



1.78 Acres



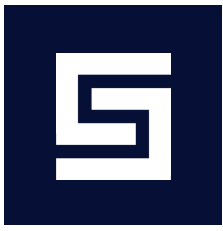
LAND FOR SALE

1.78 ACRES

145 OAK STREET | GLASTONBURY, CT 06033

DAVID MURDOCK  
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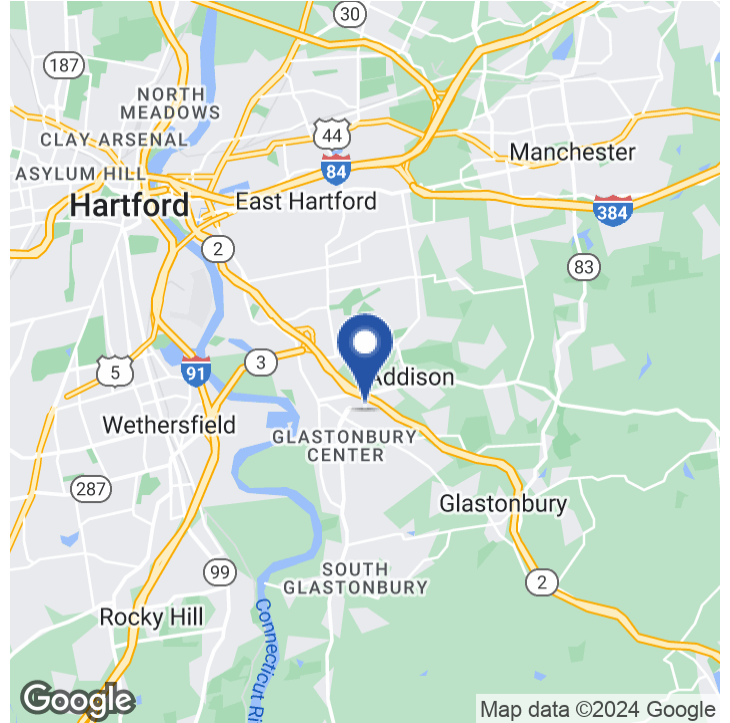




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## PROPERTY DESCRIPTION

Sentry Commercial is pleased to offer 145 Oak Street, Glastonbury CT for sale. This 1.78-acre land parcel is ideally positioned near Rt 2, featuring 182 feet of frontage and a zoning classification tailored for various uses.

## PROPERTY HIGHLIGHTS

- Zoned PC for versatile development opportunities
- Strategic location in the desirable Glastonbury area
- 182 feet of frontage
- 10,800 average daily traffic count
- Water, sewer and gas available

## OFFERING SUMMARY

Sale Price:	\$750,000
Lot Size:	1.78 Acres

## TAXES

Assessment:	\$370,000
Year Assessed:	2022
Mill Rate:	31.01
Taxes:	\$11,486.10

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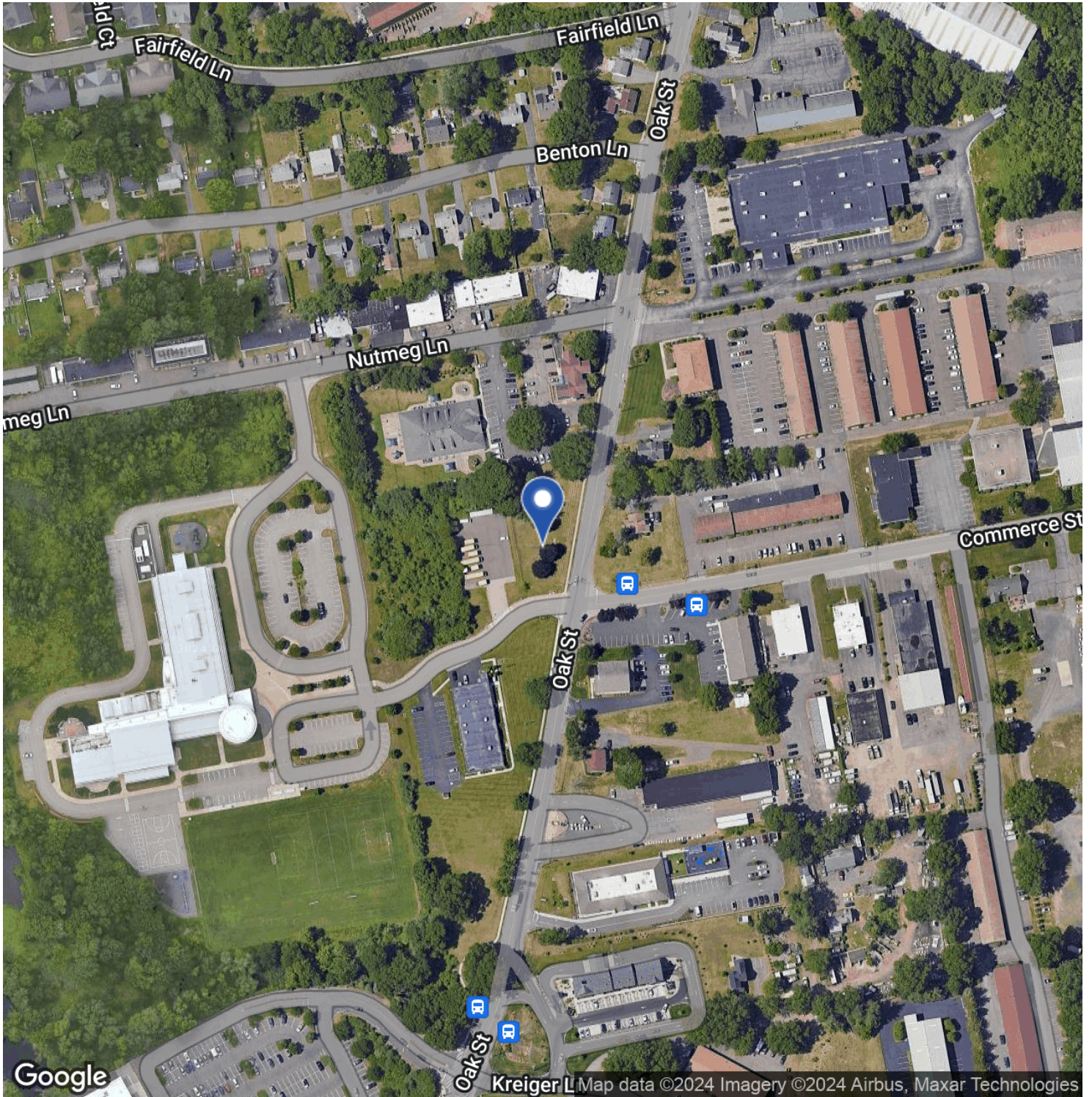




