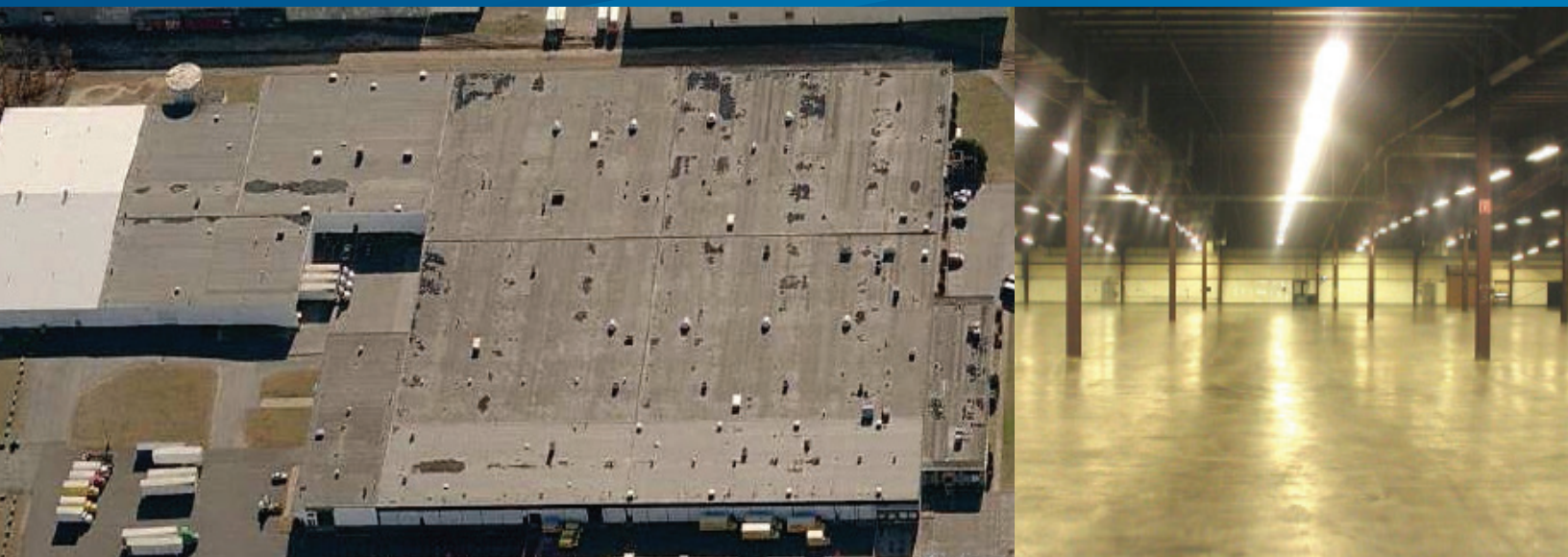


FOR SALE OR LEASE > INDUSTRIAL SPACE



295 Ella Grasso Tnpk

WINDSOR LOCKS, CT 06096



295 Ella Grasso Turnpike > Industrial Space

295 Ella Grasso Turnpike is a 450,000sf industrial facility situated on 26 acres in Windsor Locks, CT. This property is ideally located across from the Bradley International Airport with easy access to Interstate 91. The owner would raise the roof to 28' for a lease rate of \$4.50/SF NNN.

I-91 to Exit 40 (Route 20) to Route 75 North. The building is located on the right (directly across from Bradley Airport).

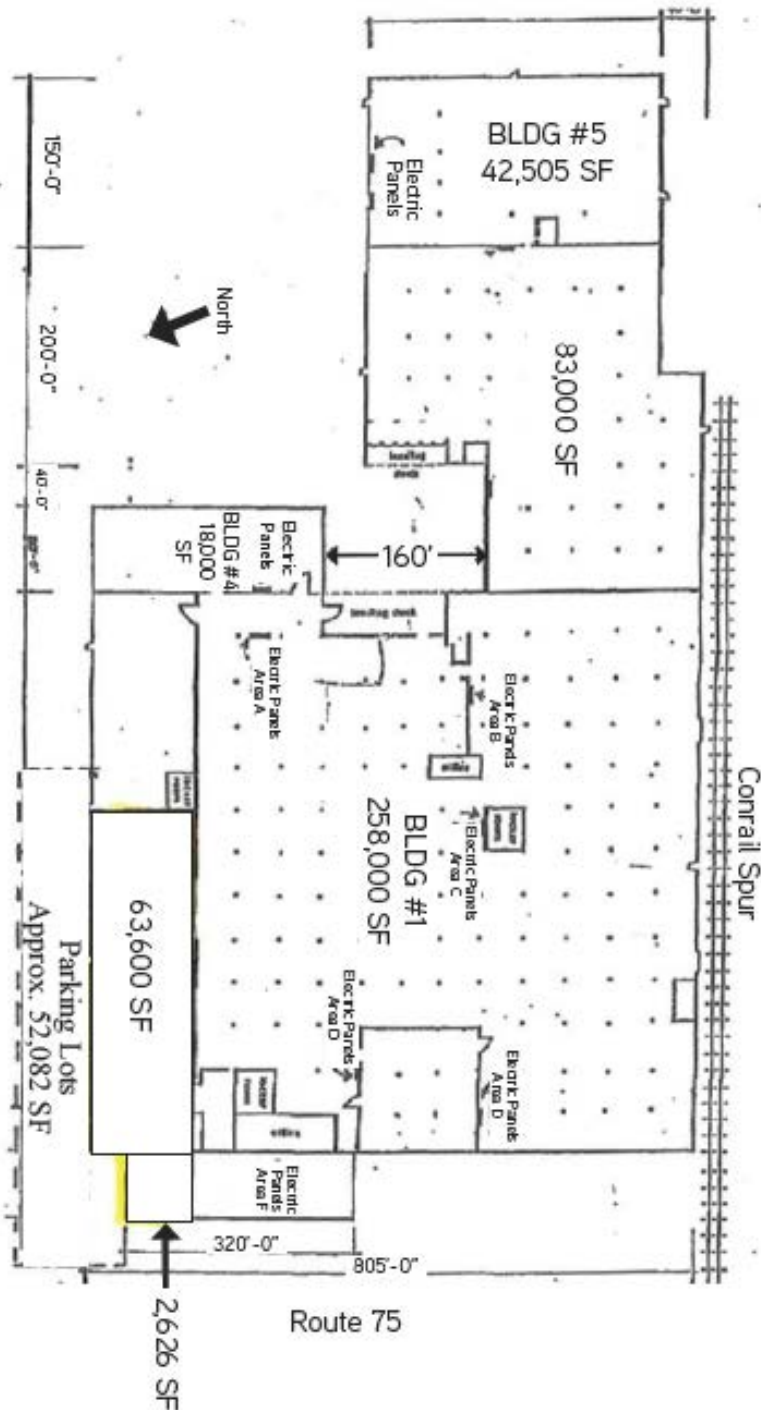
Building Amenities

- > 450,000sf industrial building
- > 26 acre site
- > Sub-dividable to 18,000sf
- > 10 loading docks
- > 5 drive-in doors
- > 16'6" - 24" ceiling height
- > Air-conditioned office
- > 260 parking spaces
- > Wet sprinkler system
- > Easy access to I-91
- > Located across from Bradley Airport
- > Rail access
- > Heavy power
- > I-3 zoning
- > Sale Price: \$10,000,000
- > **Reduced Lease Rate: \$2.25/SF NNN**

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295 Ella Grasso Turnpike > Site Plan



Contact Us

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