



Ranked in Top 50
Commercial Firms in U.S.



FOR SALE OR LEASE

95 Peters Rd, Bloomfield, CT 06002

40,000± SF FLEX INDUSTRIAL WAREHOUSE

PRICE: CALL FOR DETAILS

HIGHLIGHTS

- 40,000± SF Building
 - 30,000± SF Available
- 18' Clear Height
- 7 Docks (10' x 10')
- Close proximity to: Amazon Fulfillment, Trader Joe's Distribution Facility, Pepperidge Farm, Home Goods Distribution Center, and Kaman Corp
- 9 Miles to Bradley International Airport

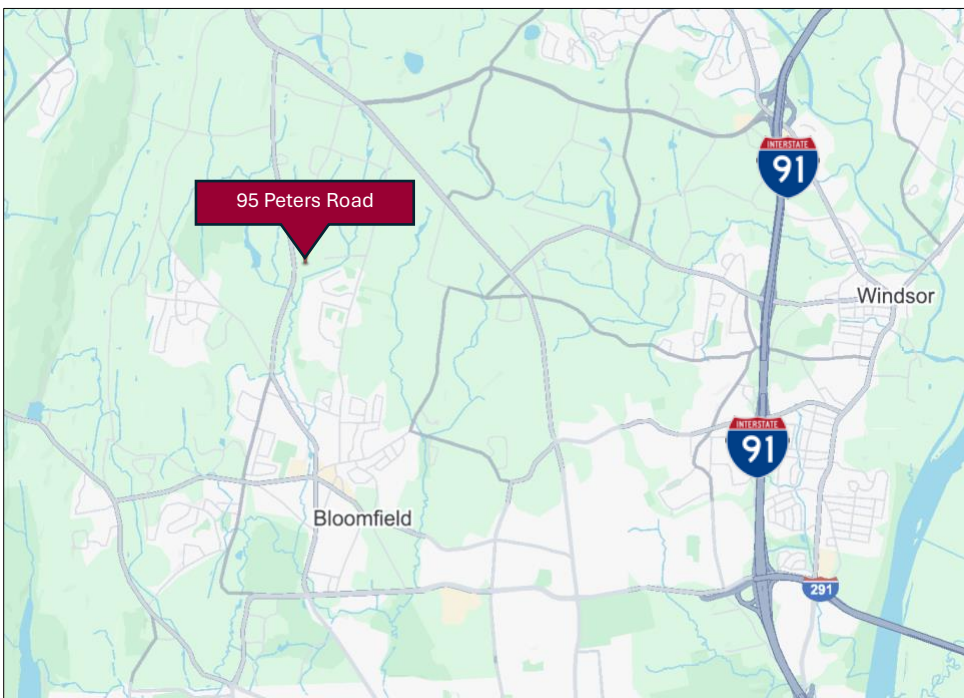
CONTACT

Mark Berkowitz

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2430 Silas Deane Highway, Rocky Hill, CT 06067 | ☎ (860) 721-0033 | 📠 (860) 721-7882

2 Summit Place, Branford, CT 06450 | ☎ (203) 488-1555 | 📠 (203) 315-4046

Broker of Record: Jay Morris | 860.721.0033 | jmorris@orlcommercial.com | License: REB.0755257

While the information contained herein has been obtained from sources deemed to be reliable, no guarantee is made as to its accuracy.



FOR SALE OR LEASE

PRICING: CALL FOR DETAILS

95 Peters Road, Bloomfield, CT 06002

BUILDING INFORMATION

GROSS BLD. AREA: 40,000± SF

AVAILABLE AREA: 30,000± SF

LOADING DOCKS: 7 (10' x 10')

CLEAR HEIGHT: 18'

COLUMN SPACING: 25' x 50'

CONSTRUCTION: Masonry

ROOF TYPE: Flat Tar & Gravel

YEAR BUILT: 1986

MECHANICAL EQUIPMENT

AIR CONDITIONING: No

HEAT: Hot Air – No Duc

SPRINKLERED: Wet System

POWER: 400 Amps, 480Y/277 VAC, 3-Phase,
4 Wire

SITE INFORMATION

SITE AREA: 6.23± acres

ZONING: I-2

PARKING: 46± Spaces

SIGNAGE: On-Building

HWY ACCESS: I-91, Exit 37 (Bloomfield Ave)

UTILITIES

SEWER/WATER: City

GAS: Yes

TAXES

ASSESSMENT: \$1,791,370

MILL RATE: 35.64

EXPENSES

RE TAXES: ☒ Tenant ☐ Landlord

UTILITIES: ☒ Tenant ☐ Landlord

INSURANCE: ☒ Tenant ☐ Landlord

MAINTENANCE: ☒ Tenant ☐ Landlord



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