



PROPERTY FOR SALE

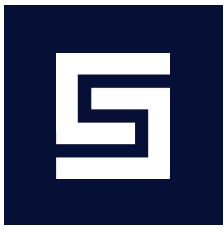
15,256 SF INDUSTRIAL BUILDING

283 BURNHAM STREET | EAST HARTFORD, CT 06108

DAVID MURDOCK
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SENTRY COMMERCIAL BROKER ADVISORY LLC | 860.983.0029 | WWW.SENTRYCOMMERCIAL.COM



FOR SALE

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PROPERTY DESCRIPTION

Sentry Commercial is pleased to present 283 Burnham Street, East Hartford CT for sale. This unique 15,256 square foot industrial building offers 15 drive in doors, a large fenced in yard and approximately 3,525 square feet of attractive office space.

PROPERTY HIGHLIGHTS

- 2.91 acres of fenced in yard
- 15 drive in doors
- Immediate access to I-291
- Clear heights ranging from 16' 10" - 19' 10"

OFFERING SUMMARY

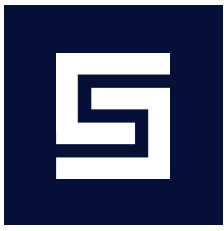
Sale Price:	\$1,850,000
Lot Size:	2.91 Acres
Building Size:	15,256 SF

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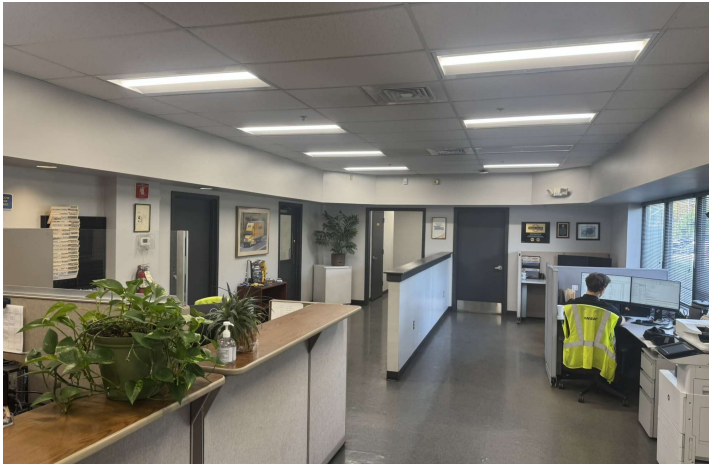
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\$1,850,000

BUILDING SPECIFICATIONS

Building Size	15,256 SF
Office Space	Approx. 3,525 SF
Warehouse	Approx. 11,731 SF
Ceiling Height	16'10" - 19'10"
Drives	15
Column Spacing	29' x 19'
Year Built/Renovated	1979/2006



MECHANICAL/UTILITIES

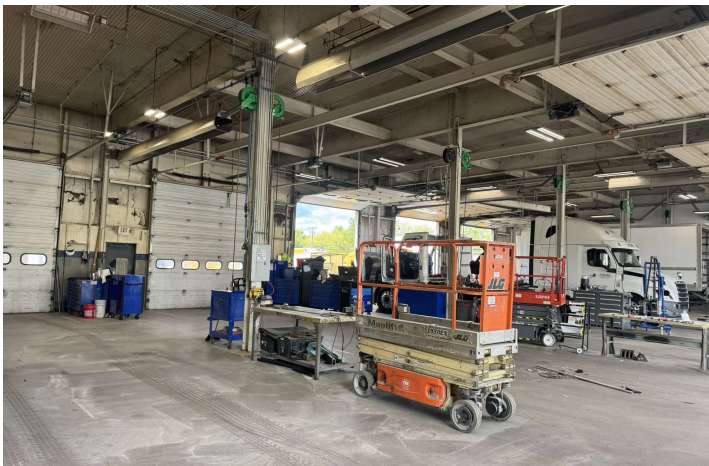
Power	800 amps
Heat	Gas
Air Conditioning	Office
Lighting	LED
Sprinklers	Yes
Water/Sewer Company	City
Electric Company	Eversource

LAND

Lot Size	2.91 Acres
Zoning	I-2

TAXES

Tax PSF	\$2.40 SF
Taxes	\$36,682.82
Assessed Value	\$799,190.00
Year Assessed	2021
Mill Rate	45.90

