



Available For Lease

**151 Batson Dr
Manchester, CT, 06042**



PROPERTY SUMMARY & PARCEL OUTLINE

151 Batson Drive in Manchester, Connecticut offers 40,000–93,500 SF of industrial space for lease on a 9.11-acre site. Built in 1983, the facility includes approximately 5,000 SF of office space and features 20' warehouse clear heights, five dock-high doors, and one drive-in bay. The property is fully air-conditioned and equipped with 1,200-amp, 480-volt, 3-phase power, supporting a variety of manufacturing, warehousing, and distribution operations. Industrial zoning, approximately 150 parking spaces, and flexible leasing configurations provide additional versatility for a range of industrial users.



PROPERTY DETAILS & SPECIFICATIONS

Address: 151 Batson Dr, Manchester, CT, 06042

Type: Industrial Warehouse

Total SF: 40,000–93,500 (5,000 Office)

Acreage: 9.11

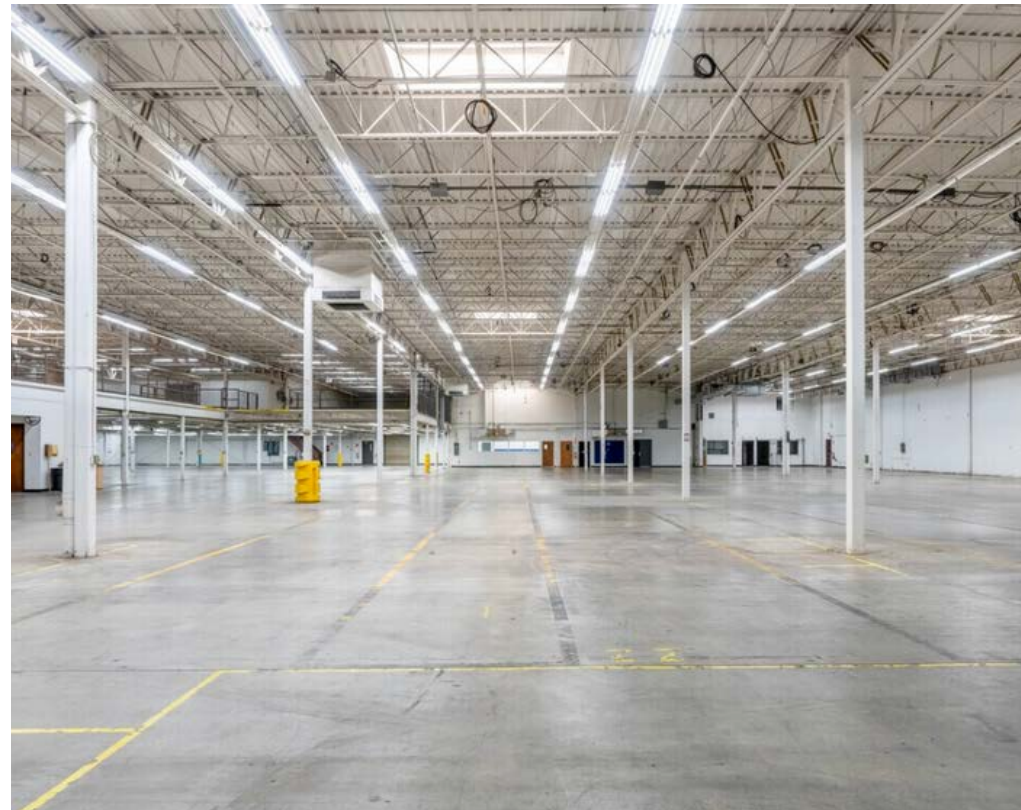
Dock Doors: 5

Drive In Doors: 1

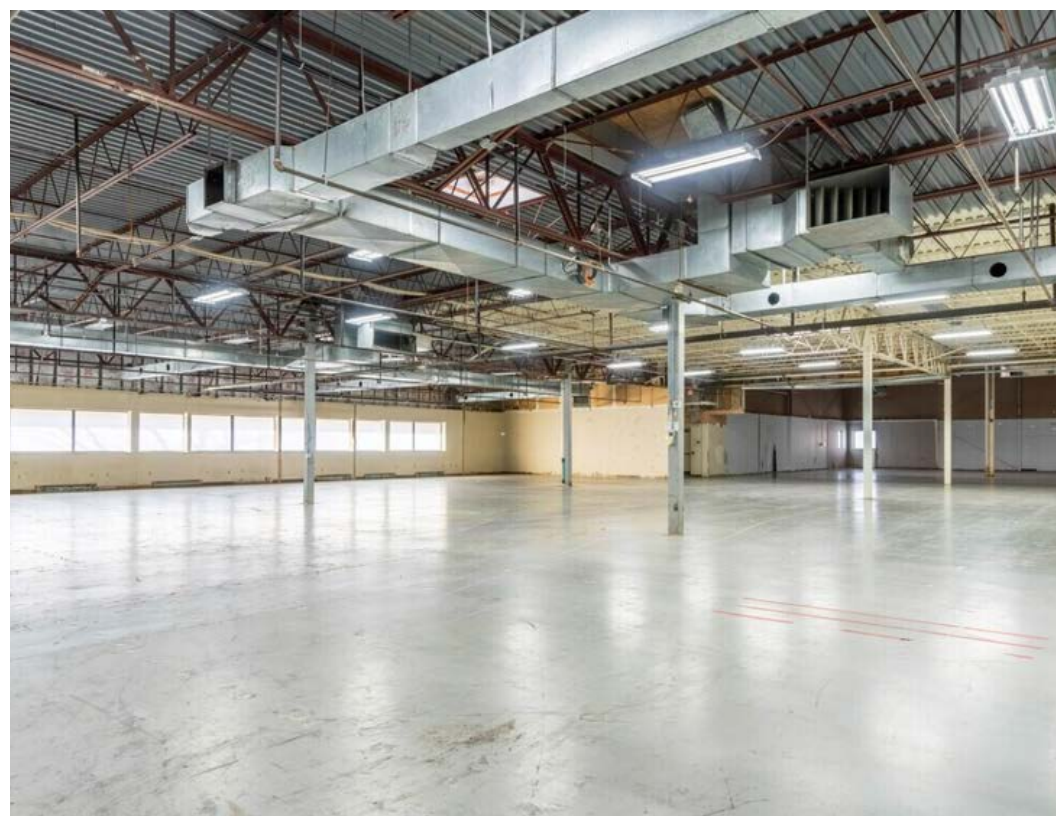
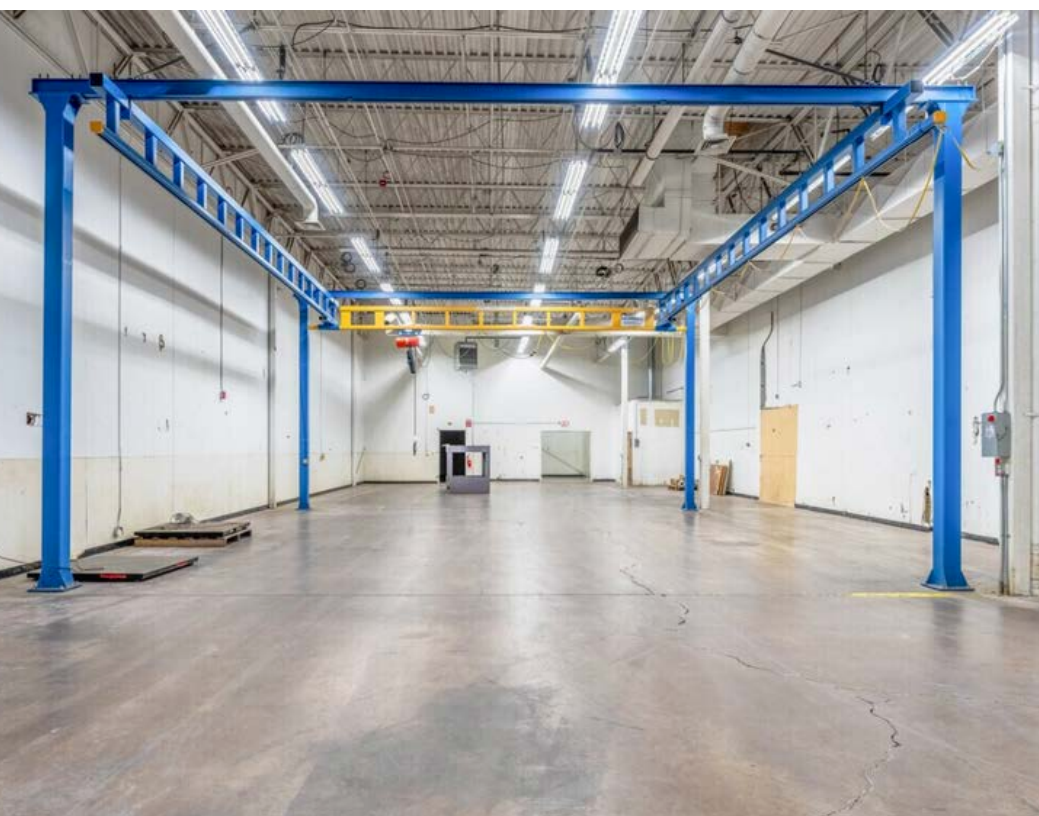
Clear Height: 20'

