



Ranked in Top 50
Commercial Firms in U.S.



FOR LEASE

#6 & #8 Post Office Square, Clinton, CT

1,304± RSF up to 4,422± RSF RETAIL / OFFICE SPACE FOR LEASE

LEASE RATE: \$15.00/SF NNN

HIGHLIGHTS

- 4,422± RSF Retail / Office Space for Lease
- 2,727± RSF 1st Floor Retail Office space
 - Divisible to 1,423± RSF & 1,304± RSF
- 1,695± RSF Office Space on Lower Level
- Rear Parking Lot & Street Parking

CONTACT

Frank Hird, SIOR

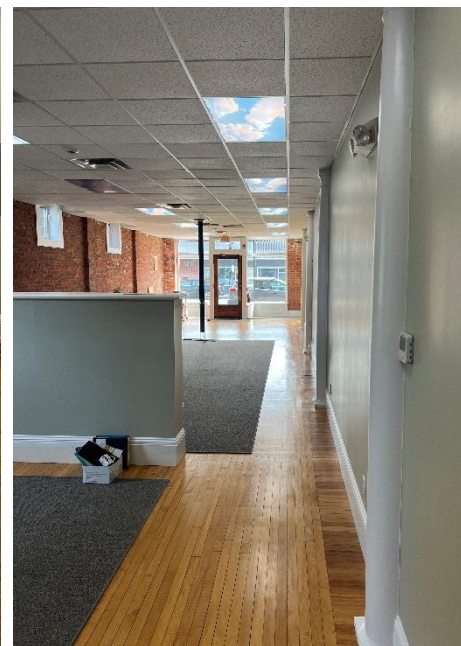
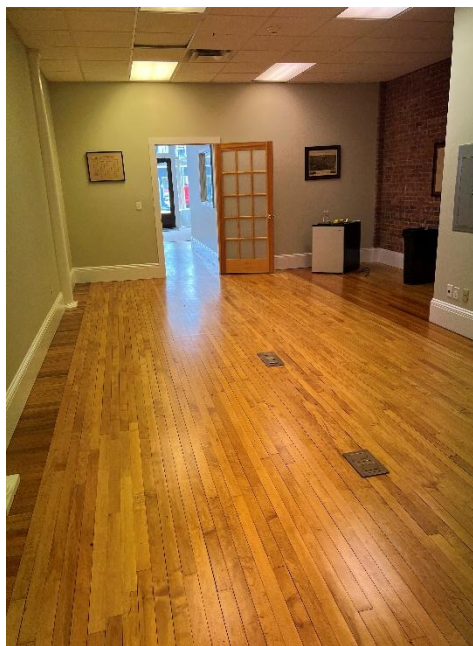
203-643-1033 (Office), 203-494-6302 (Cell)

fhird@orlcommercial.com

Will Braun, SIOR

203-804-6001 (Cell)

wbraun@orlcommercial.com



WWW.ORLCOMMERCIAL.COM



2 Summit Place, Branford, CT 06450 | ☎ (203) 488-1555 | 📠 (203) 315-4046

2430 Silas Deane Highway, Rocky Hill, CT 06067 | ☎ (860) 721-0033 | 📠 (860) 721-7882

Broker of Record: J. Richard Lee | (203) 643-1006 | rlee@orlcommercial.com | License: REB.0758300

While the information contained herein has been obtained from sources deemed to be reliable, no guarantee is made as to its accuracy.



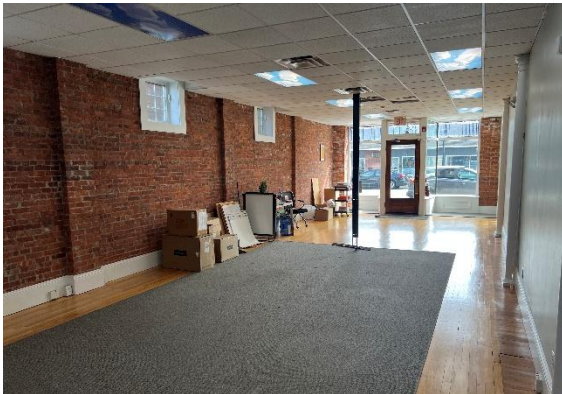
FOR LEASE

LEASE RATE: \$15.00/SF NNN

1,304± RSF - 2,727± RSF 1ST FLOOR OFFICE / RETAIL SPACE

1,695± RSF LOWER LEVEL OFFICE SPACE

#6 & #8 Post Office Square, Clinton, CT 06413



WWW.ORLCOMMERCIAL.COM



2 Summit Place, Branford, CT 06450 | ☎ (203) 488-1555 | 📠 (203) 315-4046

2430 Silas Deane Highway, Rocky Hill, CT 06067 | ☎ (860) 721-0033 | 📠 (860) 721-7882

Broker of Record: J. Richard Lee | (203) 643-1006 | rlee@orlcommercial.com | License: REB.0758300

While the information contained herein has been obtained from sources deemed to be reliable, no guarantee is made as to its accuracy.

