



Whitfield Square

2-4 Water St, Guilford, CT 06437



Steve Ozyck

Higgins Group Private Brokerage - Commercial Divis
1499 Post Rd, Fairfield, CT 06824
steve.hgcommercial@gmail.com
(203) 257-1519



Whitfield Square

\$25.00 /SF/YR

The 4,000 Square Foot area can be subdivided into a 2,460 Square Foot area and a 1,540 Square Foot Area. Call Listing Agent for more Info...

- High Cielings, alot of natural light and abundant parking



Rental Rate:	\$25.00 /SF/YR
Property Type:	Retail
Property Subtype:	Storefront Retail/Office
Gross Leasable Area:	13,600 SF
Year Built:	1924
Cross Streets:	Whitfield St
Walk Score ®:	68 (Somewhat Walkable)
Taxes:	\$0.20 USD/SF/MO
Operating Expenses:	\$0.25 USD/SF/MO
Rental Rate Mo:	\$2.08 /SF/MO

1st Floor Ste 3

Space Available	2,000 SF
Rental Rate	\$25.00 /SF/YR
Date Available	Now
Service Type	Plus All Utilities
Built Out As	Standard Retail
Space Type	Relet
Space Use	Retail
Lease Term	5 Years

HIGHLY DESIRABLE Guilford Green location with heavy foot traffic. Located next door to a very busy restaurant and steps to the historic Green. This classic New England green is often described as the best Green in New England. Previous use was health spas. Ideal location for Spa, Med Spa, medical facility, professional offices, retail shops, with plenty of parking. Beautifully renovated with extensive luxurious details throughout, including crown molding and custom built-ins. Ample parking.



2-4 Water St, Guilford, CT 06437

The 4,000 Square Foot area can be subdivided into a 2,460 Square Foot area and a 1,540 Square Foot Area.
Call Listing Agent for more Info.

