

Professional Office Space For Lease



**2,276 SF FREE STANDING
OFFICE BUILDING**

HIGH TRAFFIC ROUTE 10

Excellent Exposure and Signage

**2725 WHITNEY AVENUE
HAMDEN, CONNECTICUT**

Stephen Press, SIOR
203.288.1900 x123
spress@presscuzzo.com

Press|Cuzzo Commercial Services | 2751 Dixwell Avenue | Hamden, CT 06518
www.presscuzzo.com

The information above is offered subject to errors, omissions, price change, prior sale, lease or withdrawal from market.

OVERVIEW

**Excellent identity on high traffic
Whitney Avenue**

**OFFICE SPACE
2725 WHITNEY AVENUE
HAMDEN**

PROPERTY HIGHLIGHTS

- Well located, just off Rt 40 Connector, Easy access to Parkway
- Ample on-site parking
- 2,278 square feet, 1st Floor—1,462 sf, 2nd Floor—816 sf
- Offered at \$3,400/monthly + Utilities

PROPERTY SUMMARY

- Lot Size: .92 Acres
- Zone: T-3
- Gas FWA/Central A/C
- Flexible Layout



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REALTORS
Commercial Services

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Stephen Press, SIOR

Principal

spress@presscuozzo.com

203.288.1900 x123 Office

Stephen Press, SIOR, Company Co-Principal and Broker of Press/Cuozzo Realtors, has been successfully marketing special properties since 1977. Stephen provides seller/buyer and tenant/landlord representation services to many of the area's well-known companies and directs Press/Cuozzo Commercial Services' commercial and investment sales team with assisting clients in the acquisition and disposition of various types of properties. Stephen and the team have been recipients of

numerous annual Commercial and Investment Division Deals of the Year Awards for both sales and leasing transactions.

Stephen is a member of the Society of Industrial and Office Realtors and the New Haven Middlesex, Connecticut and National Associations of Realtors. As a member of the New Haven Middlesex Association of Realtors, Stephen served on numerous committees and held various association offices before becoming its president in 1992. He was named Realtor of the Year in 2003.

For his work in the civic arena, Stephen was awarded the Business New Haven Community Service Award in 2002.



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