



# Industrial For Sale

214 Allen Street  
New Britain, CT 06053

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Colliers International is pleased to present 214 Allen Street, a 16,780 SF Industrial building on 0.42 acres for sale in New Britain, CT. The building has eight tenants generating a net income of over \$62,000 annually. Ideal for an owner occupant.

## KEY FEATURES/HIGHLIGHTS

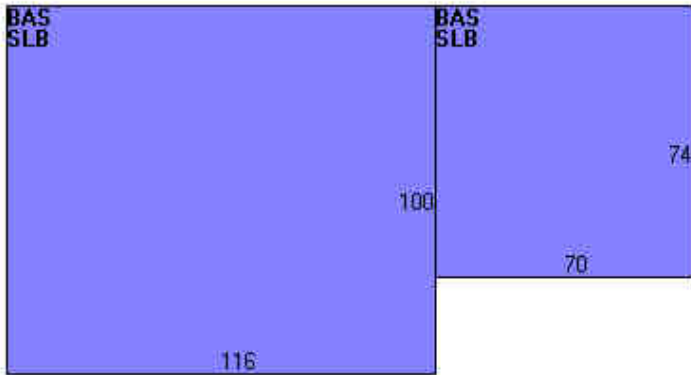
- › 16,780 SF on 0.42 acres
- › Ample parking
- › Lot is fully fenced
- › Six drive-in doors (14' x 12')
- › Available space can be used for self-storage
- › Sale Price: \$450,000



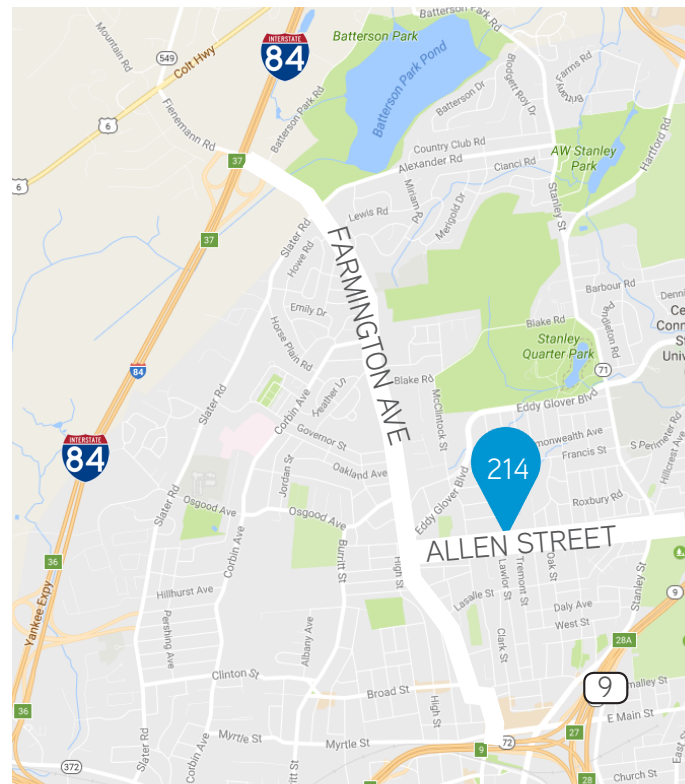
## FOR SALE > Industrial Building

Net Income:	Over \$62,700 annually
Site Area:	0.42 acres
Parking:	Ample parking
Zoning:	B2
Space Available:	Owner can occupy up to 9,000 SF
Property Taxes (2012):	\$6,762.45

### SITE PLAN



### BACK OF BUILDING



### CONTACT US

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