



**59 Central Avenue,
 Waterbury, CT**

**Accessible
 Location**

Flexible Layout

**Ample
 Storage**

Property Highlights:

- Prime downtown location with excellent visibility and accessibility.
- Currently configured as professional office space, ideal for owner-users or investors. Property already has 2 unit configuration offering flexibility for the next owner.
- Functional layout featuring reception areas, private offices, conference rooms, and support space.
- Additional upper-level space provides flexibility for storage or future expansion.
- Private on-site parking for approximately 10 vehicles.
- Walking distance to retail, restaurants, public transportation, and local amenities.
- Convenient access to major highway I-84 and CT-8

Property Details:



Asking Price:
 \$299,000



Building Size:
 ±2,978 SF



Lot Size:
 0.16 +/- Acres



Year Built:
 1890



RO zone



Taxes 2026:
 \$4,663

Listing Broker

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