

FOR LEASE // 27 GLEN ROAD, NEWTOWN CT



PROPERTY DESCRIPTION

Newtown's prestigious Rocky Glen Falls office suites. Spectacular office space with ideal setting and easy access to I84. The property is under new ownership with on site property management. Office suite features common kitchenette, large windows, beautiful views, high ceilings, exposed brick and wood, common baths on each floor and elevator.

FULL COMMISSION TO LEASING AGENT!!

PROPERTY HIGHLIGHTS

- Zone: M-4
- Heating: Gas/Electric
- Cooling: Central Air
- Utilities: Well and Septic
- Plumbing: Common Baths on each floor
- Elevator: Yes
- Common Kitchenette

OFFERING SUMMARY

Unit 308-R - 150 SF	\$400.00 Per Month
Unit 307-R - 171 SF	\$450.00 Per Month
Unit 304-R - 171 SF	\$450.00 Per Month
Unit 303-R - 150 SF	\$400.00 Per Month
Unit 302-R - 200 SF	\$500.00 Per Month
Unit 301-R - 200 SF	\$500.00 Per Month

DEMOGRAPHICS	1 MILE	5 MILES	10 MILES
Total Households	454	11,716	56,766
Total Population	1,345	34,533	159,305
Average HH Income	\$121,481	\$123,180	\$121,166



JOE DIMYAN

Broker

203.313.3920

jdimyan@towercorp.com



MICHAEL DIMYAN

Broker

203.948.2891

mdimyan@towercorp.com



MICK CONSALVO

Broker

203.241.5188

mconsalvo@towercorp.com

FOR LEASE // 27 GLEN ROAD, NEWTOWN CT



JOE DIMYAN

Broker

203.313.3920

jdimyan@towercorp.com



MICHAEL DIMYAN

Broker

203.948.2891

mdimyan@towercorp.com



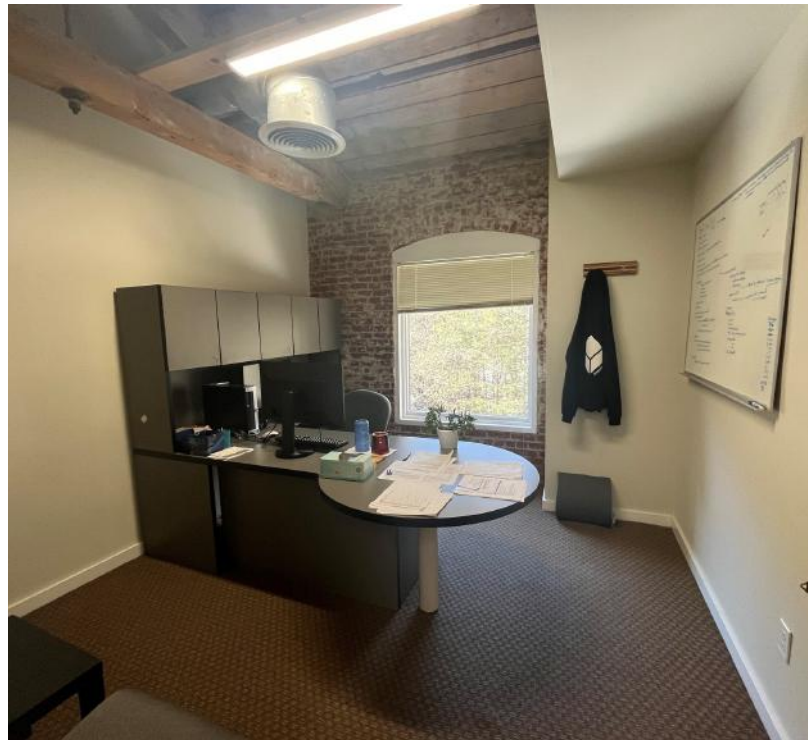
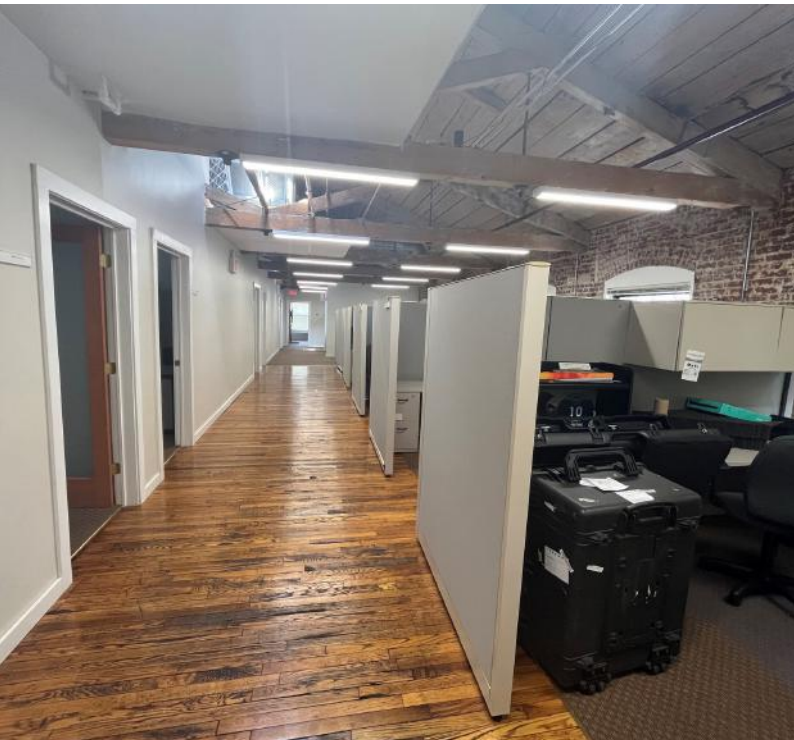
MICK CONSALVO