LEASE RATE: \$15.00/SF NNN

1,304± RSF - 2,727± RSF 1ST FLOOR OFFICE / RETAIL SPACE

1,695± RSF LOWER LEVEL OFFICE SPACE

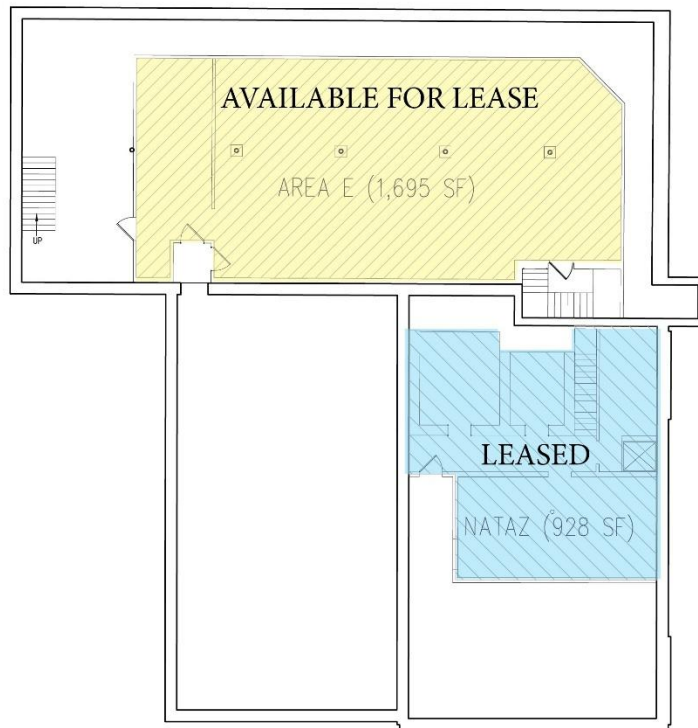
FOR LEASE 

#6 & #8 Post Office Square, Clinton, CT 06413



FIRST FLOOR PLAN – 2,727± RSF AVAILABLE

- Divisible to:
 - 1,423± RSF
 - 1,304± RSF



LOWER LEVEL FLOOR PLAN

- 1,695± RSF



WWW.ORLCOMMERCIAL.COM



2 Summit Place, Branford, CT 06450 | ☎ (203) 488-1555 | 📠 (203) 315-4046

2430 Silas Deane Highway, Rocky Hill, CT 06067 | ☎ (860) 721-0033 | 📠 (860) 721-7882

Broker of Record: J. Richard Lee | (203) 643-1006 | rlee@orlcommercial.com | License: REB.0758300

While the information contained herein has been obtained from sources deemed to be reliable, no guarantee is made as to its accuracy.



FOR LEASE

LEASE RATE: \$15.00/SF NNN

1,304± RSF - 2,727± RSF 1ST FLOOR OFFICE / RETAIL SPACE

1,695± RSF LOWER LEVEL OFFICE SPACE

#6 & #8 Post Office Square, Clinton, CT 06413

BUILDING INFORMATION

GROSS BLDG AREA: 12,399± SF

AVAILABLE: 4,422± RSF Total,

1,304± RSF- 2,727± RSF on 1ST FL

1,695± RSF on Lower Level

OF FLOORS: 2 Stories

CONSTRUCTION: Brick, Masonry

ROOF TYPE: PVC & EPDM2017

YEAR BUILT/RENOVATED: 1923 / 2018

MECHANICAL EQUIPMENT

AIR CONDITIONING: Central Air

HEAT: Gas, Forced Air Individually Metered

ELECTRIC: 800amps, Individually Metered

SITE INFORMATION

SITE AREA: 0.20 Acre & 0.26 Acre

ZONING: B-3

PARKING: Rear Lot & Street Parking

VISIBILITY: Excellent on Route 1

HWY ACCESS: I-95

TRAFFIC COUNT: 12,678±

CLINTON TRAIN STATION: Direct Pedestrian Access

UTILITIES

WATER: Public Connected

SEWER: Septic

GAS: Yes

TAXES

ASSESSMENT: \$985,080

MILL RATE: 31.14

TAXES: \$30,675.40 (July 2025 / Jan 2026)

