

BUILDING SIZE 230,000+/- SF

★ **STORAGE SPACE AVAILABLE** ★

30,000 SF
2nd Floor
Available
Immediately

30,000 SF
3rd Floor
Available
Immediately



5.12 AC

First Tenant : 3 yr Lease | 2nd Tenant : 3 yr Lease

*****30,000 SF 2nd Floor Available Immediately*****

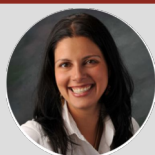
*****30,000 SF 3rd Floor Available Immediately*****

3 story masonry building constructed in 1911

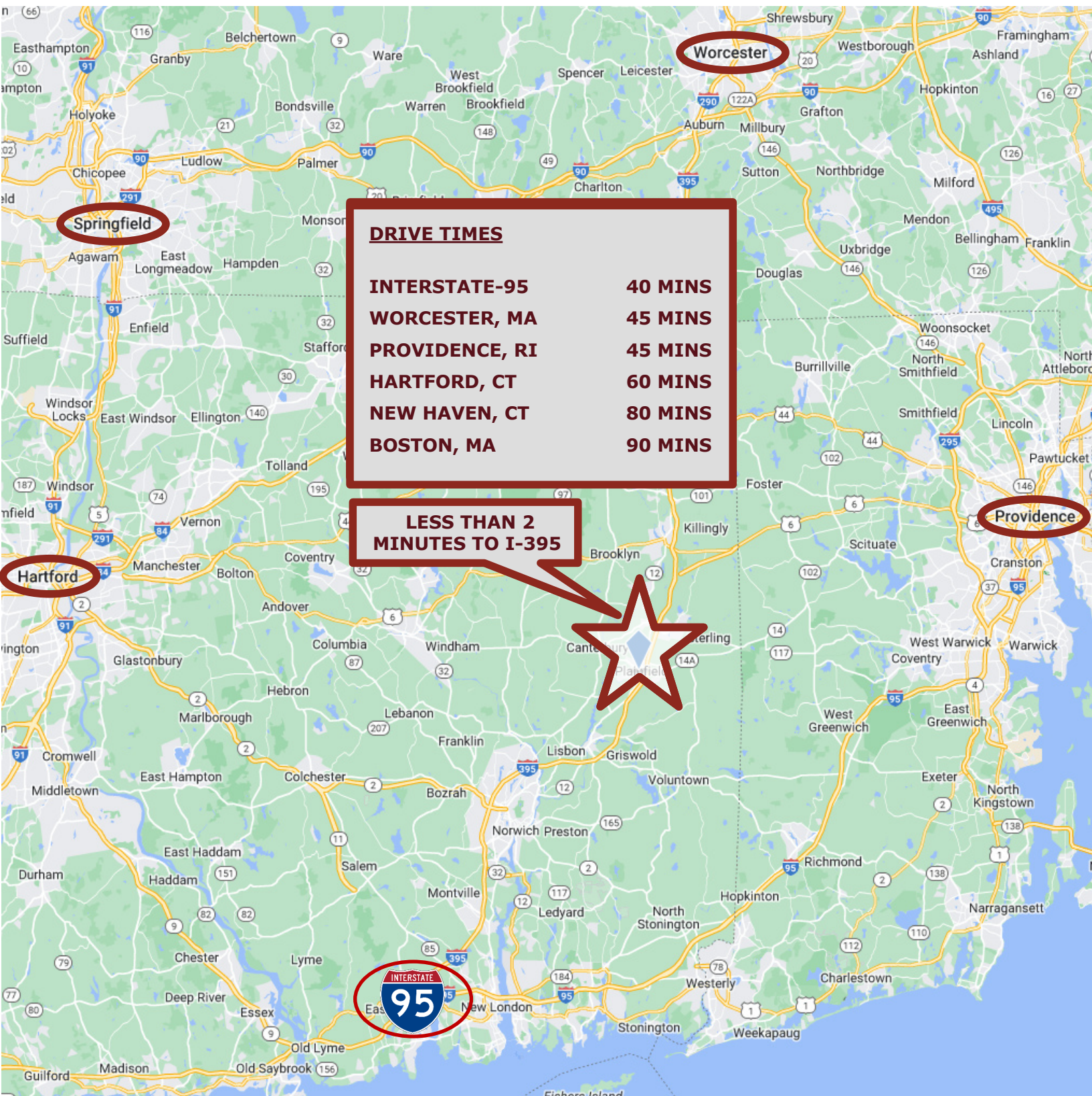
Flooring | Hardwood
Heating Fuel | Gas
Heating Type | Hot Air—No Duct
First Floor SF | 82,560 SF
Second Floor SF | 148,320
Ceiling Height | 12'-18'
(heights vary throughout)