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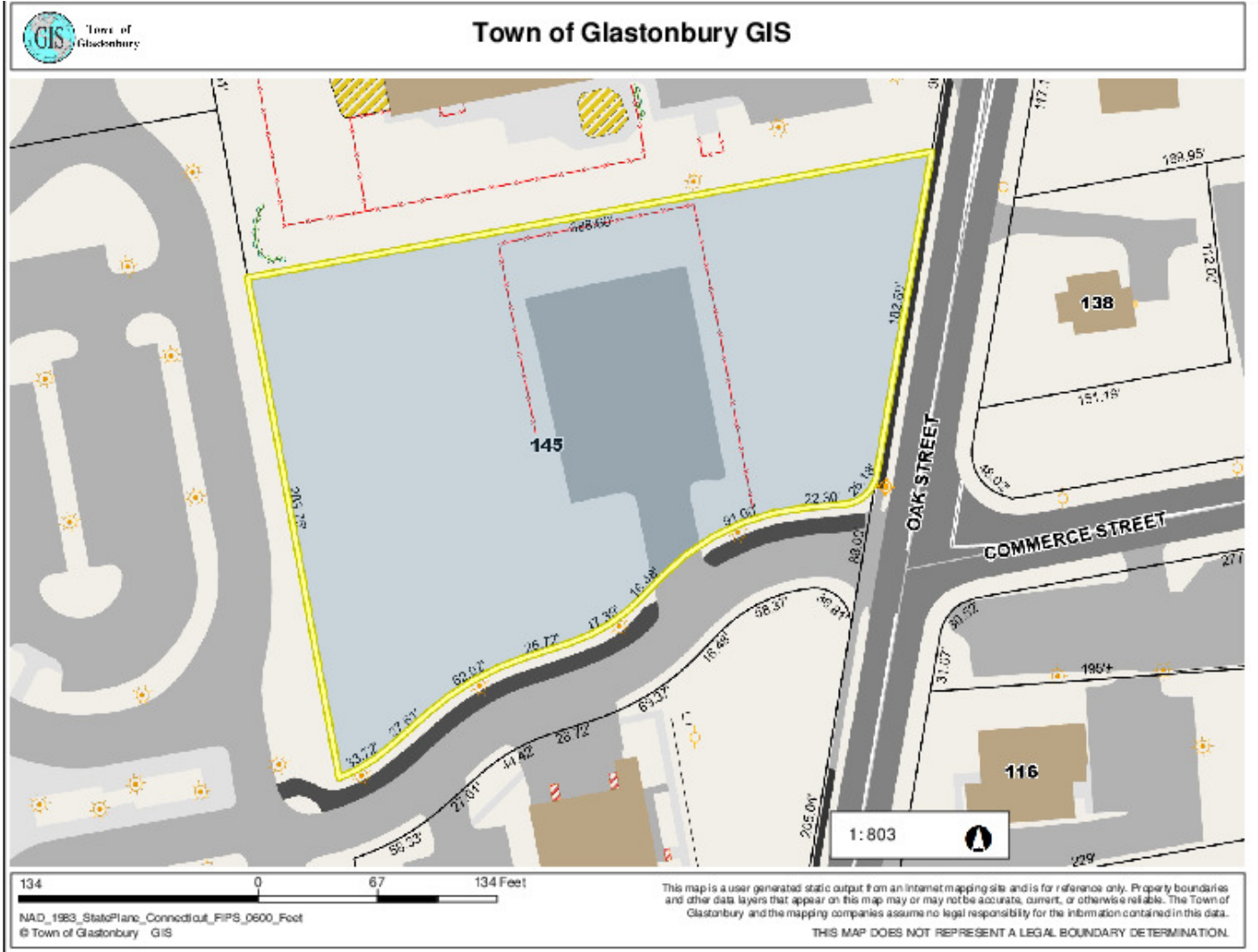