Property Photos



4waterFront

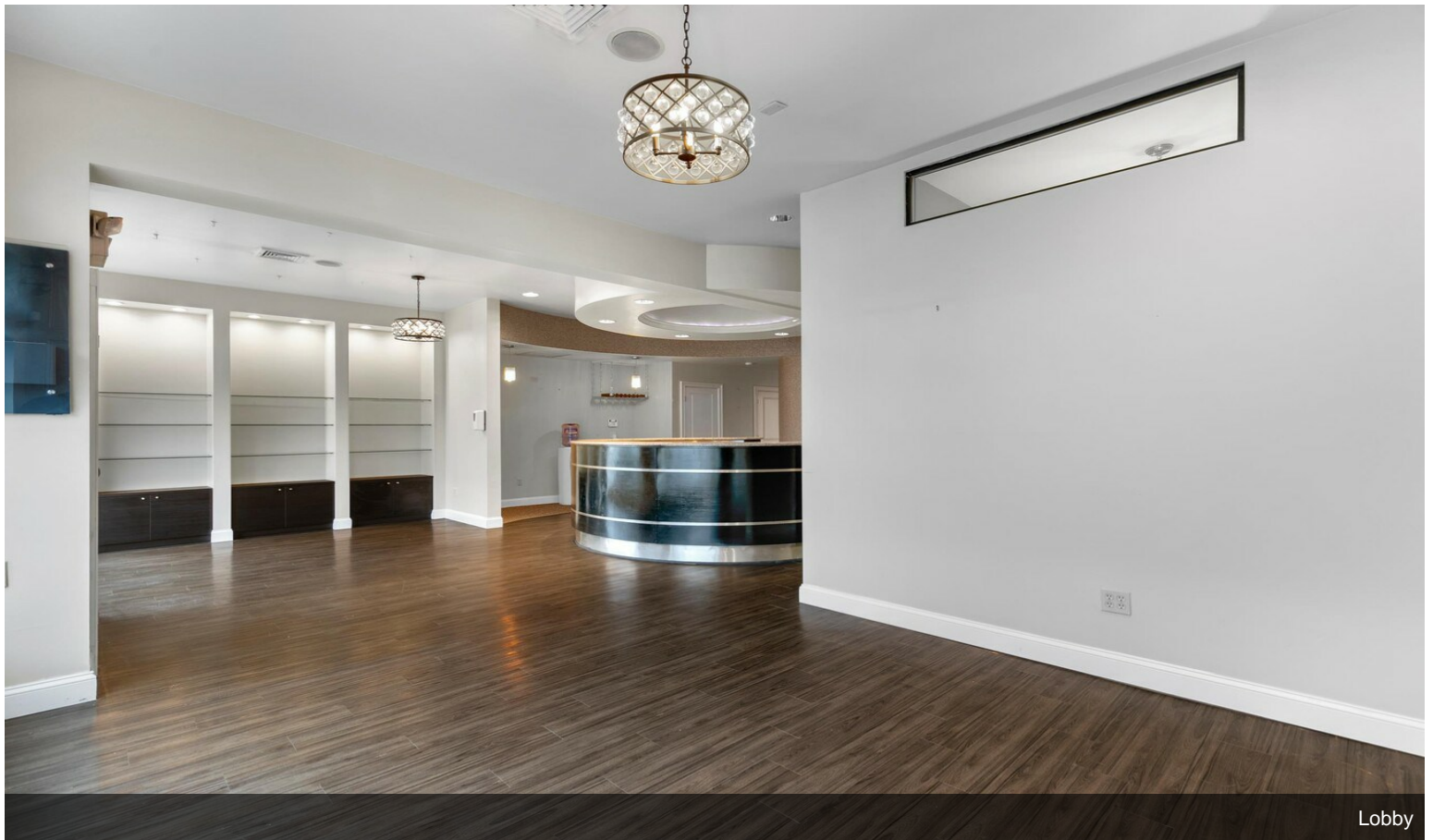


2-4 Water St.

Property Photos



2-4 Water St.

