

Available for Lease — Flex/Showroom Campus on Weston Street



40, 50, 60 Weston Street
Hartford, CT 06120

Ian Hunt
860 616 4020
ian.hunt@colliers.com

John Cafasso, CCIM, SIOR
860 616 4013
john.cafasso@colliers.com





Opportunity

40, 50 & 60 Weston Street is a three-building, 68,483 SF flex/showroom campus on 5.12 acres in Hartford's established Weston Street corridor, directly off I-91. The Property offers efficient single-story layouts, 22' clear ceiling heights, and 30' x 40' column spacing — a combination that supports showroom display, light assembly, contractor and service uses, and office-flex configurations.

Drive-in loading can be added to accommodate tenant requirements. The campus benefits from prominent Weston Street frontage, direct I-91 visibility, and immediate access to downtown Hartford, Bloomfield, East Hartford, and the Greater Hartford labor market.



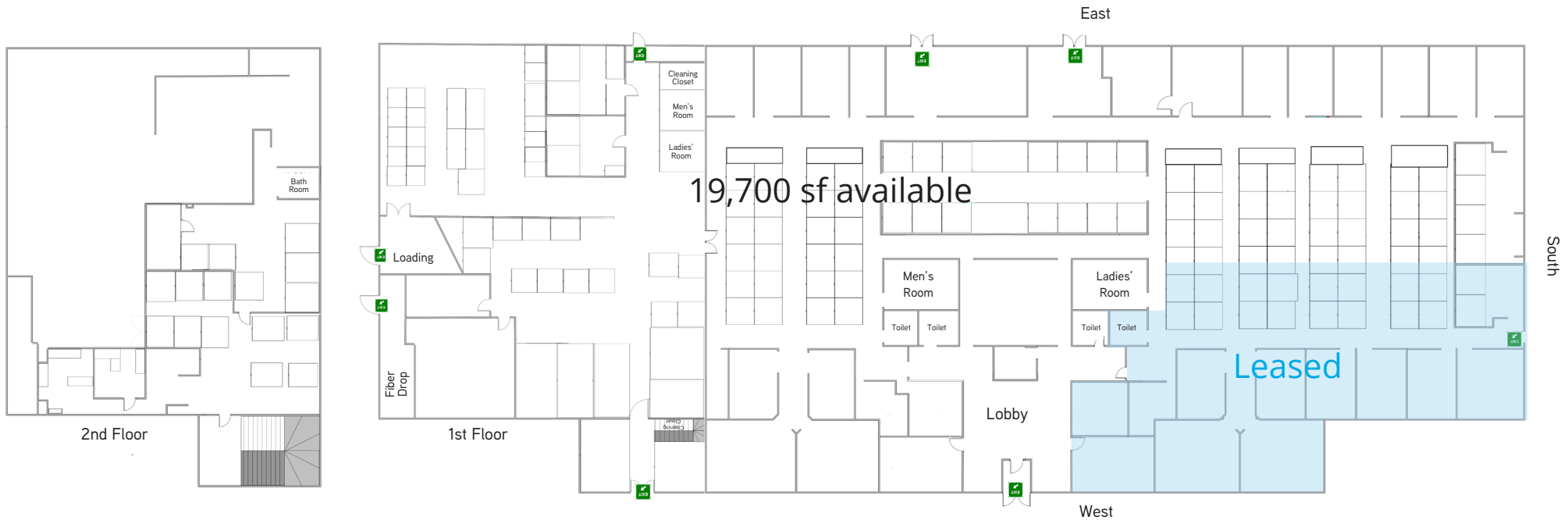
Property Description

Address	40, 50 & 60 Weston Street, Hartford, CT 06120
Property Type	Flex / Showroom
Available SF	19,700 SF
Total Building Area	68,483 SF across three single-story buildings
Site Area	5.12 acres
Year Built	1988
Clear Height	22'
Column Spacing	30' x 40'
Loading	Drive-in doors available; can be added to suit tenant needs
Parking	190+ surface spaces
Sprinklers	100%
Power	120/280 volt, 3-phase
Zoning	ID-1 (Industrial Zone 1)
Signage	Building and street-facing signage available
Lease Rate	\$12.00 PSF Gross
Delivery	TI Negotiable

Features

- 22' clear ceiling height with 30' x 40' column spacing
- Drive-in loading available; configurable to tenant requirements
- Showroom-quality glass-line frontage along Weston Street
- Direct I-91 visibility and immediate highway access
- Single-story, efficient layouts suitable for showroom, contractor, service, light assembly, and office-flex users
- Established multi-tenant flex corridor with strong daytime population
- Divisible to accommodate a range of tenant sizes

50 Weston Street Floor Plan





Colliers

864 Wethersfield Avenue
Hartford, CT 06114
P: +1 860 249 6521
colliers.com/hartford

Ian Hunt

860 616 4020
ian.hunt@colliers.com

John Cafasso, CCIM, SIOR

860 616 4013
john.cafasso@colliers.com

This document has been prepared by Colliers International for advertising and general information only. Colliers International makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers International excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers International and/or its licensor(s). ©2021. All rights reserved.