

362 Industrial Park Road
Middletown, Connecticut

±13,515 SF

Ideally located off Interstate 91 at exit 21



Property Description

- + **Total SF:** ±13,515 SF
 - Warehouse: ±6,515 SF
 - Office SF: ±7,000 SF
- + **Loading Docks:** 1
- + **Drive-in Doors:** 1
- + **Ceiling Height:** 20'
- + **Year Built:** 1988
- + **Roof Type:** Tar & gravel
- + **Construction:** Block
- + **Floor Type:** Concrete
- + **Zoning:** Industrial
- + **Parking:** 20 spaces
- + **Utilities:**
 - Sewer/Water: Public
 - Gas: CNG
 - Electric: Eversource
- + **Sale Price:** \$1,050,000
- + **Lease Rate:** \$9.00/SF NNN

±13,515 SF - Flex Condo

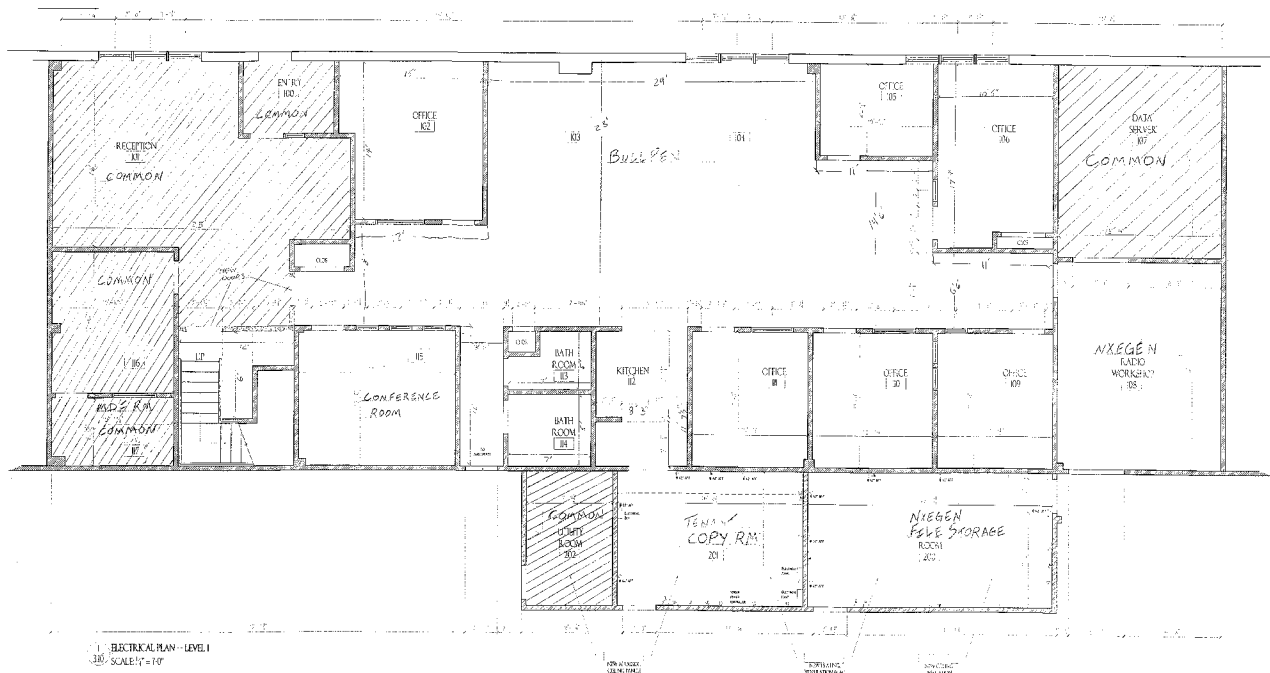
362 Industrial Park Road | Suite 7 | Middletown, CT

For Sale or Lease



FLOOR PLANS:

