



Ranked in Top 50
Commercial Firms in U.S.

7.5 MONTHS FREE WITH 5 YEAR LEASE

FOR LEASE

290 Roberts Street, East Hartford, CT 06108

Up to 18,000± SF Available Space – Multiple Suites



LEASE RATE: \$16.95/SF GROSS + JANITORIAL

HIGHLIGHTS

- Up to 18,000± available out of 30,352± SF
- 5,935± SF Contiguous, Subdivide to 865± SF
- Drive-thru available
- 3-Story Building with 10,000 SF Floor Plates
- Recent upgrades including LED Lighting
- Elevator
- 100% Sprinklered
- Basement Storage Available
- 111 Parking Spaces on 2.21 acres
- Traffic: 9,500± ADT, excellent visibility
- Zoning: I-2/Office
- Quick Access to I-84, Exit 58
- **BREAKDOWN:**
 - Suite 100C: 2,124± SF
 - Suite 101: 2,252± SF
 - Suite 203: 865± SF
 - Suite 204-205: 3,344± SF
 - Suite 300C: 1,467± SF
 - Suite 301: 5,935± SF (will subdivide)



CONTACT

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WWW.ORLCOMMERCIAL.COM



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

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

Broker of Record: Jay Morris | 860.721.0033 | jmorris@orlcommercial.com | License: REB.0755257

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



FOR LEASE

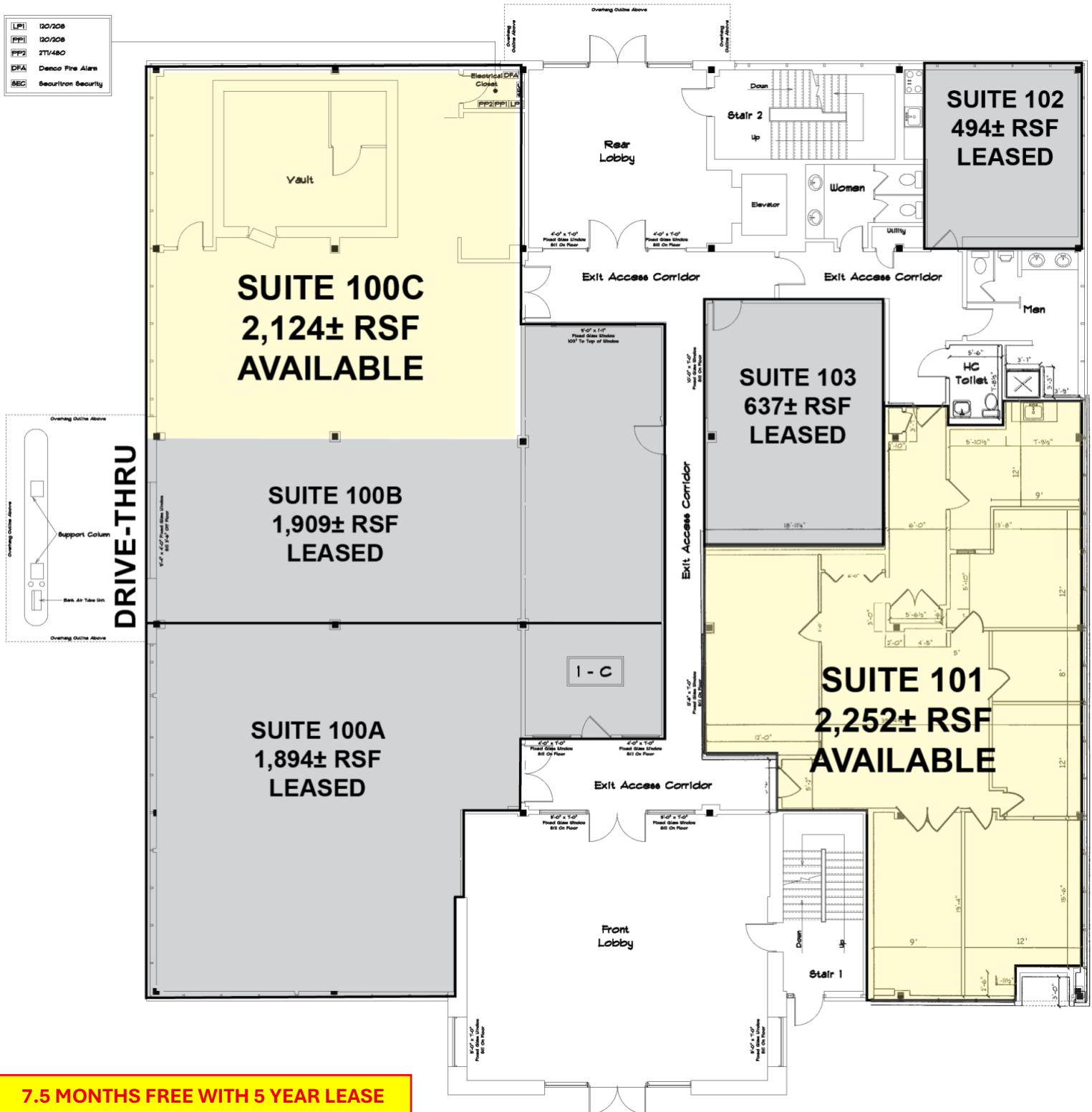
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290 Roberts Ave, East Harford, CT