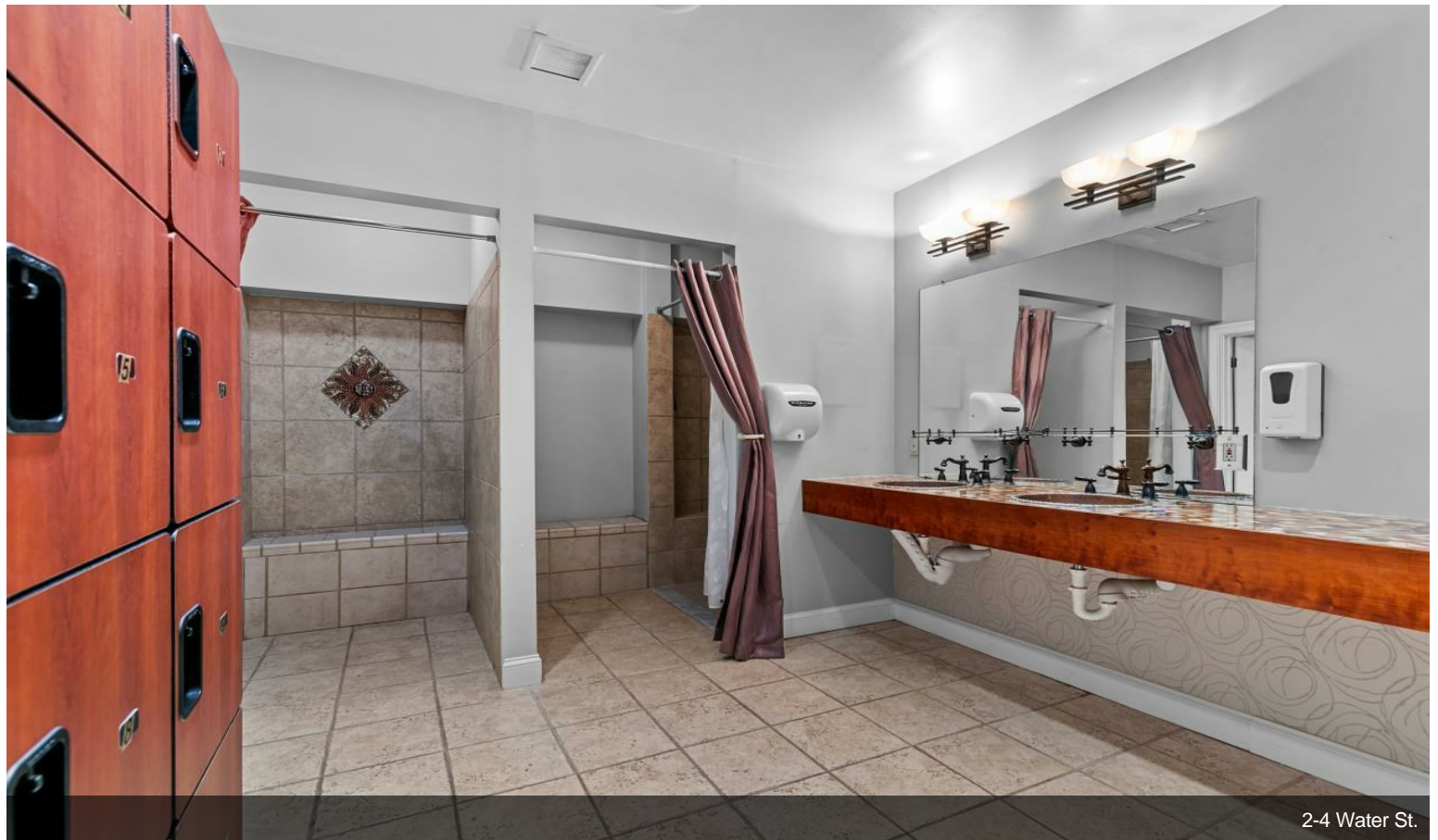


Lobby

Property Photos

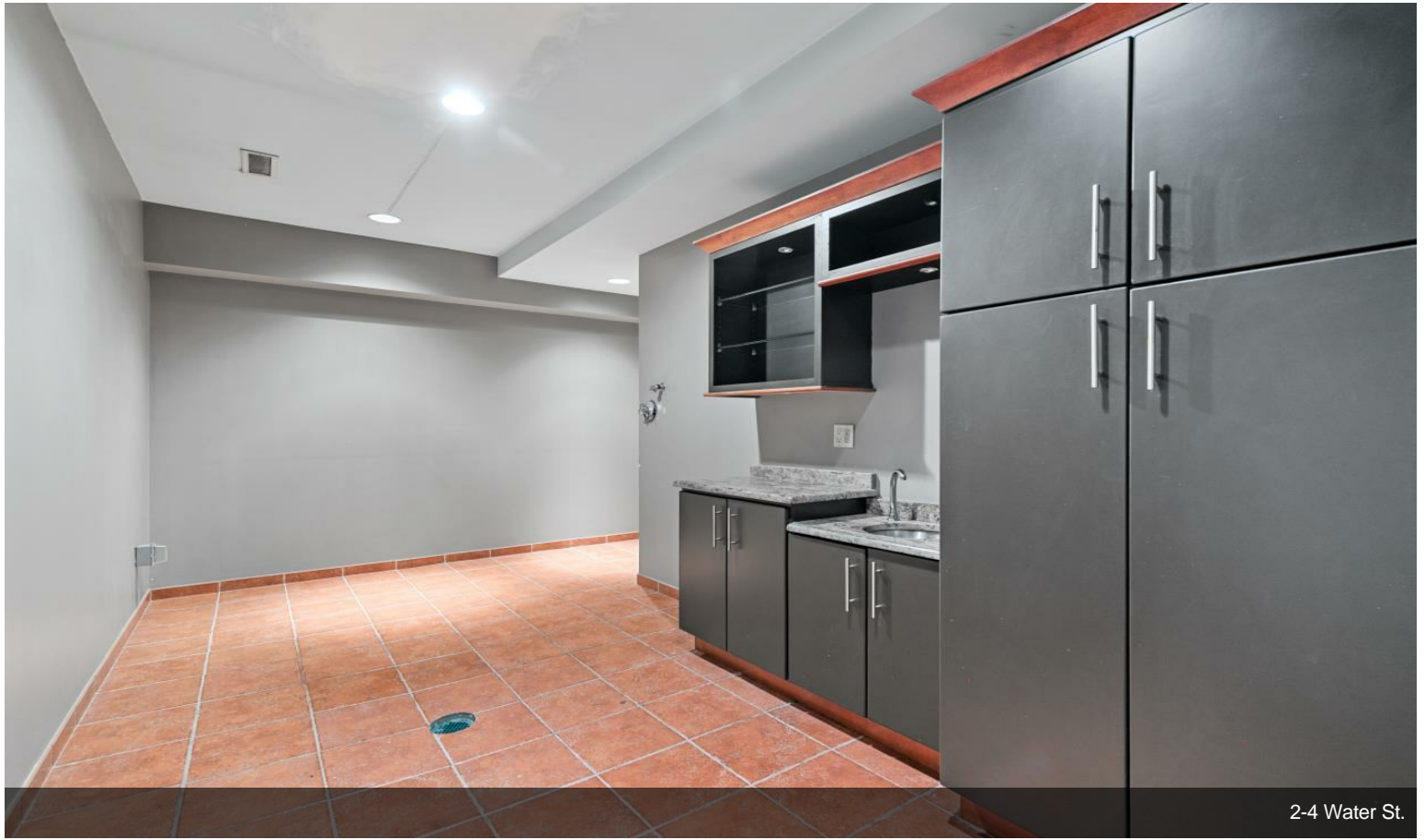


2-4 Water St.

