

770 CHAPEL STREET

NEW HAVEN CT 06510



(959) CALL-KNG

FOR LEASE

200 SF - 20,000 SF MULTIPLE OFFICE SUITES AVAILABLE
\$22 PER SF + UTILITIES



SECONDS FROM I-91 & I-95
PRIME DOWNTOWN LOCATION
WALKING DISTANCE TO CITY HALL & ALL COURTHOUSES



40,000 SF SINGLE LEVEL OFFICE SPACE - CAN BE
SUBDIVIDED.

ABUNDANT NATURAL LIGHT

WALKING DISTANCE TO SHORELINE AND METRO RAIL

SECURED PARKING IN REAR OF BUILDING.

HIGH PEDESTRIAN TRAFFIC

Contact us today

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

CALL TODAY FOR A SHOWING

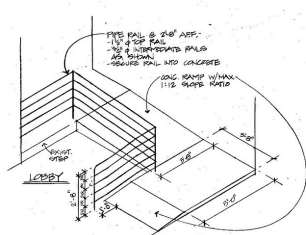
Total SQFT	93,794 SF
Available SF	200 SF - 10,370 SF
Year Built	1900
Ceiling Height	10'
City Water/Well	City Water
City Sewer/ Septic	City Sewer
Construction	Masonry
Heating	Forced Air/Gas
A/C	AC Packages
Roof Structure	Flat
# of Floors	4
Parking	Rear
Bathrooms	Common Area
Frontage	42' +/-
Taxes	\$75,893
Taxes / SF	\$0.81

OFFICE SPACES AVAILABLE RANGING FROM 200 SF- 40,000 SF
AVAILABLE AT \$22/SF PLUS UTILITIES. PLENTY OF NATURAL LIGHT AND
SECURED PARKING AT REAR OF BUILDING. PRIME LOCATION; JUST STEPS
AWAY FROM SHORELINE AND STATE STREET TRAIN STATION, YALE
UNIVERSITY, & AN ABUNDANCE OF SHOPS AND RESTAURANTS. ON BUS
ROUTE.

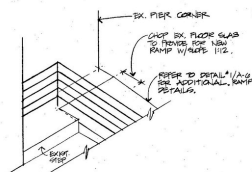
EZ ACCESS TO I-91 & I-95.

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



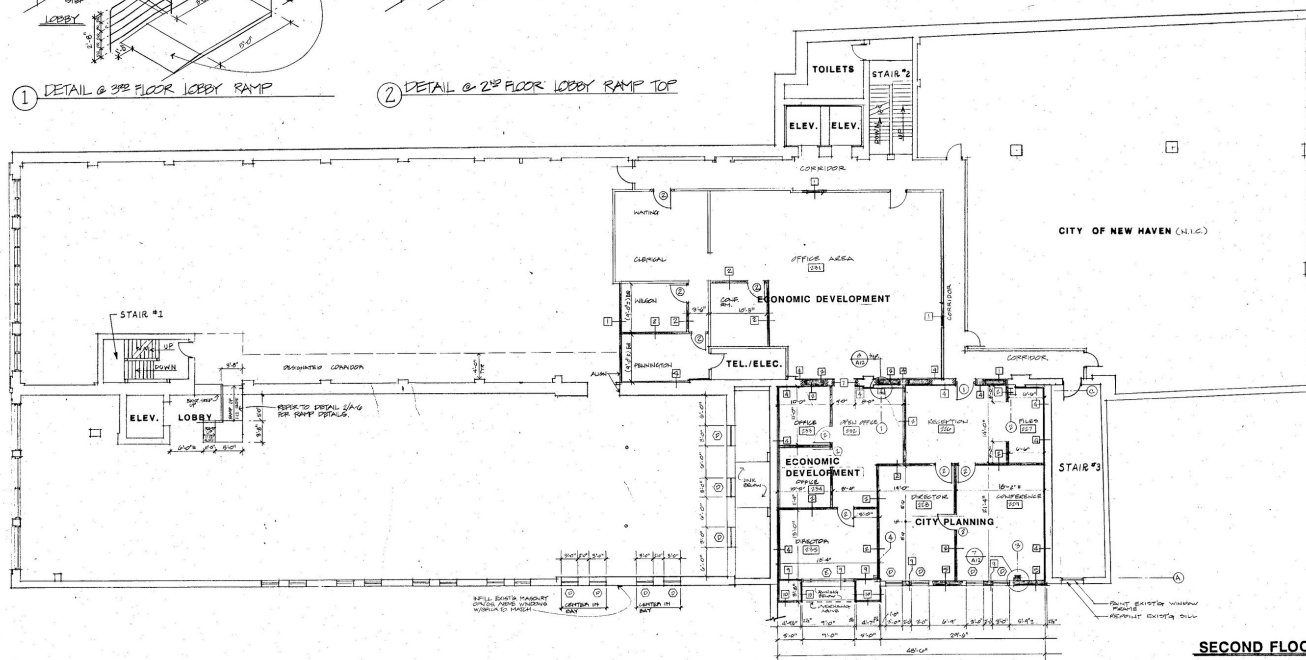


1 DETAIL 3RD FLOOR LOBBY RAMP



2 DETAIL 2ND FLOOR LOBBY RAMP TOP

NOTES
REFER TO SHEET A-5 FOR NOTES & CONSTRUCTION METHOD



SECOND FLOOR
SCALE: 1/8" = 1'-0"

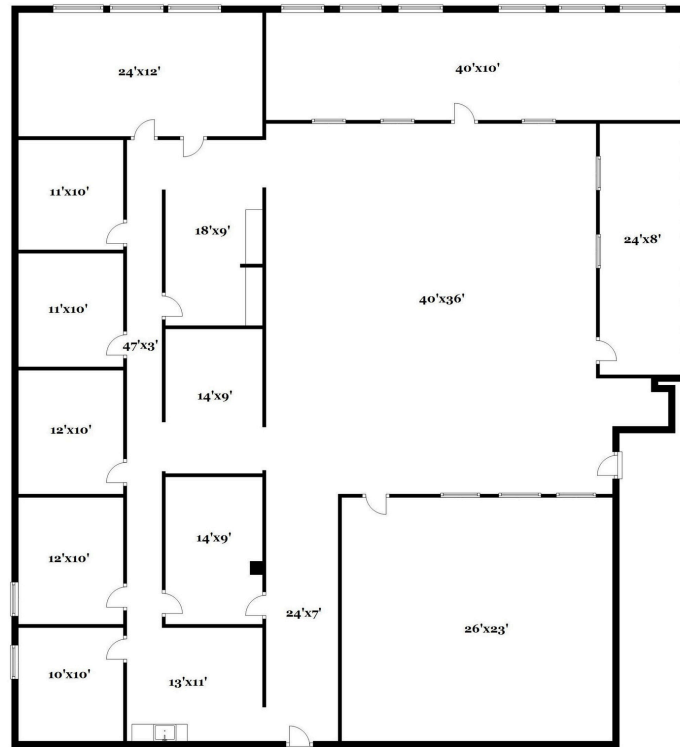
harry scheller andrew dragot
architects pc
100 waterville road
farmington, conn.



RENOVATIONS TO:
770 CHAPEL STREET
NEW HAVEN, CONNECTICUT

SECOND FLOOR PLAN

HSAD #86-41
A • 7
REV. 11/1988
DATE: 12/1988
SHEET: 7 OF 10



All measurements are approximate and not guaranteed. This illustration is provided for marketing and convenience only. All information should be verified independently. © PlanOmatic