Broker

203.241.5188

mconsalvo@towercorp.com

FOR LEASE // 27 GLEN ROAD, NEWTOWN CT



JOE DIMYAN

Broker

203.313.3920

jdimyan@towercorp.com



MICHAEL DIMYAN

Broker

203.948.2891

mdimyan@towercorp.com



MICK CONSALVO

Broker

203.241.5188

mconsalvo@towercorp.com

FOR LEASE // 27 GLEN ROAD, NEWTOWN CT



JOE DIMYAN

Broker

203.313.3920

jdimyan@towercorp.com



MICHAEL DIMYAN

Broker

203.948.2891

mdimyan@towercorp.com



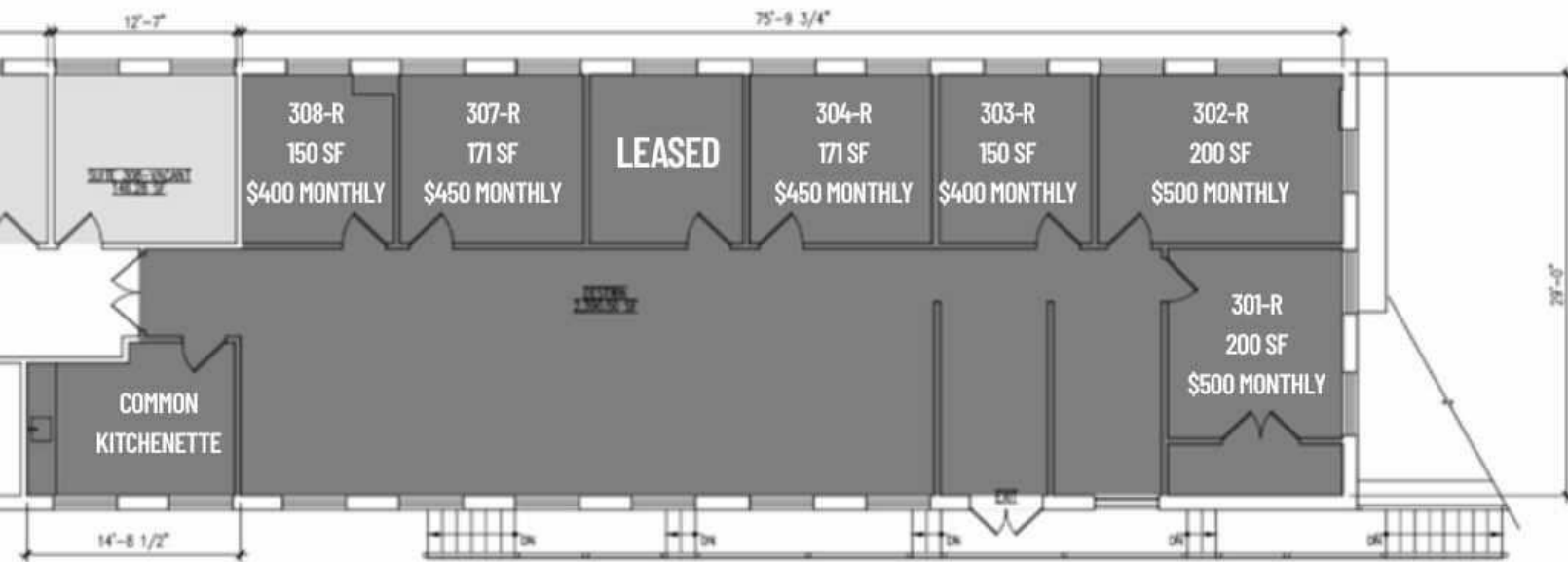
MICK CONSALVO

Broker

203.241.5188

mconsalvo@towercorp.com

FOR LEASE // 27 GLEN ROAD, NEWTOWN CT



