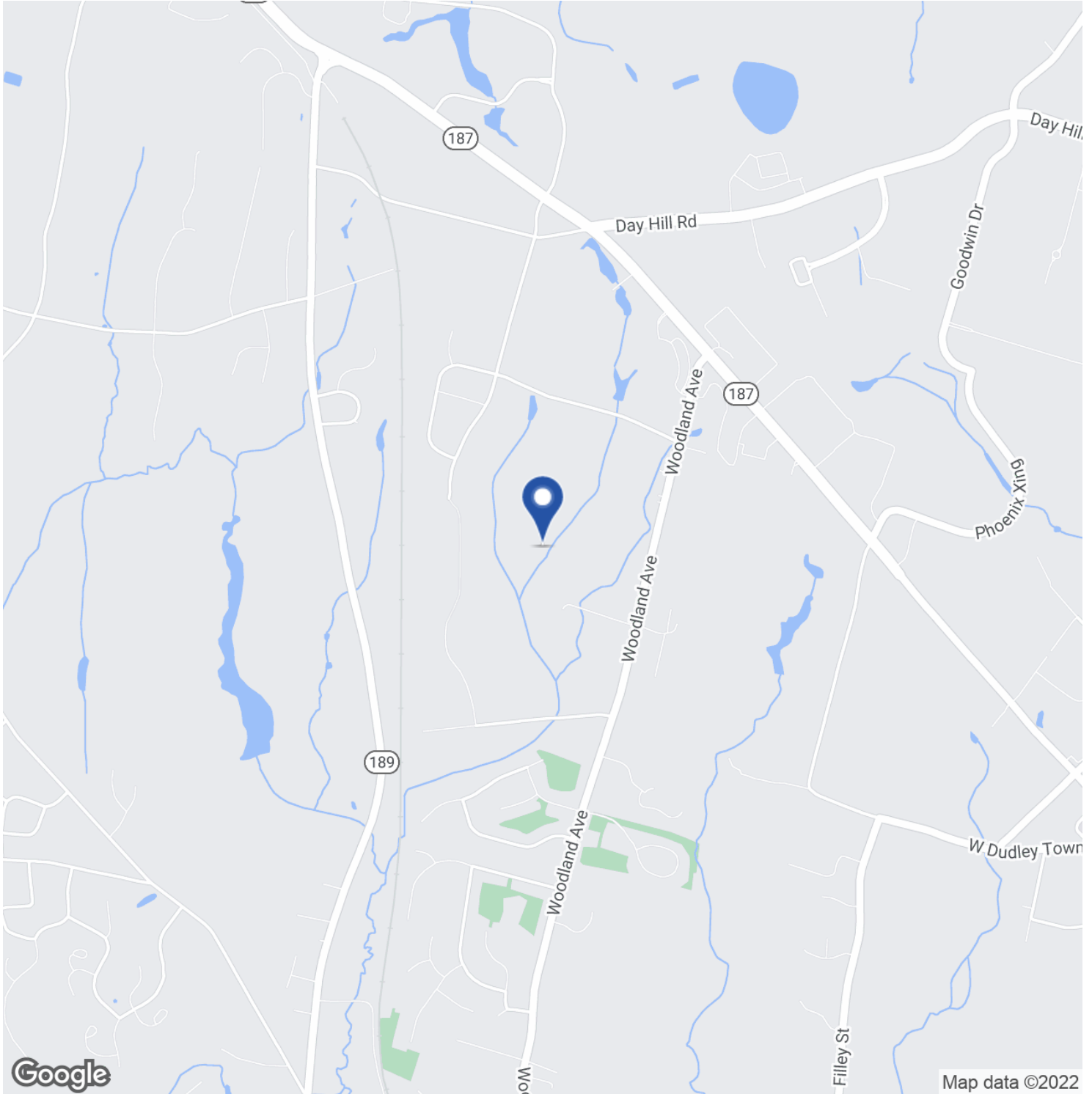
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