



COMMERCIAL

Ranked in Top 50
Commercial Firms in U.S.

890± SF Available



FOR LEASE

30 Welles Street, Glastonbury, CT 06033

890± SF In-line Retail Space Available

LEASE RATE: \$26.00/SF NNN

HIGHLIGHTS

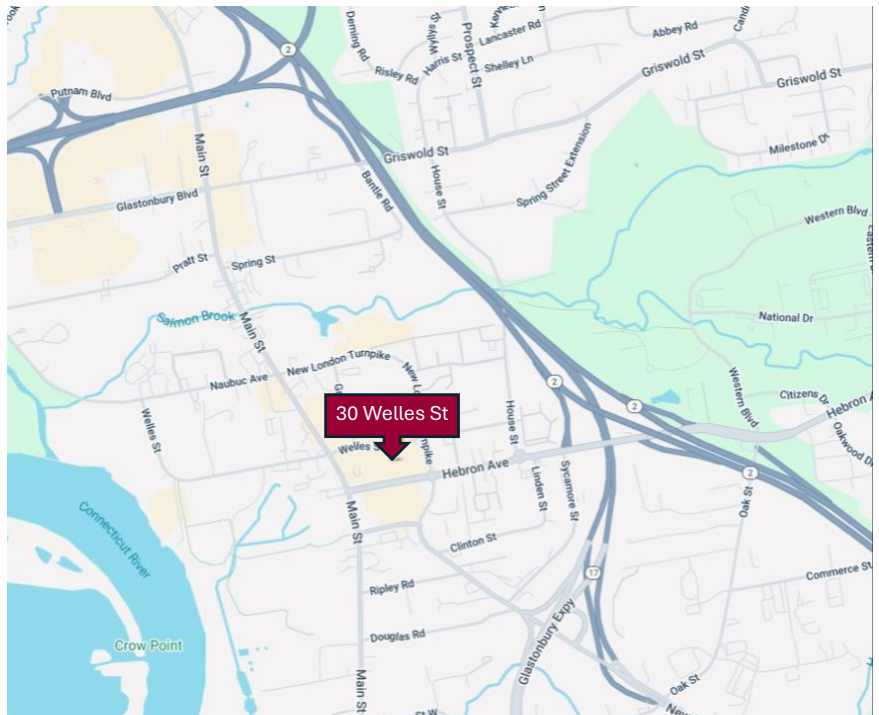
- 14,895 SF Retail Plaza
- 890± Unit Available
- 1-story
- Ample Parking on 1.87 acres
- Zoning: TC
- Easy Access to Rt. 2

CONTACT

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WWW.ORLCOMMERCIAL.COM



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

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BUILDING INFORMATION

GROSS BLD. AREA: 14,895± SF
AVAILABLE AREA: 890± SF
CONSTRUCTION: Brick Masonry
ROOF TYPE: Flat, Tar & Gravel
YEAR BUILT: 1978

MECHANICAL EQUIPMENT

AIR CONDITIONING: 100% A/C
HEAT: Forced Air, Gas
SPRINKLERED: TBD
ELECTRIC/POWER: TBD

SITE INFORMATION

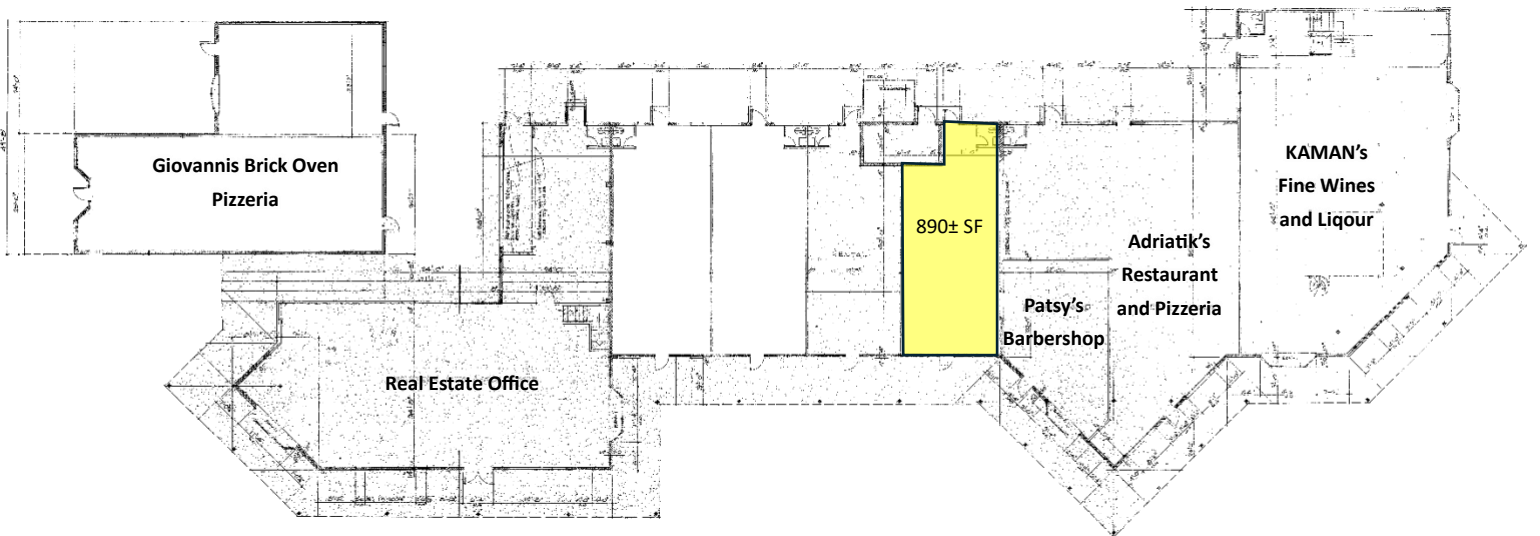
SITE AREA: 1.87 acres
ZONING: TC
PARKING: Ample parking
SIGNAGE: On- Building and Monument
VISIBILITY: Excellent on Welles and Hebron
HWY ACCESS: Rt. 2 Exit 8

UTILITIES

SEWER/WATER: City
GAS: Yes

EXPENSES

RE TAXES: Tenant Landlord
UTILITIES: Tenant Landlord
INSURANCE: Tenant Landlord
MAINTENANCE: Tenant Landlord
JANITORIAL: Tenant Landlord
NNN EXPENSES: \$9.00/SF (estimated)



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