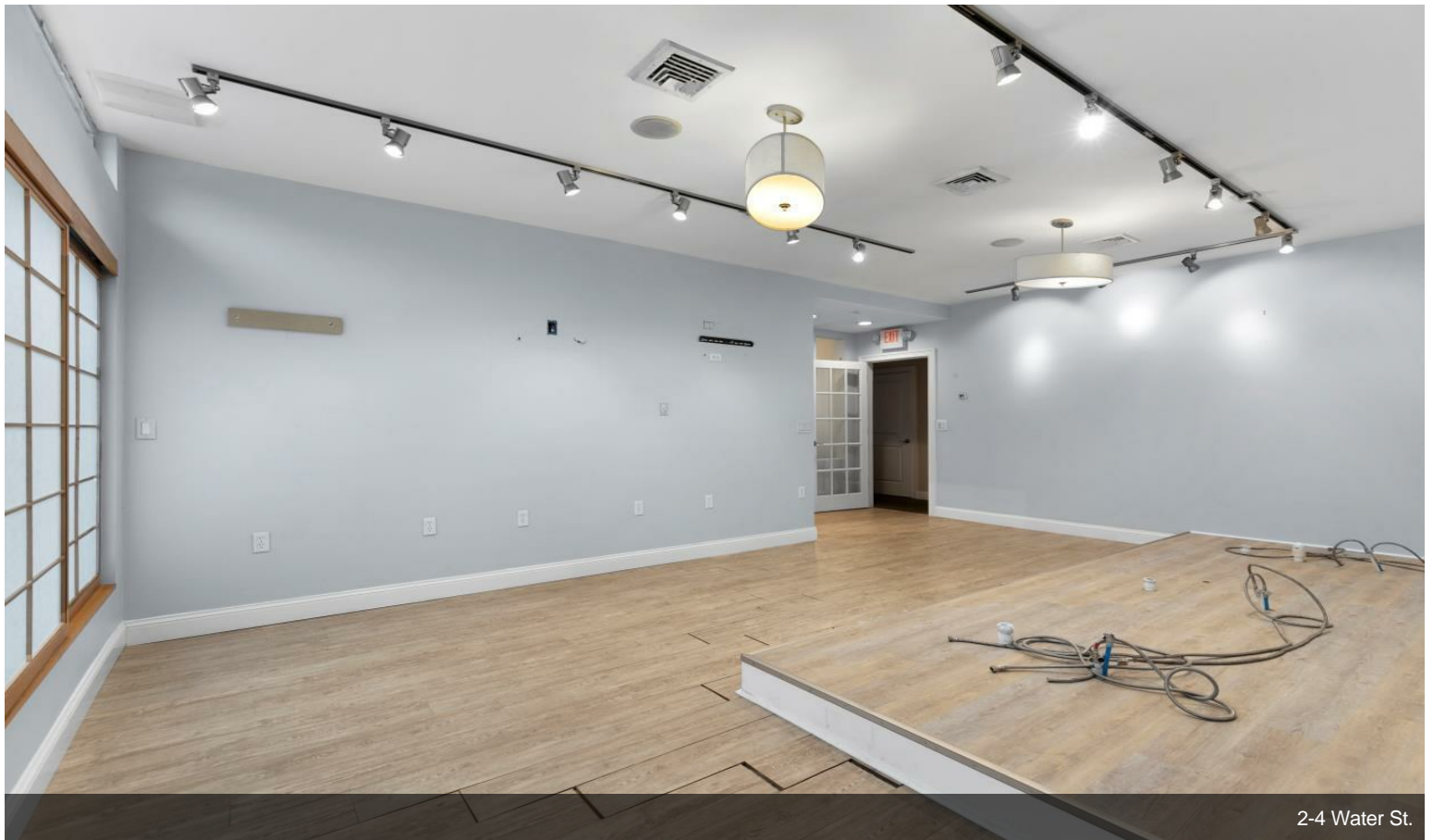


2-4 Water St.

