

FOR SALE OR LEASE > FORMER WOOD WORKING FACILITY



58 Gerber Drive

TOLLAND, CT 06084



58 Gerber Drive > Industrial Buildings

58 Gerber Drive is a former wood working facility located in Tolland Industrial Park. The two building complex is for sale or lease and totals 14,500 square feet on an 8.68 acre site.

Building Amenities

- > Newer construction
- > Clear span
- > Large lot allows for expansion
- > Heavy power
- > Easy access to I-84
- > Potential for outside storage

SALE PRICE: \$795,000

LEASE RATE: \$5.25/SF NNN

DIRECTIONS

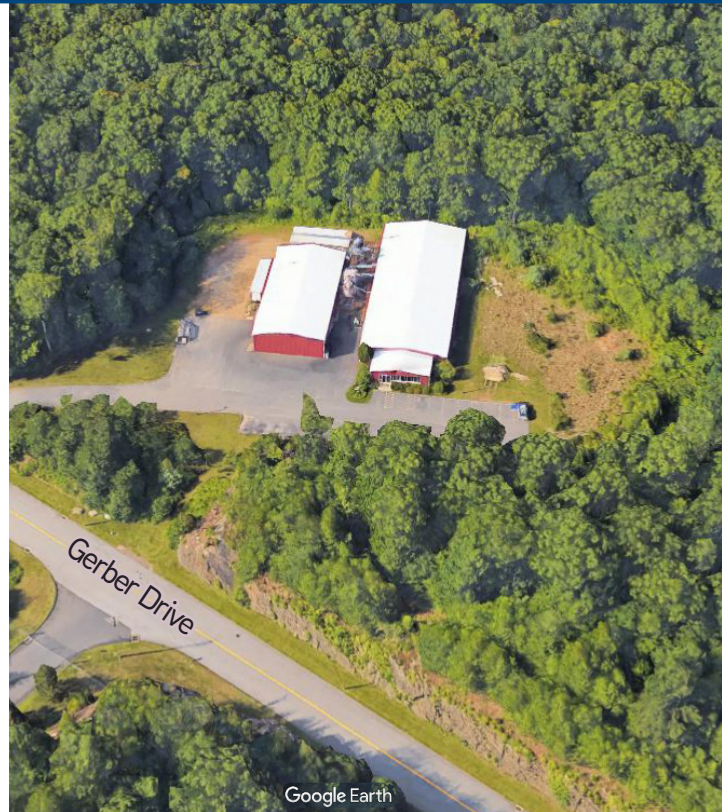
From Hartford, take I-84 East. Take Exit 67. Turn left onto Reservoir Road. Turn right onto CT-30 N. Turn right onto Industrial Park Road West. Turn right onto Gerber Drive. The property is on the right.

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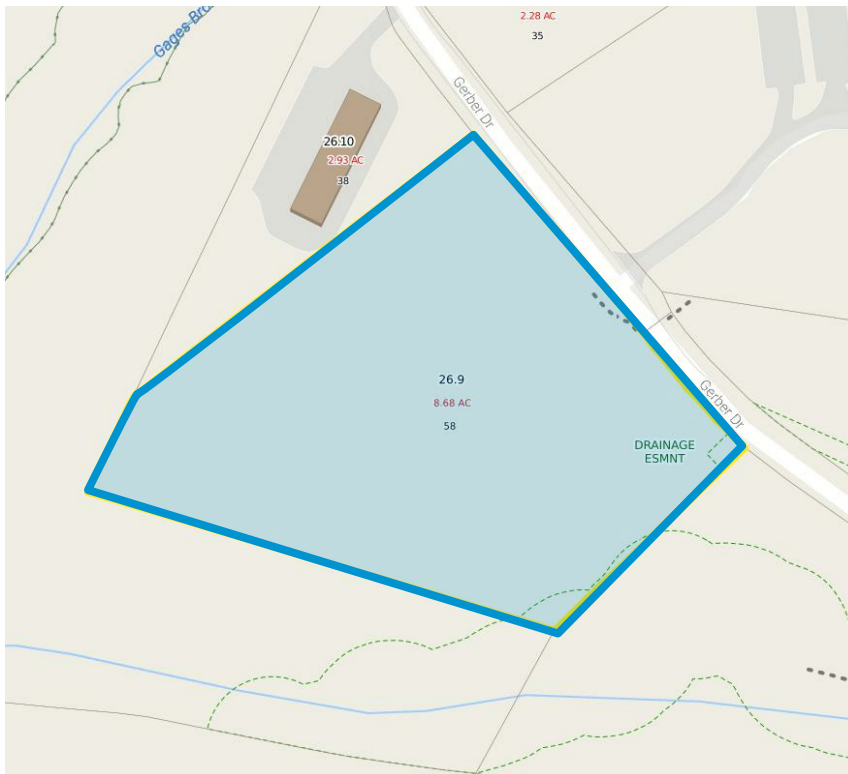
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| | |
|------------------------|---|
| Address: | 58 Gerber Drive, Tolland, CT 06084 |
| SF Available | 14,500 SF Total Building #1 is 9,500 SF Building #2 is 5,000 SF |
| Location: | Located in Tolland Industrial Park |
| Site Area: | 8.68 acres |
| Year Built: | 2006 |
| Ceiling Height: | Building #1 9'6"-14' Building #2 13'9"-17' |
| Office Space: | 800 SF air-conditioned office |
| Parking: | 31 striped spaces |
| Sprinklered: | Main building is sprinklered |
| Property Taxes (2016): | \$18,907 |
| Electric: | 480 volts / 800 amps Phase 3 |
| Overhead Doors: | Building #1 has one (10'x16') overhead door Building #2 has two (12'x16') overhead doors |
| Sale Price: | \$795,000 |
| Lease Rate: | \$5.25/SF NNN |



GIS Mapping



Contact Us

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