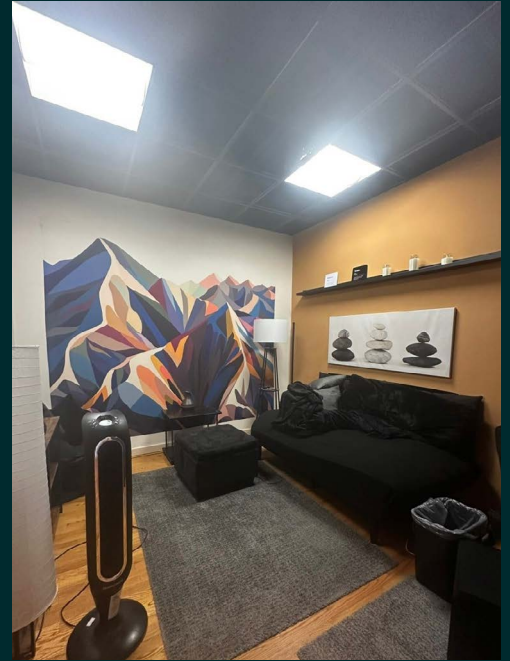
±13,541 SF - First Floor



±13,515 SF - Flex Condo

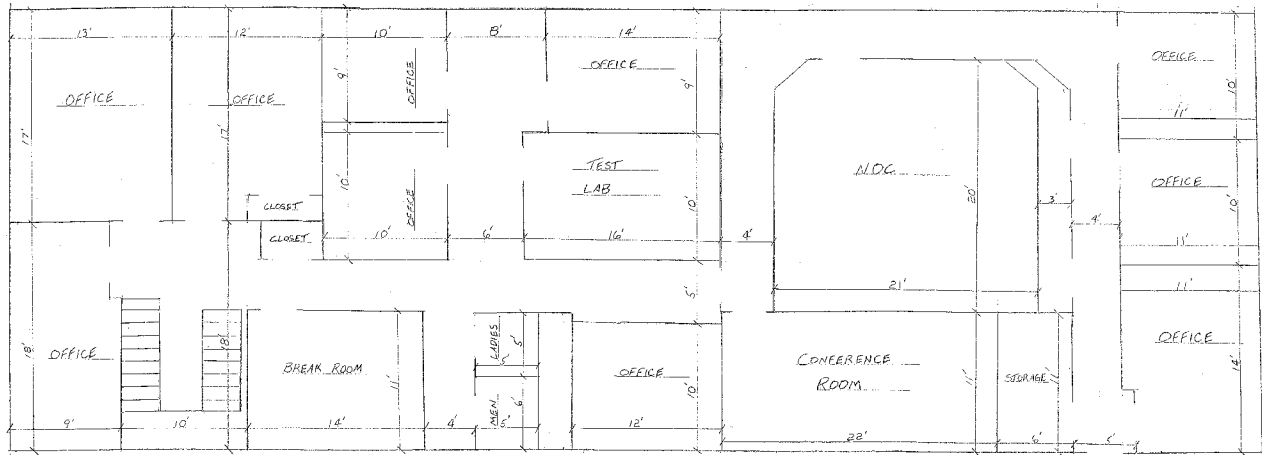
362 Industrial Park Road | Suite 7 | Middletown, CT

For Sale or Lease



FLOOR PLANS:

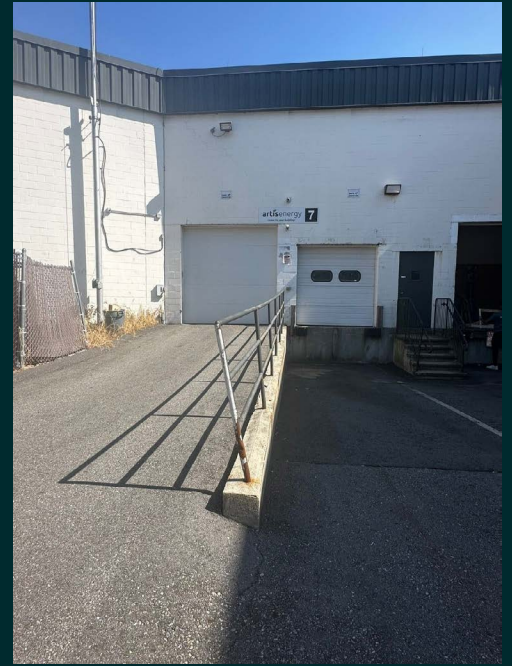
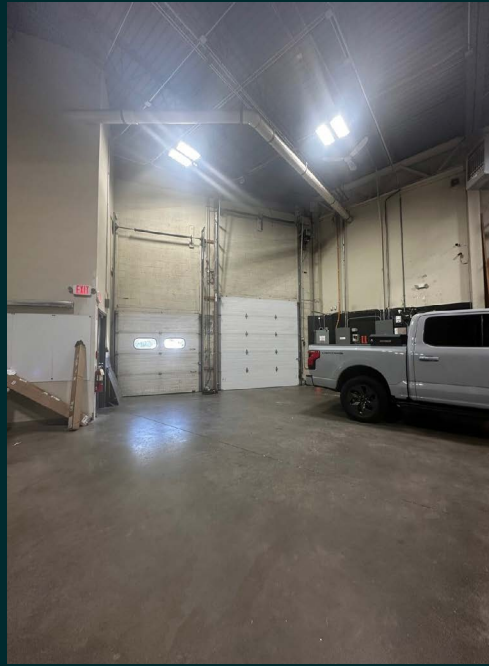
±13,472 SF - Second Floor