865± SF and up

1st Floor – Suite 100C: 2,124± SF Available and Suite 101: 2,252± SF Available

LP1	10/208
FP1	10/208
FP2	271/480
DFA	Danco Fire Alarm
SEC	Securix Security



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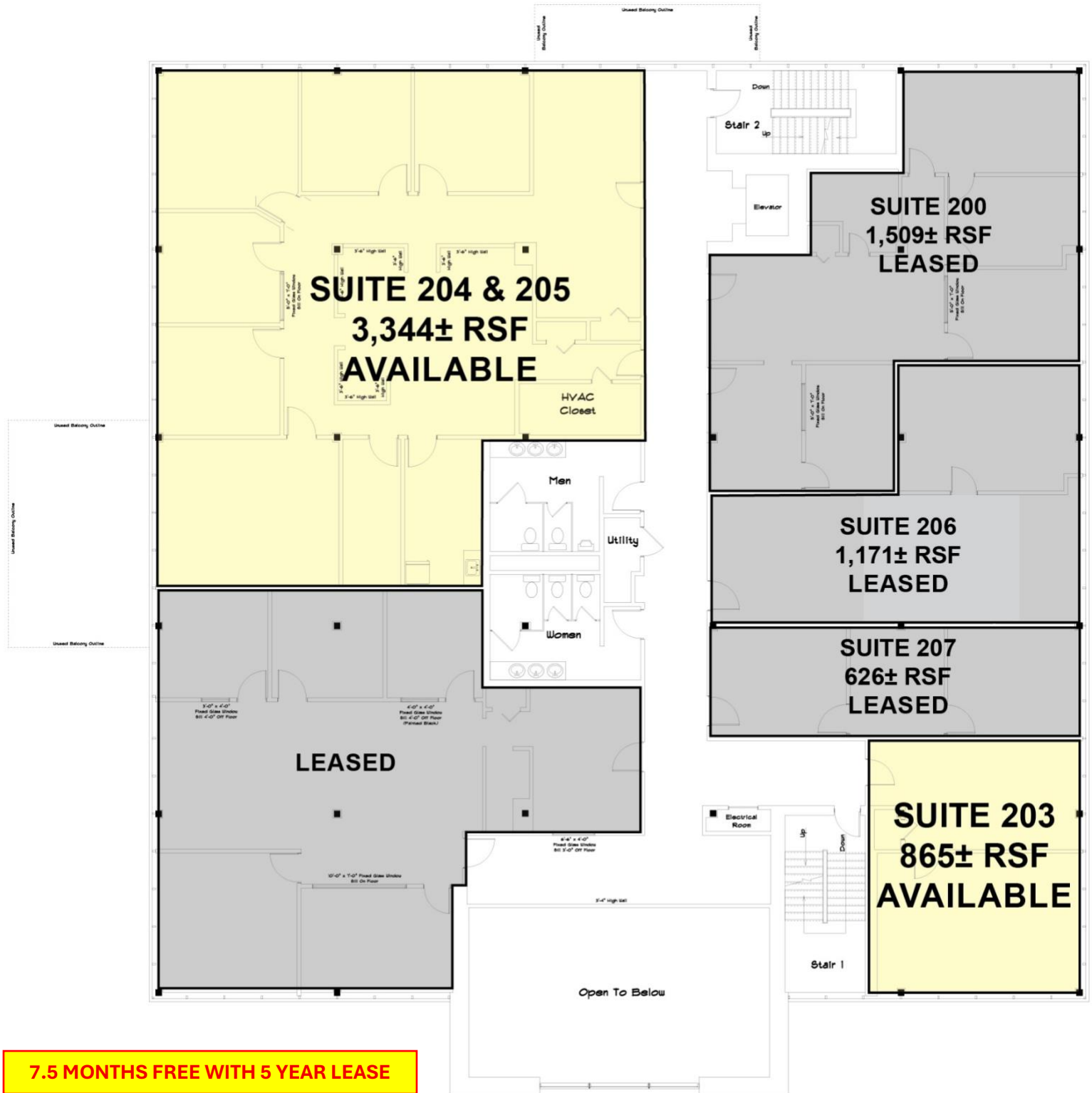
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865± SF and up

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2nd Floor – Suite 203: 865± SF Available and Suite 204-205: 3,344± SF Available



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