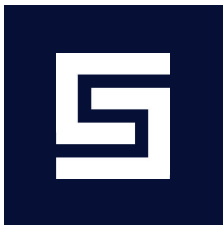


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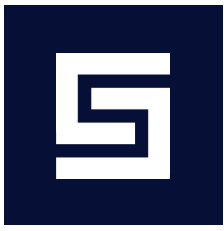


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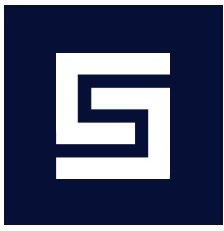


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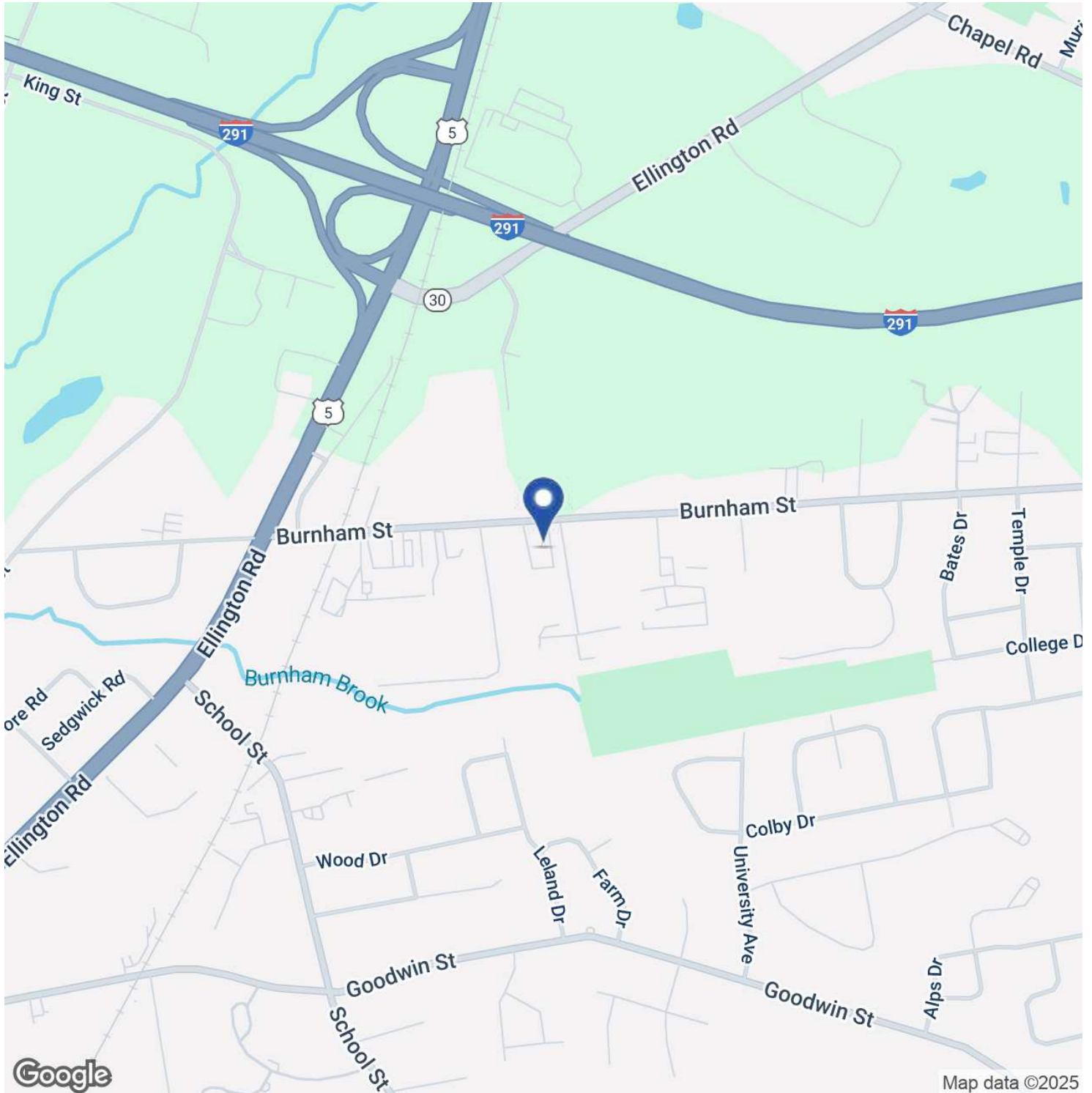
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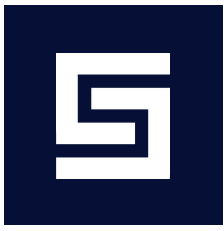