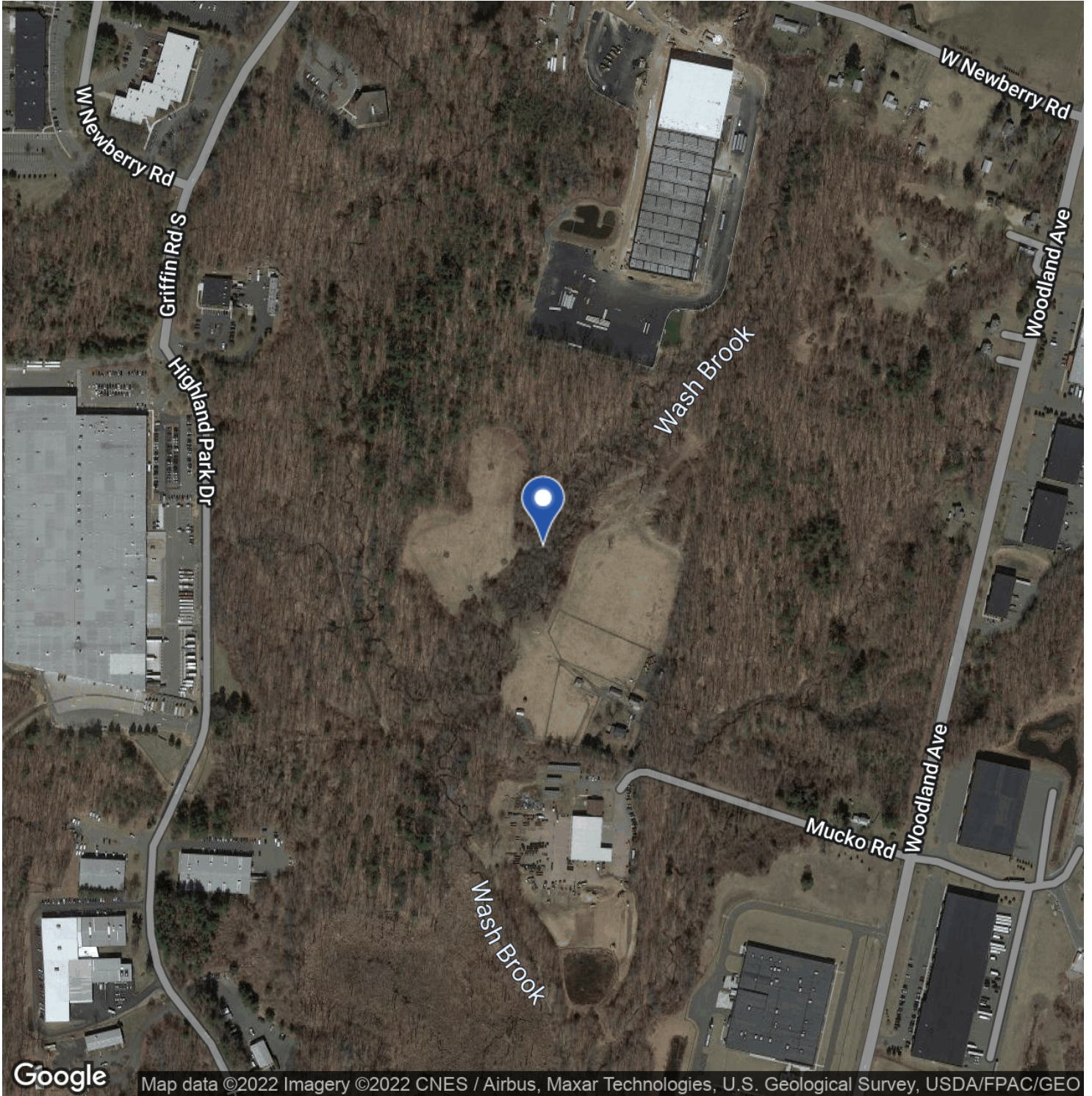
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Google

