

Industrial Facility for Sale or Lease

140 Nutmeg Road South, South Windsor CT



34,132 Square Feet Available

Sentry Commercial is pleased to offer 140 Nutmeg Road South, South Windsor CT for sale or lease. This 34,132 square foot attractive facility has both drive-in doors, dock doors and offers ceiling heights up to 23' clear.

Property Features

- 17' - 23' ceilings heights
- Rail served
- Fenced in yard
- Heavy power
-

Sale Price: \$1,675,000

Lease Rate: \$4.75nnn

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Sentry Commercial
100 Pearl Street, 14th Floor
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A Hart Group International Member

140 Nutmeg Road South ▪ South Windsor, Connecticut

Sale Price: \$1,675,000
Lease Rate: \$4.75 nnn

Building Specifications

Square Feet: 34,132 SF
Office Area: 2,072 SF
Ceiling Height: 17' - 23'
Dock Doors: 6 @ 8' x 10'
w/levelers
Drive In Doors: 2 @ 14' x 14'
1 @ 10' x 16'
Floors: Concrete slab
Roof: Built up
Column Spacing: 32' x 40'/clear
Construction: Block
Date Built: 1978 & 1990

Mechanicals

Power: 1000 amp,
208 volt, 3 phase
Heat: Gas
Air Conditioning: Office only
Sprinkler: Yes

Utilities

Water: City
Gas: City
Sanitary Sewer: City

Land

Acres: 2.36 acres
Parking: 25 +/-
Rail: Yes
Zoning: Industrial

Taxes

Total taxes: \$28,579.47
Assessment: \$971,100
Year Assessed: 2012
Mill Rate: 29.43



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