JOE DIMYAN

Broker

203.313.3920

jdimyan@towercorp.com



MICHAEL DIMYAN

Broker

203.948.2891

mdimyan@towercorp.com



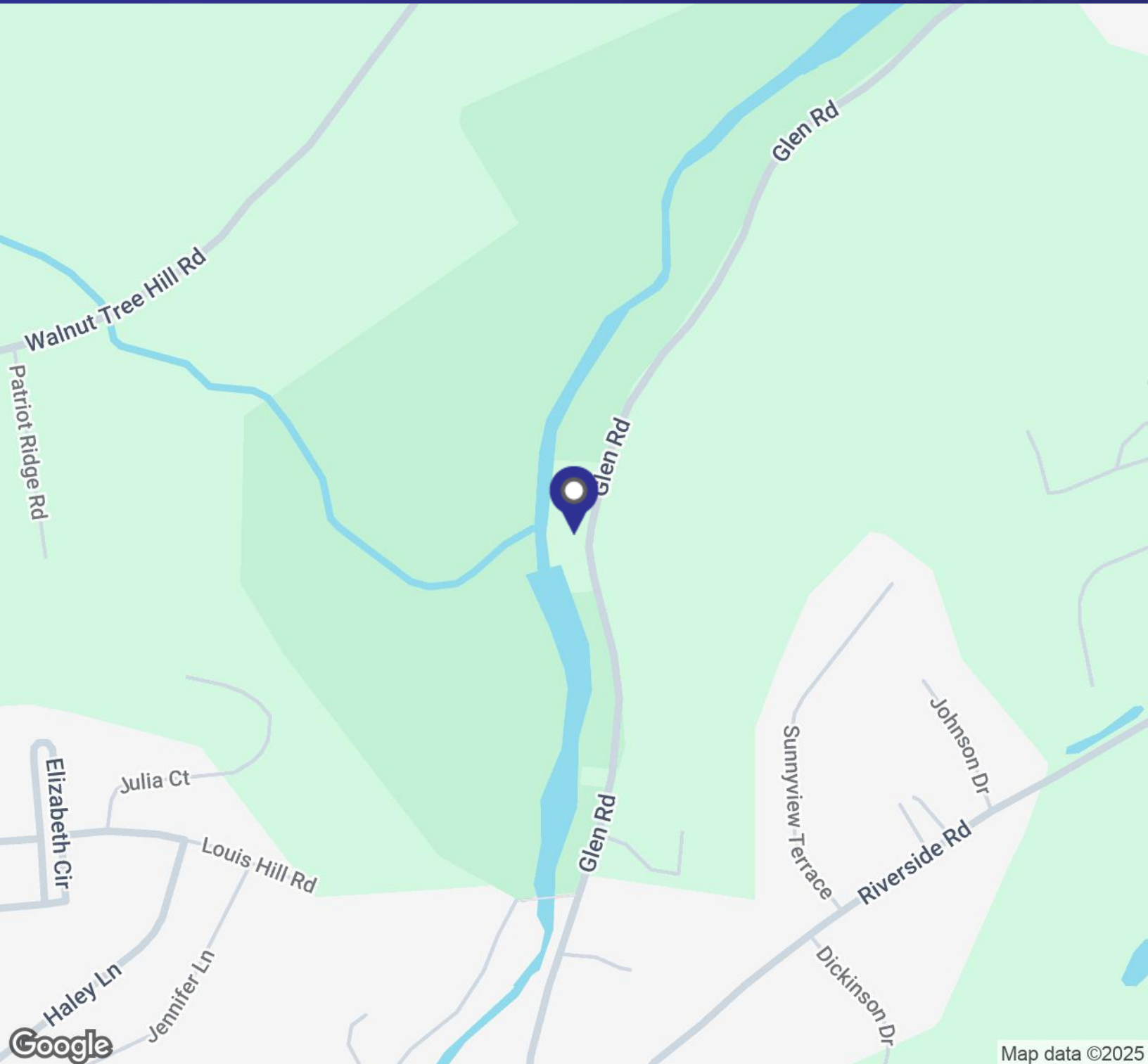
MICK CONSALVO

Broker

203.241.5188

mconsalvo@towercorp.com

FOR LEASE // 27 GLEN ROAD, NEWTOWN CT



JOE DIMYAN

Broker

203.313.3920

jdimyan@towercorp.com



MICHAEL DIMYAN

Broker

203.948.2891

mdimyan@towercorp.com



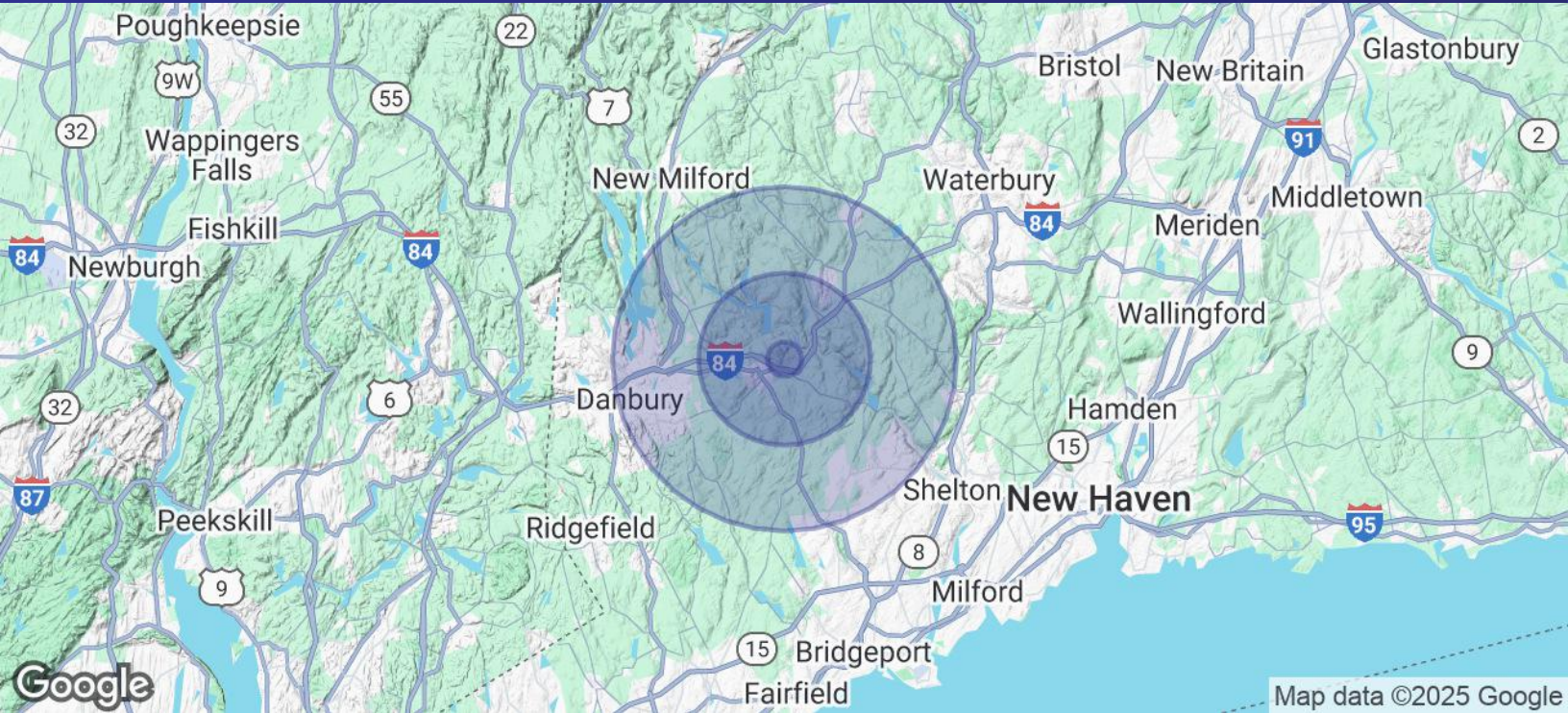
MICK CONSALVO

Broker

203.241.5188

mconsalvo@towercorp.com

FOR LEASE // 27 GLEN ROAD, NEWTOWN CT



POPULATION	1 MILE	5 MILES	10 MILES
Total Population	1,345	34,533	159,305
Average Age	42.7	45.2	44.1
Average Age (Male)	41.2	43.1	42.1
Average Age (Female)	44.3	46.5	45.2

HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total Households	454	11,716	56,766
# of Persons per HH	3.0	2.9	2.8
Average HH Income	\$121,481	\$123,180	\$121,166
Average House Value	\$510,011	\$488,343	\$470,384

* Demographic data derived from 2020 ACS - US Census



JOE DIMYAN

Broker

203.313.3920

jdimyan@towercorp.com



MICHAEL DIMYAN

Broker

203.948.2891

mdimyan@towercorp.com



MICK CONSALVO

Broker

203.241.5188

mconsalvo@towercorp.com