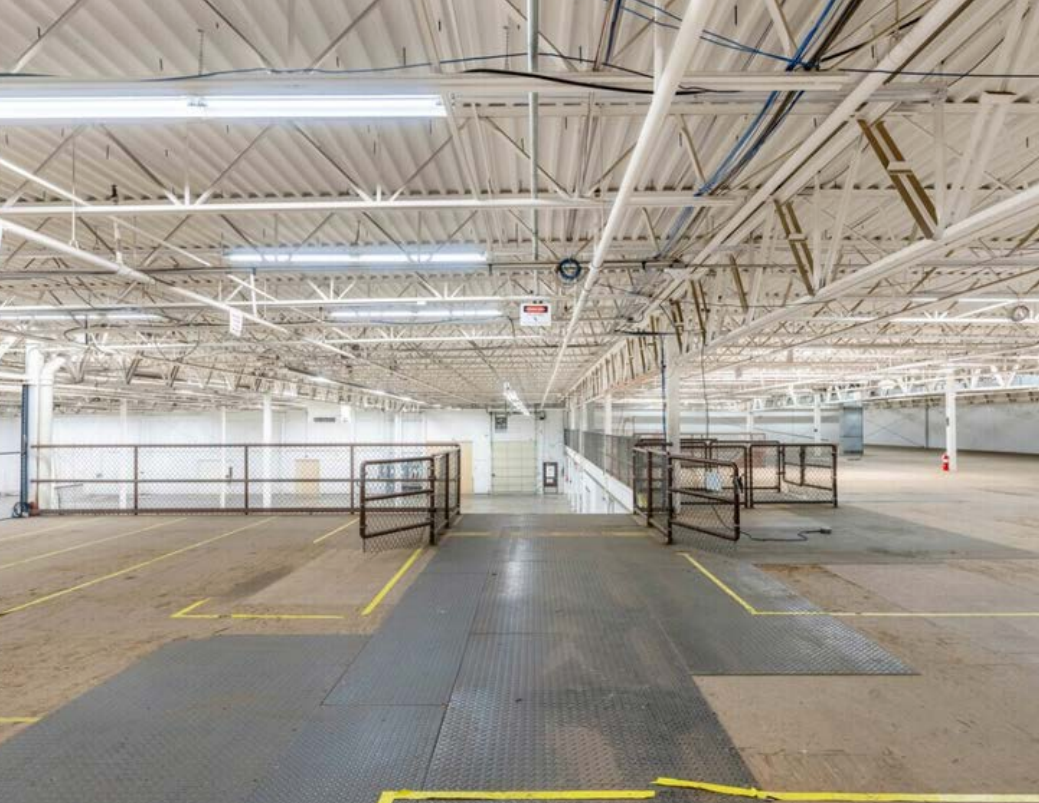
Building Class: C

Year Built: 1983









PRIME INDUSTRIAL LOCATION - (MANCHESTER, CT)

Manchester, Connecticut is a well-established commercial and industrial market within the Greater Hartford region, offering strong access to major Northeast population centers. The town is strategically served by I-84, I-384, and I-291, with connections to I-91, providing efficient routes toward Hartford, Boston, New York, and Providence. Manchester also benefits from proximity to Bradley International Airport and a diverse economic base that includes precision manufacturing, warehousing and distribution, healthcare, and technology. For industrial and commercial users, Manchester combines established industrial districts, a skilled regional workforce, highway accessibility, and a business-supportive economic development environment. The town offers development incentives for qualifying industrial projects and continues to support the retention and expansion of its industrial and employment base, making Manchester an attractive location for manufacturing, distribution, warehouse, and service-oriented operations seeking connectivity throughout New England and the broader Northeast.