Available: November 1, 2025
Rental Rate: \$2.00-\$2.50 /SF/YR
Income \$150,000/YR

Rent roll available upon request



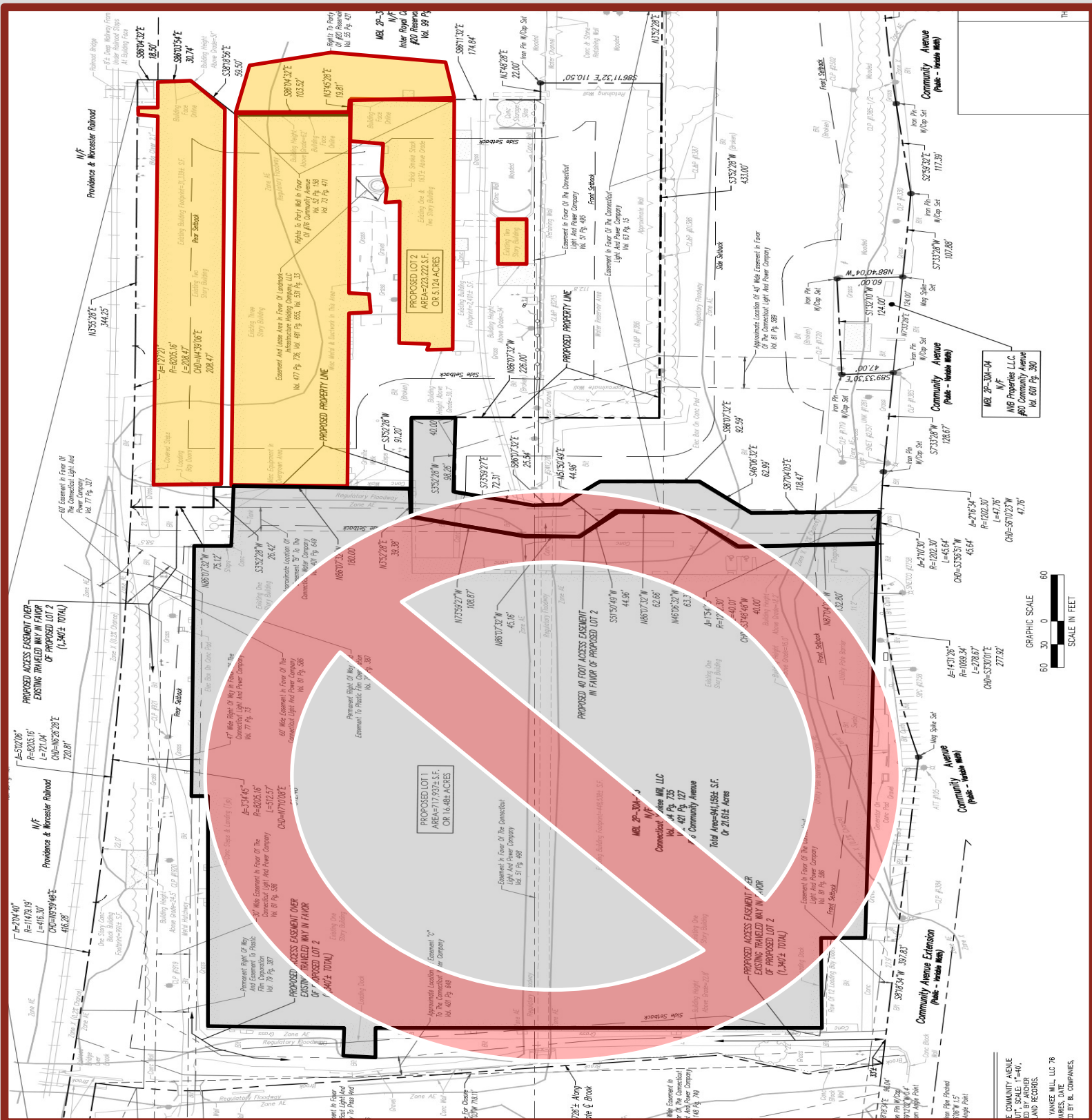




FOR SALE/FOR LEASE
CONNECTICUT YANKEE MILL
76 COMMUNITY AVE LOT-B, PLAINFIELD, CT

CONNECTICUT YANKEE MILL

76 COMMUNITY AVE LOT-B, PLAINFIELD, CT



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