



DEVELOPMENT OPPORTUNITY

437 Providence Road, Brooklyn, CT 06234

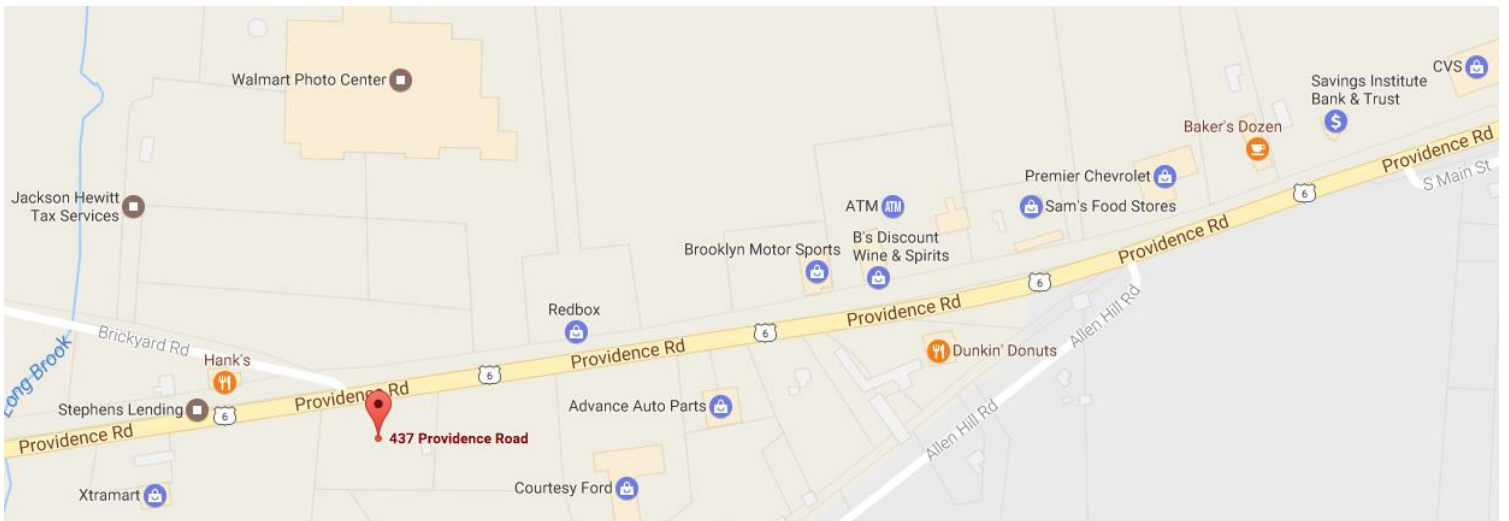


- 1.67 Acres
- Across from Walmart
- Easy Access to major highways
- Route 6 Location
- Tremendous Traffic Count

**1.67 Acres in
High Traffic Retail Area
w ' Frontage**

For Sale: \$ 1,250,000

**RLWD Commercial
174 Cherry St
Milford, CT 06460
Ph: 203-701-4848
Fax: 203-876-9709**



Ken Ginsberg 203-376-6266 ken@kngrealty.com

The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease. RLWD Commercial, is not responsible for misstatement of facts, errors or omissions.

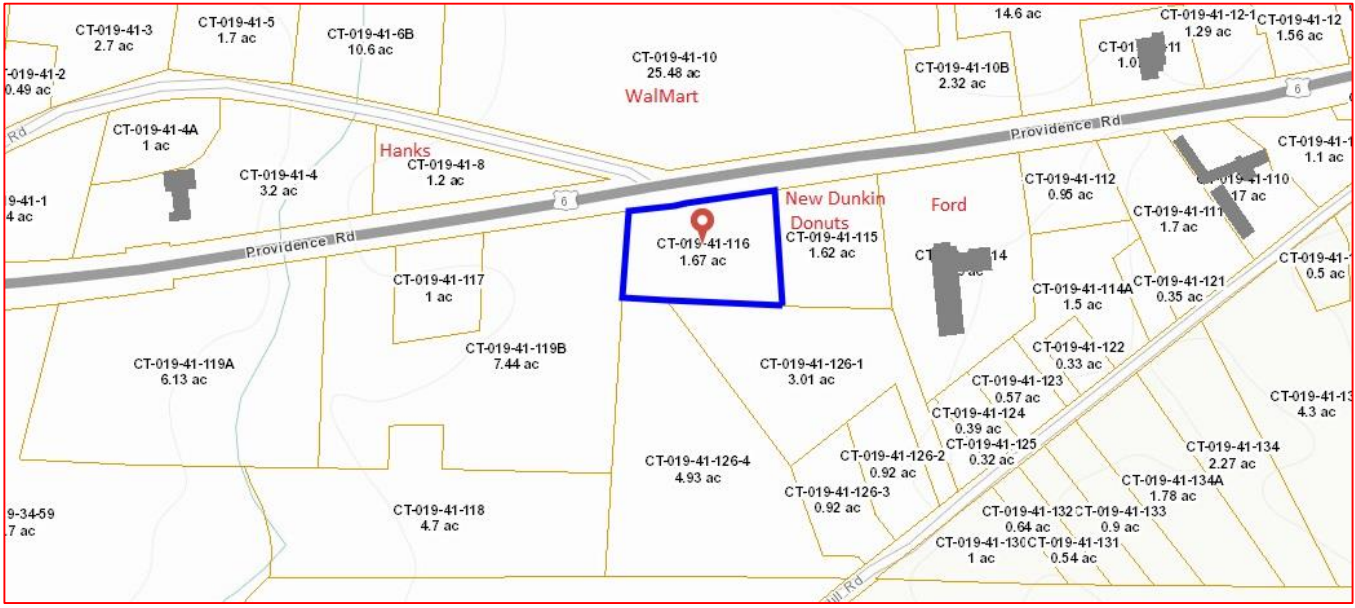


PROPERTY INFORMATION



Total Building SF	TBD
Available SF	1,484 SF
City Water/Well	City Water
City Sewer/ Septic	City Sewer
Land Area	1.67 Acres
Frontage	+/-
Zoning	PC

Comments: Great development opportunity for the right project. Route 6 location next to Dunkin Donuts and across from Wal-mart. Great visibility and excellent traffic count.



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