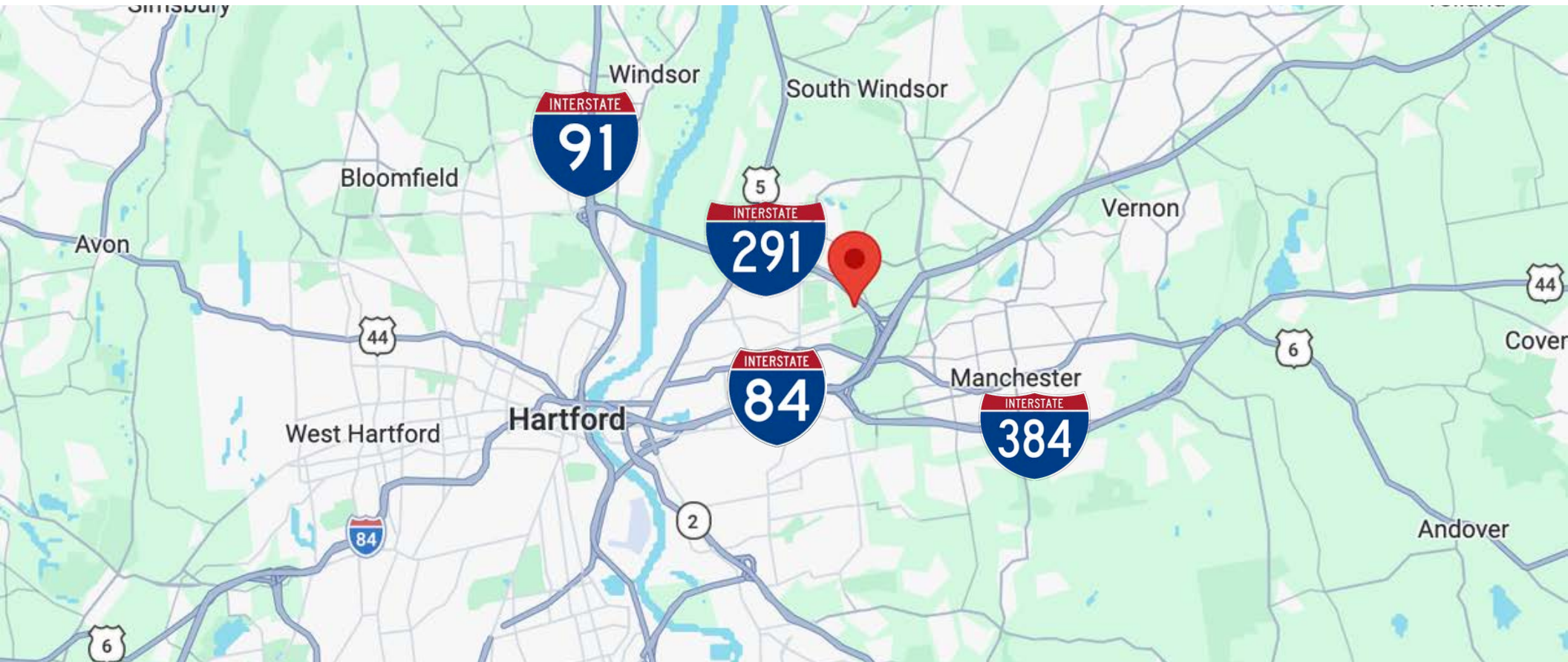
LOCATION KEY DISTANCES

I-384 - 5.3 Miles

I-291 - 0.8 Miles

I-91 - 5.8 Miles

I-84- 4 Miles





Louise Haddad



VP of Acquisitions



315-400-7477



Louise@IronHornEnterprises.com

Available For Lease

**151 Batson Dr
Manchester, CT, 06042**

