

**43 GRANT ST, STRATFORD,
CT 06615, USA**

(approx. 3000 sqft.)



THE MARTIN AGENCY



PROPERTY DETAILS

- ✓ The current annual property insurance premium is \$2,587 (paid by the tenant)
- ✓ The current annual real estate property tax is \$7,966 (paid by the tenant)
- ✓ The current annual alarm monitoring service (burglar and fire) service is \$816 (paid by the tenant)
- ✓ Utilities (electric, gas, water, internet, phone) not included
- ✓ Building contents insurance excluded
- ✓ Door access control (FOB key) included
- ✓ Gated parking for cars/trucks
- ✓ Estimated date ready for occupancy by tenant: August 1 (exact date TDB)

LEASE INFORMATION

Three (3) year lease with renewal option, NNN lease:

- ✓ Year 1 \$3,500/month +taxes, insurance, utilities, maintenance
- ✓ Year 2 \$3,635/month +taxes, insurance, utilities, maintenance
- ✓ Year 3 \$3,775/month +taxes, insurance, utilities, maintenance

Contact Us



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