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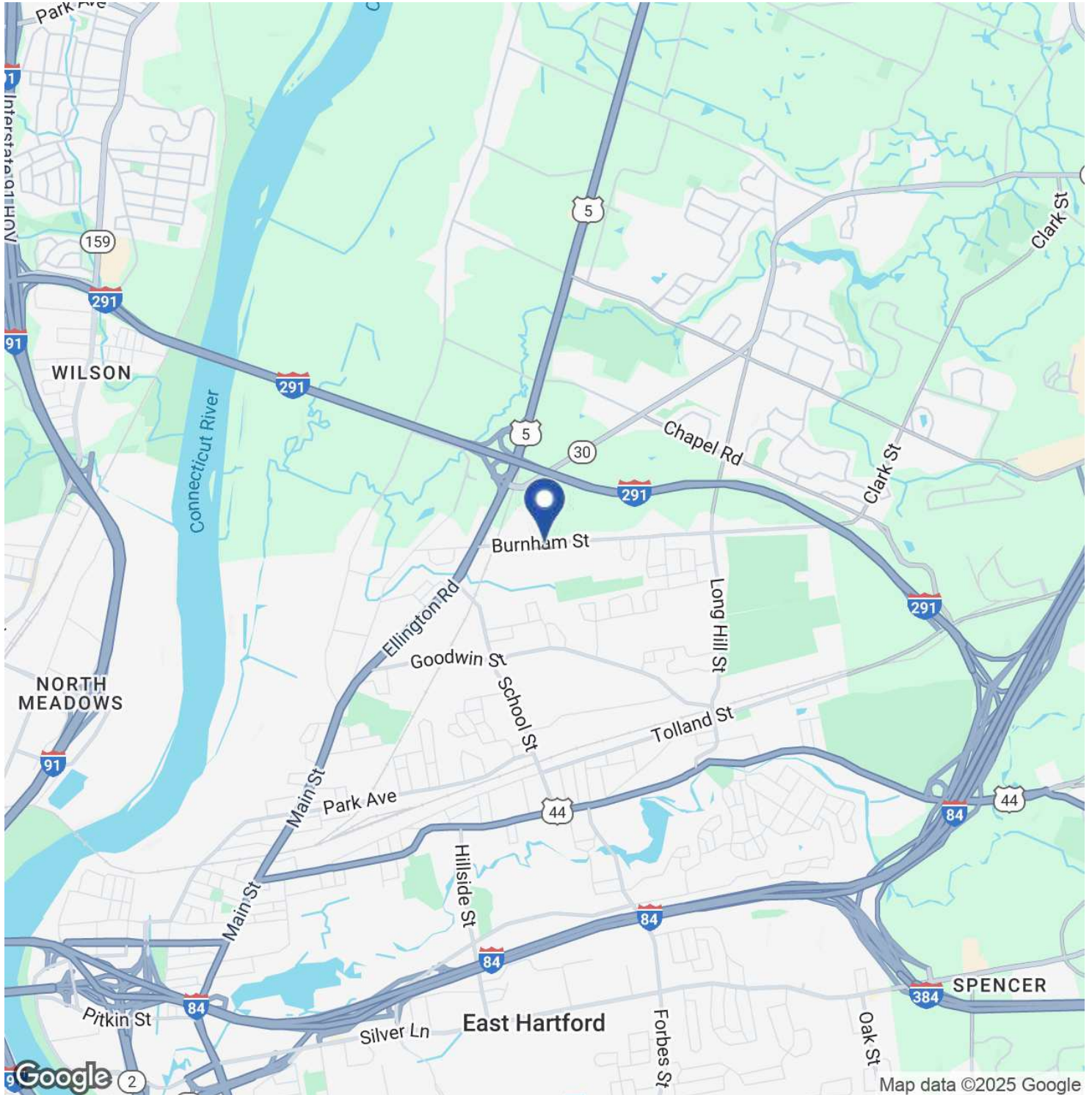
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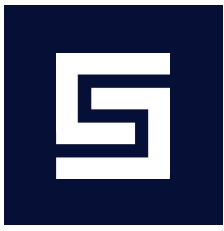


