

FOR SALE

519 Lakewood Road, Waterbury, CT 06704

2,728 SF Freestanding Building

Asking \$275,000



PROPERTY INFORMATION

- **2,728 SF Retail/Office Space**
- **Modern Masonry Building with Ample Parking (40+/- spaces)**
- **Visible Location on Lakewood Road - 16,766 Daily Traffic Count (CT DOT 2017)**
- **City Water/Sewer, Gas - Eversource**
- **Taxes \$17,500**
- **10' Ceiling Height with 2 Drive-in Doors**

615 West Johnson Ave., Suite 202, Cheshire, CT 06410
Bob Bowden
R. CALABRESE AGENCY, L.L.C.
www.CalabreseAgency.com
203-573-0342 203-982-0158

Information provided is purported to be from reliable sources. No representation is made as to the accuracy thereof and it is submitted subject to errors, omissions, changes in price, rental or other conditions, prior sale or withdrawal notice. It is suggested that prospective buyers/tenants should carefully verify each item and exercise due diligence.

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