±13,515 SF - Flex Condo

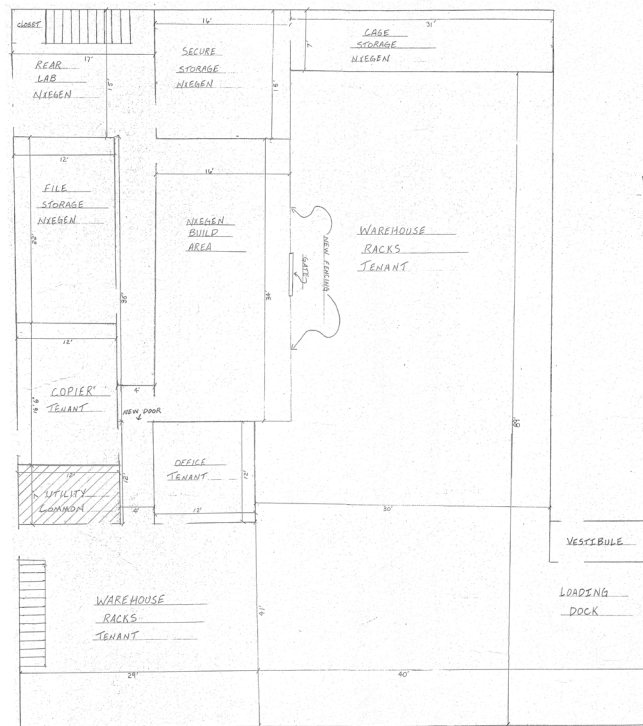
362 Industrial Park Road | Suite 7 | Middletown, CT