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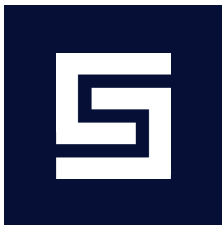


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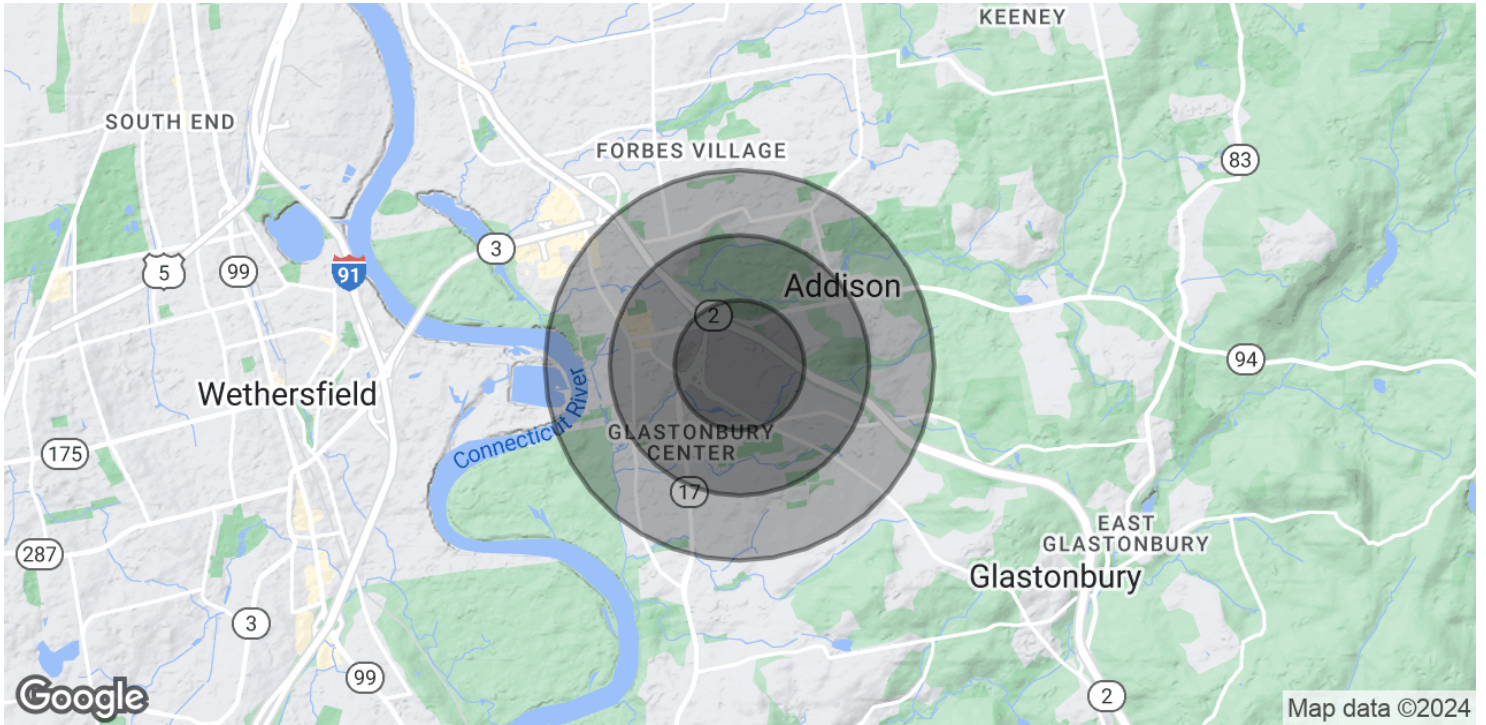
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## POPULATION

	0.5 MILES	1 MILE	1.5 MILES
Total Population	1,446	4,551	10,469
Average Age	45	44	44
Average Age (Male)	42	42	42
Average Age (Female)	47	46	46

## HOUSEHOLDS & INCOME

	0.5 MILES	1 MILE	1.5 MILES
Total Households	781	2,174	4,595
# of Persons per HH	1.9	2.1	2.3
Average HH Income	\$129,831	\$138,159	\$144,729
Average House Value	\$370,465	\$392,921	\$414,259

Demographics data derived from AlphaMap

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