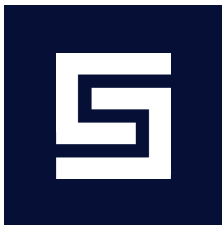
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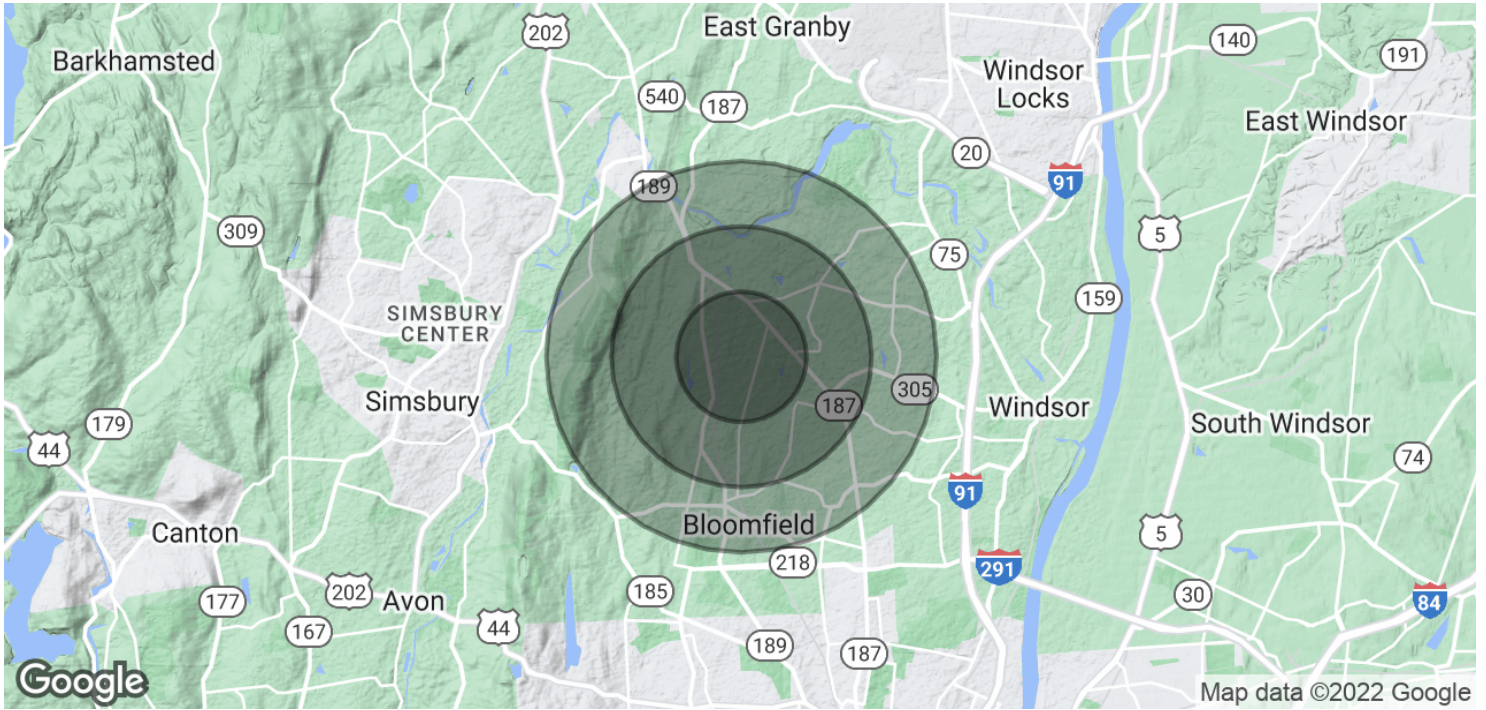
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FOR SALE

30.4 ACRES

32 MUCKO ROAD | BLOOMFIELD, CT 06002



POPULATION

	1 MILE	2 MILES	3 MILES
Total Population	2,553	7,205	16,812
Average Age	49.8	50.6	49.9
Average Age (Male)	41.8	44.6	46.7
Average Age (Female)	51.3	51.5	50.3

HOUSEHOLDS & INCOME

	1 MILE	2 MILES	3 MILES
Total Households	958	2,952	7,364
# of Persons per HH	2.7	2.4	2.3
Average HH Income	\$102,480	\$101,089	\$100,902
Average House Value	\$221,775	\$241,886	\$250,888

* Demographic data derived from 2020 ACS - US Census

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