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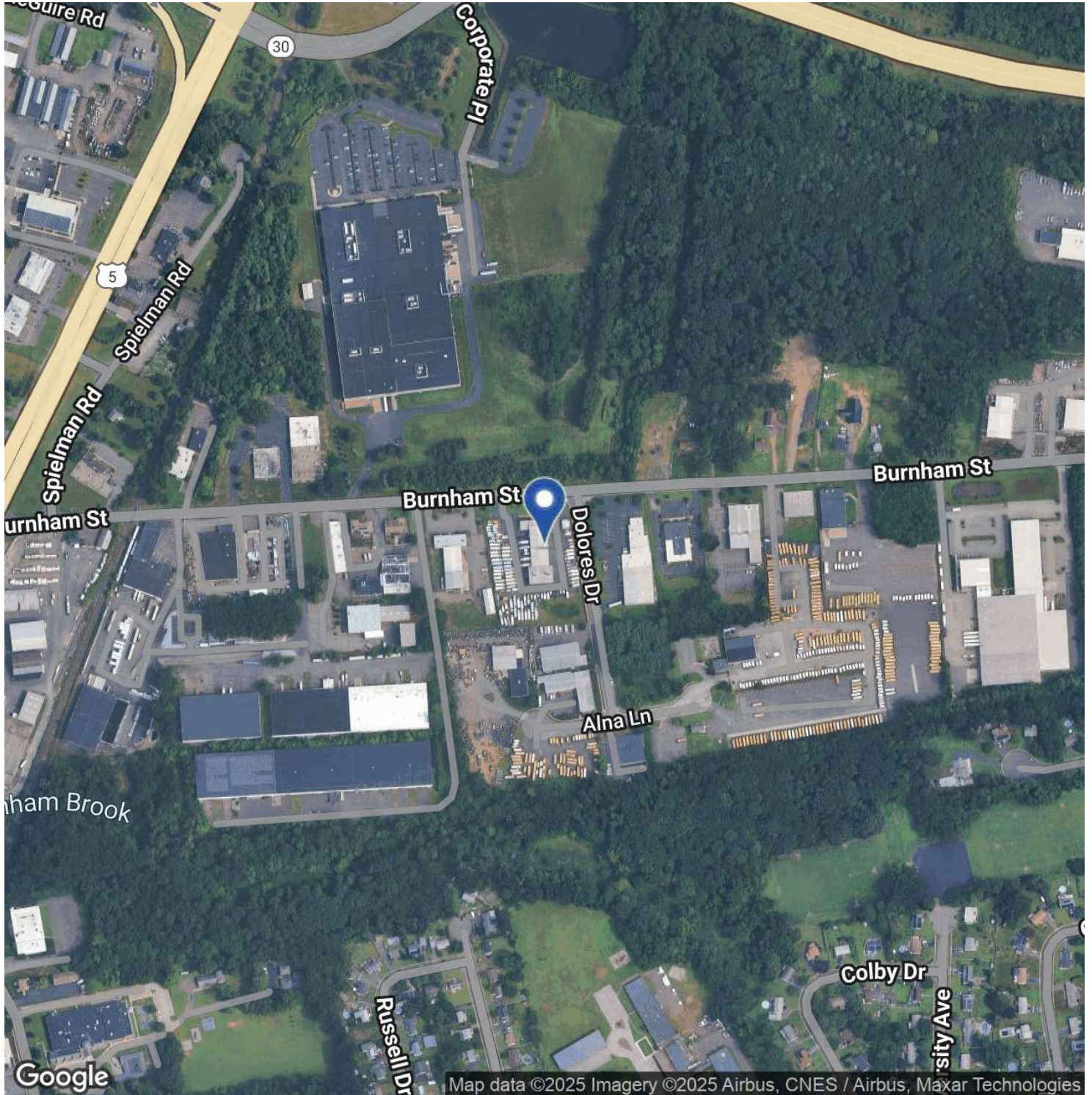
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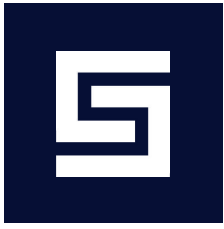


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