Property Photos

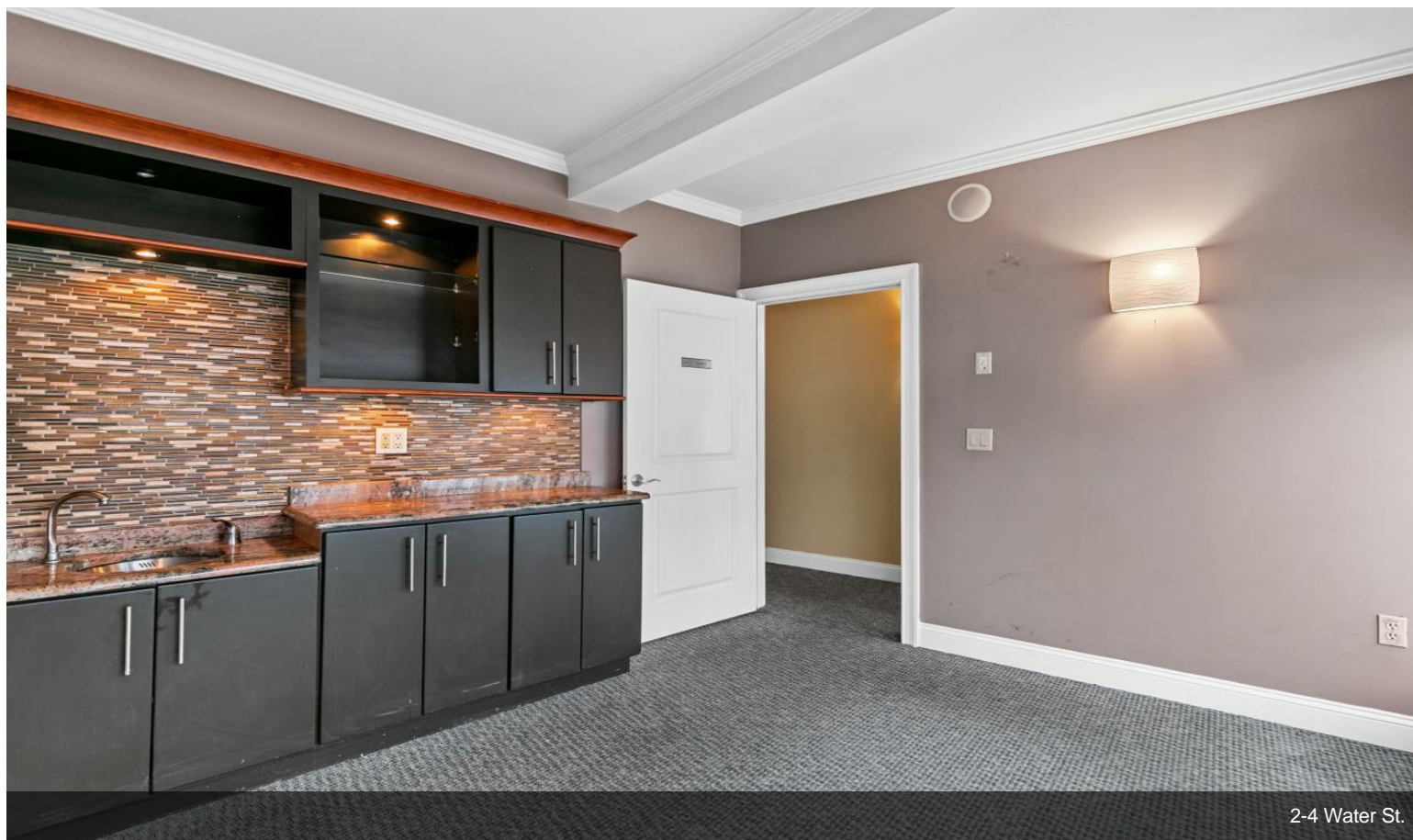


2-4 Water St.

