# **AVAILABLE FOR LEASE**

# 12 Turnberry Lane Newtown, CT





### **OFFERING SUMMARY**

Lease Rate:	\$15.00 SF/YR (NNN)
<b>Building Size:</b>	24,779 SF
Available SF:	2,844 SF
Lot Size:	2.75 Acres
Zoning:	M-4
Year Built	2008
Parking	200 Spaces

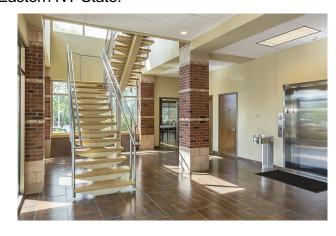
#### **PROPERTY HIGHLIGHTS**

- Located in Newtown, near Danbury and NY State Border
- Near I-84, CT-34 and Main Street
- Ample Parking with 200 spaces

## **PROPERTY OVERVIEW**

The Atherton Commercial Team (ACT) Exclusively presents for Lease 12 Turnberry Lane in Newtown, Connecticut. Constructed in 2008 with great attention to detail, 12 Turnberry offers Class A Office space. The elevator serviced building features a modern entry and flexible layout perfect for a variety of industries needing office space.

The property is zoned M-4 and sits on 2.75 acres in picturesque Newtown, CT. Located off of I-84 and CT-34 and CT-25 convenient to surrounding Fairfield County and Eastern NY State.











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## **FLOOR PLAN**

