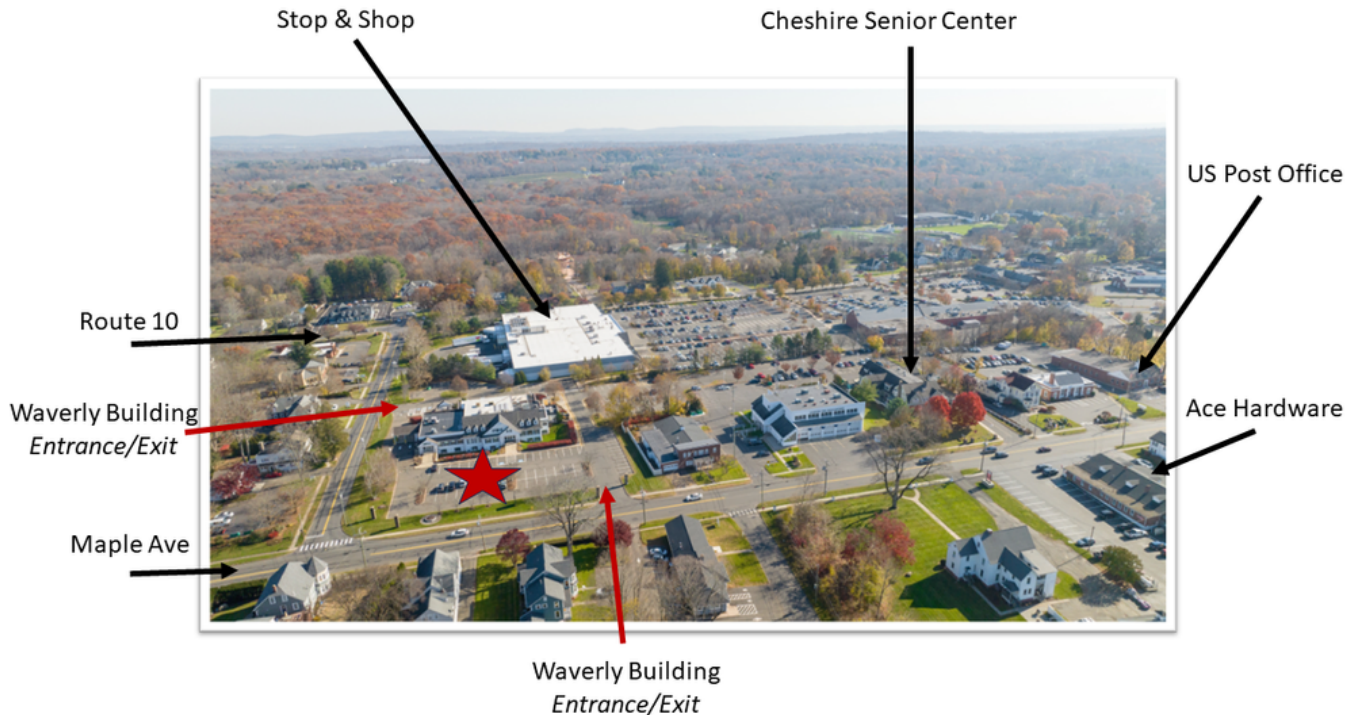


OFFICE & RETAIL SPACE FOR LEASE

286 Maple Avenue, Cheshire, CT 06410 | Price upon request



Available for lease: office and retail suites ranging from +/- 1000 to 4000 sq ft within the Waverly Building located in the center of Cheshire. The building is anchored by M&T Bank and restaurant space. Combining suites or subdividing is an option. The building is on 3+ acres of land with over 130 parking spaces. The property's corner lot location has entrances on Maple Avenue and Hinman Street, which leads directly to Route 10. Cheshire's population is +/- 30,000 people and its median income is +/- \$120,000. The town is bordered by Southington, Meriden, Wallingford, Hamden, Waterbury & Wolcott. Nearby highway access includes: I-84 to the west, I-91 to the east, I-95 to the south and Route 691 to the north. Neighboring properties include: Stop & Shop, Ace Hardware, Cheshire Senior Center, the US Post Office and a variety of local retail stores, restaurants, and professional offices. For decades this building has been a vibrant part of the community. Now is the time to be part of its revitalization.



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