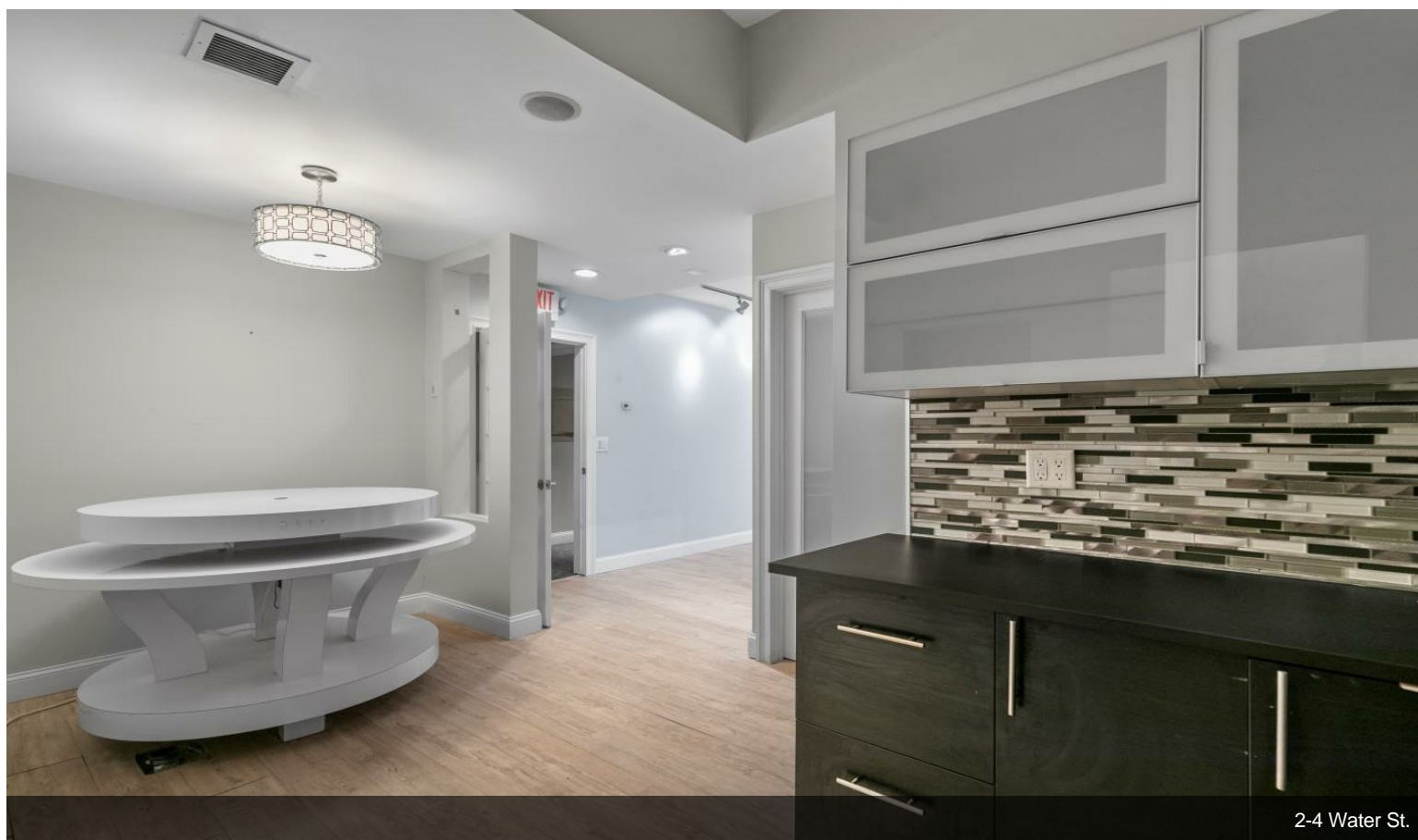


2-4 Water St.

Property Photos



2-4 Water St.



2-4 Water St.

