

ONE
GRAND AVE
NEW HAVEN CT 06513



(959) CALL-KNG

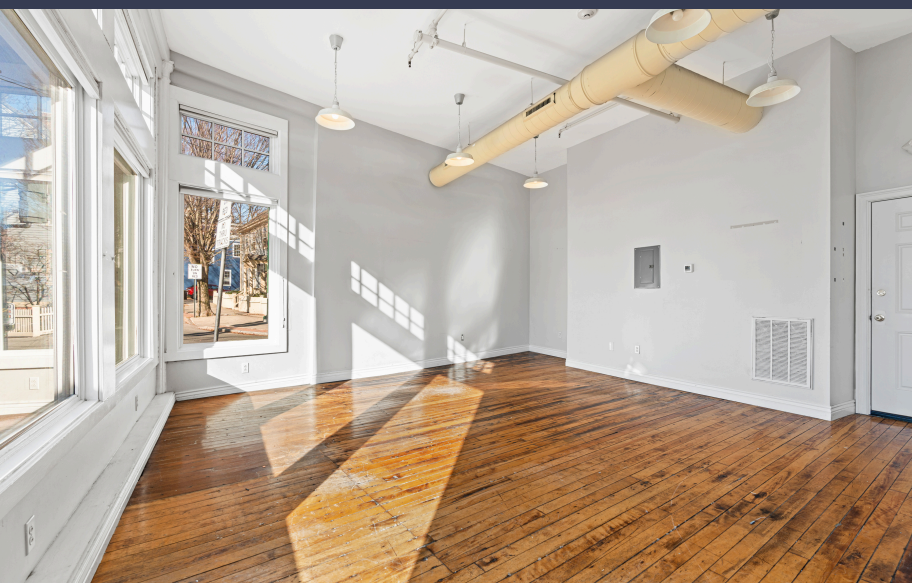
FOR LEASE

536 SQFT RETAIL/OFFICE SPACE



\$750 Per Month + Utilities

**OPEN FLOOR PLAN – 11' CEILINGS
OFF STREET PARKING**



LOCATED AT THE TRAFFIC LIGHT AT THE GRAND AVE BRIDGE. UNIT #1 IS 535 SF FOR \$750/MO + UTILITIES.

THIS SPACE IS LOADED WITH PLENTY OF CHARM AND PERSONALITY – LARGE PICTURE WINDOWS PROVIDING AMAZING NATURAL LIGHTING, HARDWOOD FLOORS THROUGHOUT AND ONE OFF-STREET PARKING SPACE.

Contact us today

KEN GINSBERG | +203-376-6266 | KEN@KNGREALTY.COM



CALL TODAY FOR A SHOWING

Total Building SF	7,785 SF
Available SF	536 +/- SF
Year Built	1885
Ceiling Height	12'
City Water/Well	City Water
City Sewer/ Septic	City Sewer
Construction	Clapboard
Heating	Gas
# of Floors	2.5
Electric Service	TBD
Roof	Flat
Parking	Paved
Zoning	BC
Assessment	\$704,410
Taxes	\$28,881
Taxes / SF	\$3.71

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