For Sale or Lease



FLOOR PLANS: Warehouse

±6,265 SF



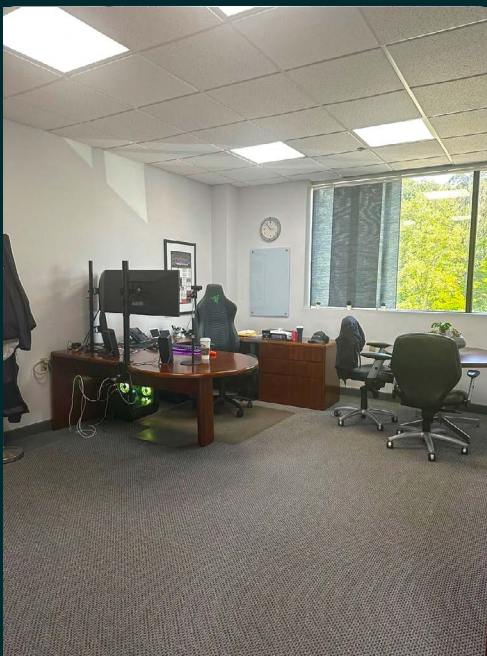
WAREHOUSE

±13,515 SF - Flex Condo

362 Industrial Park Road | Suite 7 | Middletown, CT

For Sale or Lease

PHOTOS

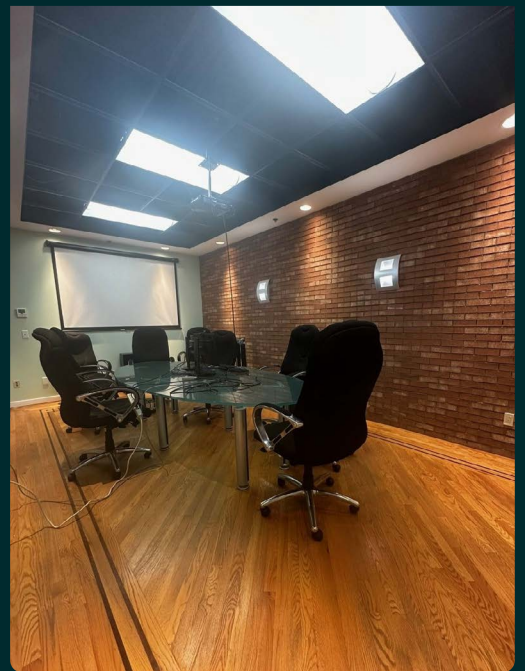


±13,515 SF - Flex Condo

362 Industrial Park Road | Suite 7 | Middletown, CT

For Sale or Lease

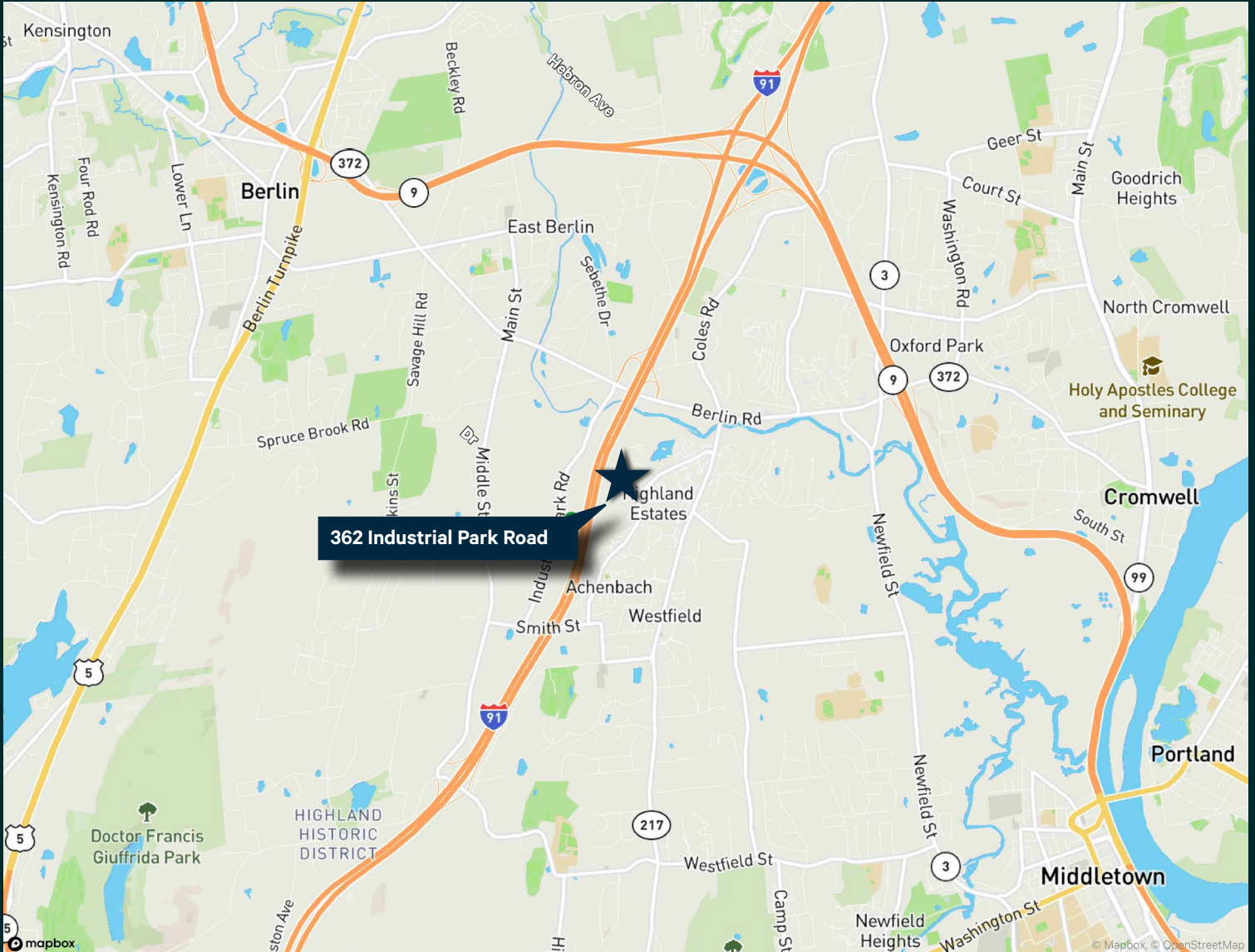
PHOTOS



±13,515 SF - Flex Condo

362 Industrial Park Road | Suite 7 | Middletown, CT

For Sale or Lease



Contact Us

Jennifer Gosselin

Vice President

D +1 860 987 4734

jennifer.gosselin@cbre.com

© 2024 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such logos does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.

www.cbre.com/362industrialparkroad

CBRE