EXPENSES

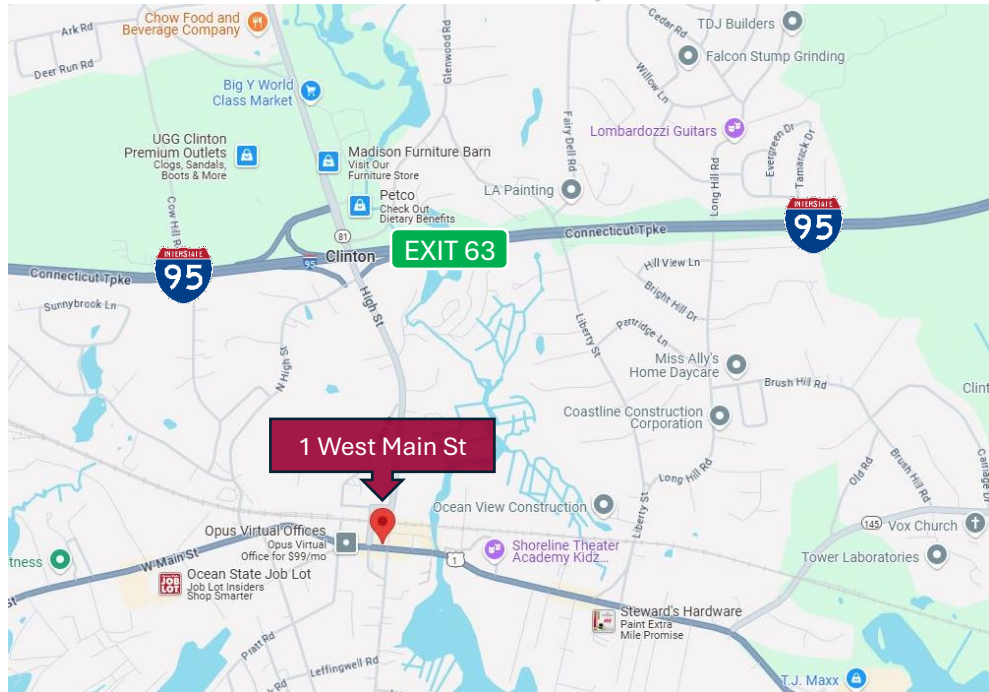
RE TAXES: ☒ Tenant ☐ Landlord

UTILITIES: ☒ Tenant ☐ Landlord

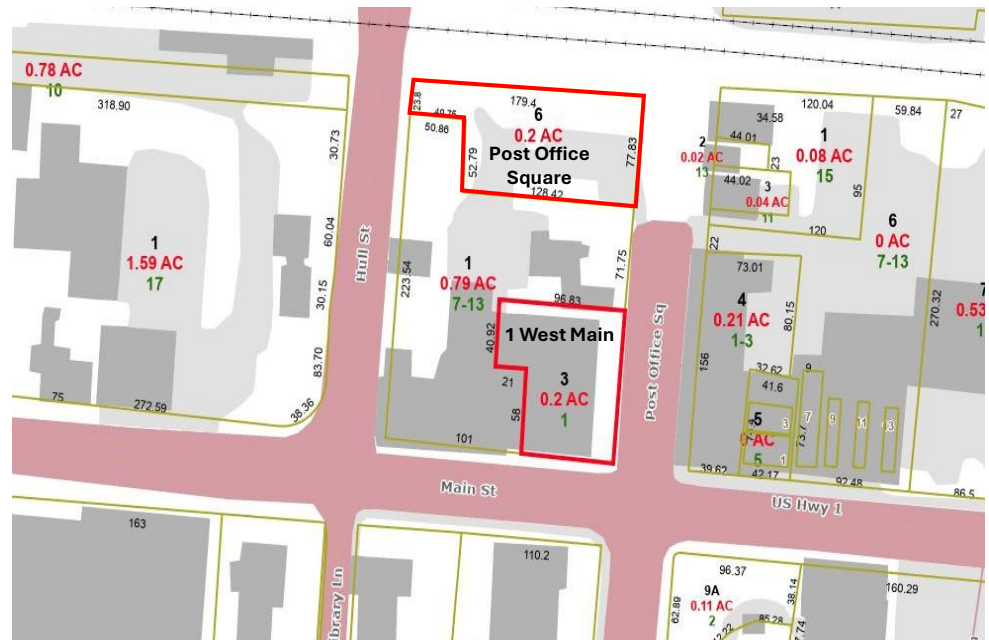
INSURANCE: ☒ Tenant ☐ Landlord

MAINTENANCE: ☒ Tenant ☐ Landlord

JANITORIAL: ☒ Tenant ☐ Landlord



Retail / Office Space for Lease Located at #6 & #8 Post Office Square



CONTACT

Frank Hird, SIOR

Office: 203-643-1033

Cell: 203-494-6302

Email: fhird@orlcommercial.com

Will Braun, SIOR

Office: 203-643-1007

Cell: 203-804-6001

Email: wbraun@orlcommercial.com

Rich Lee

Office: 203-643-1006

Email: rllee@orlcommercial.com



WWW.ORLCOMMERCIAL.COM



2 Summit Place, Branford, CT 06450 | ☎ (203) 488-1555 | 📠 (203) 315-4046

2430 Silas Deane Highway, Rocky Hill, CT 06067 | ☎ (860) 721-0033 | 📠 (860) 721-7882

Broker of Record: J. Richard Lee | (203) 643-1006 | rllee@orlcommercial.com | License: REB.0758300

While the information contained herein has been obtained from sources deemed to be reliable, no guarantee is made as to its accuracy.