

**MEDICAL SUITE AVAILABLE FOR LEASE**  
**365 Willard Avenue—Unit 2E-b+c**  
**NEWINGTON, CT 06111**



**FIGURE EIGHT**

**PROPERTIES**



## **PROPERTY DETAILS**

365 Willard Avenue is located within the Spectrum Office Park and part of the Spectrum Office Condominium Association.

The 365 Willard Avenue building is located less than one mile from the Fastrack Station and its nearby amenities. The property is well-maintained, professionally managed and has ample parking. Access is directly off Willard Avenue and there is excellent visibility from the street.

All information contained herein is from sources deemed reliable and is submitted subject to errors, omissions, changes of other terms and conditions, prior sale, lease or financing or withdrawal without notice. No warranty or representation, expressed or implied is made as to the accuracy of the information and is subject to changes, withdrawal without notice and to conditions within the listing with our principals.



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## UNIT DETAILS—2,500 RSF



Unit 2E-b is approximately 1,500 square feet and is located along the front, east-side of the property with direct visibility from Route 173, Willard Avenue. There is a separate, direct entrance with double-entry doors offering a vestibule for entering guests/customers.



The unit is currently built out with four exam rooms, private bathroom, storage room, closet, large reception area and kitchen. In addition, to the main entrance, there is separate rear ingress/egress into the common area hallways and bathrooms.

Unit 2E-c is approximately 1,000 square feet and is adjacent to and connected to Unit 2E-b. The combined square footage of the two suites is approximately 2,500 square feet.



## NEIGHBORS



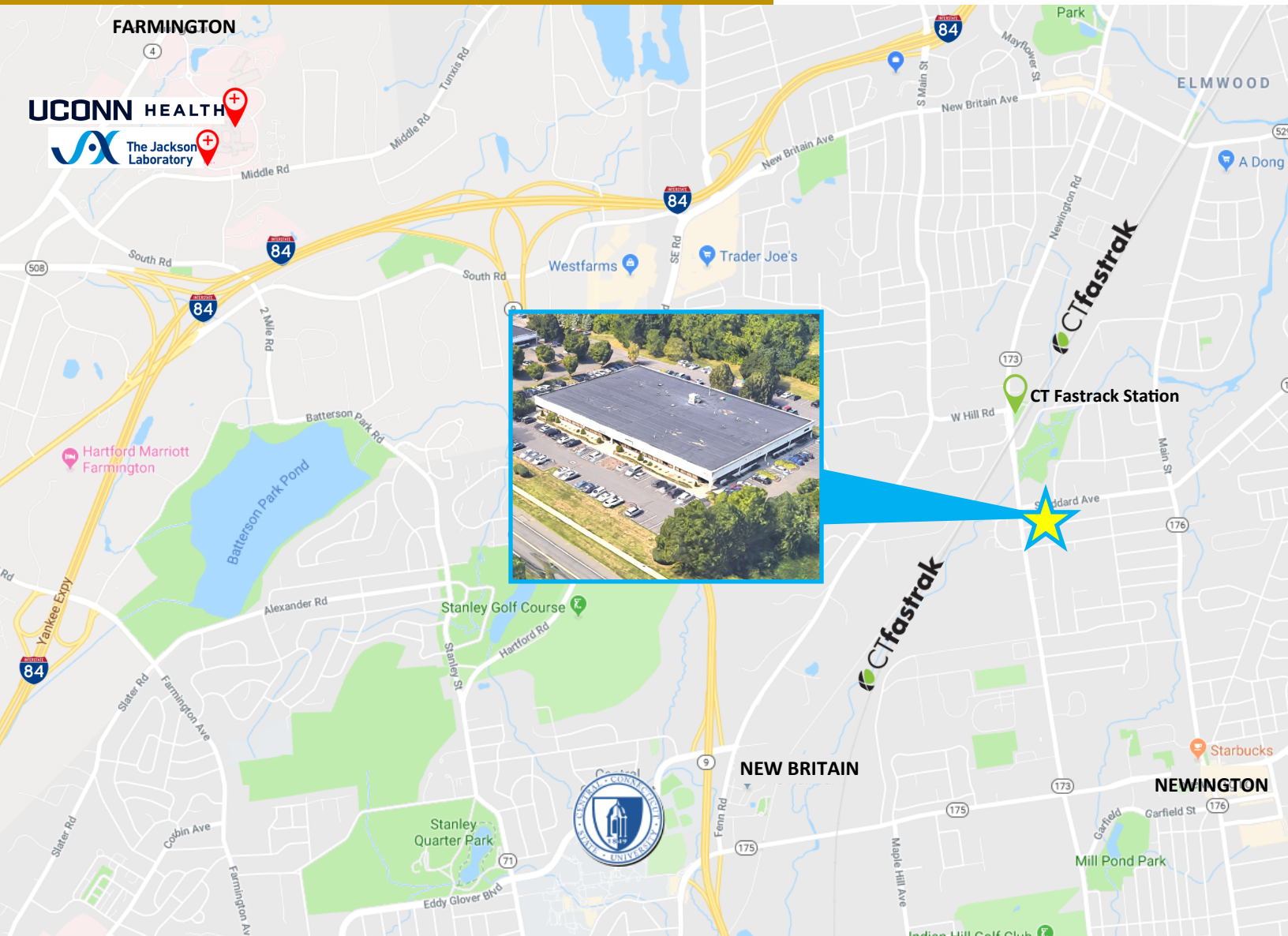
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## LOCATION OVERVIEW



FOR MORE INFORMATION PLEASE CONTACT

**STEVE KINDL**

STEVEK@F8PROPERTIES.COM

860.313.5400 X 118

**Figure Eight Properties**

Corporate Center West  
433 South Main Street  
Suite 112

West Hartford, CT 06110

[www.f8properties.com](http://www.f8properties.com)