

76 Progress Drive, Stamford CT
Industrial For Lease - 3,161 - 10,596 SF
\$16 PSF, NNN \$6 PSF, plus electric



Exclusive Brokers

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Pyramid Real Estate Group • 20 Summer Street, Stamford, CT 06901
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10,596 SF ground level of 2 level mixed-use 119,298 SF building
Available for immediate occupancy
Proximity to I95 – Less than 1 mile

See attached floor plan:

Suite 130C - 3,161 SF

Suite 135 - 7,437 SF

Combined up to 10,596 SF

11' ceilings

Columb spacing 24' x 40'

2 loading docks with levelers

Kitchenette

Multiple bathrooms shared in common

Electric is sub-metered

Heat is from building boiler. Cost in NNN

Zone: ML

Parking: 12 vehicle parking included

Power: 3 phase, single phase

HVAC: air-conditioned

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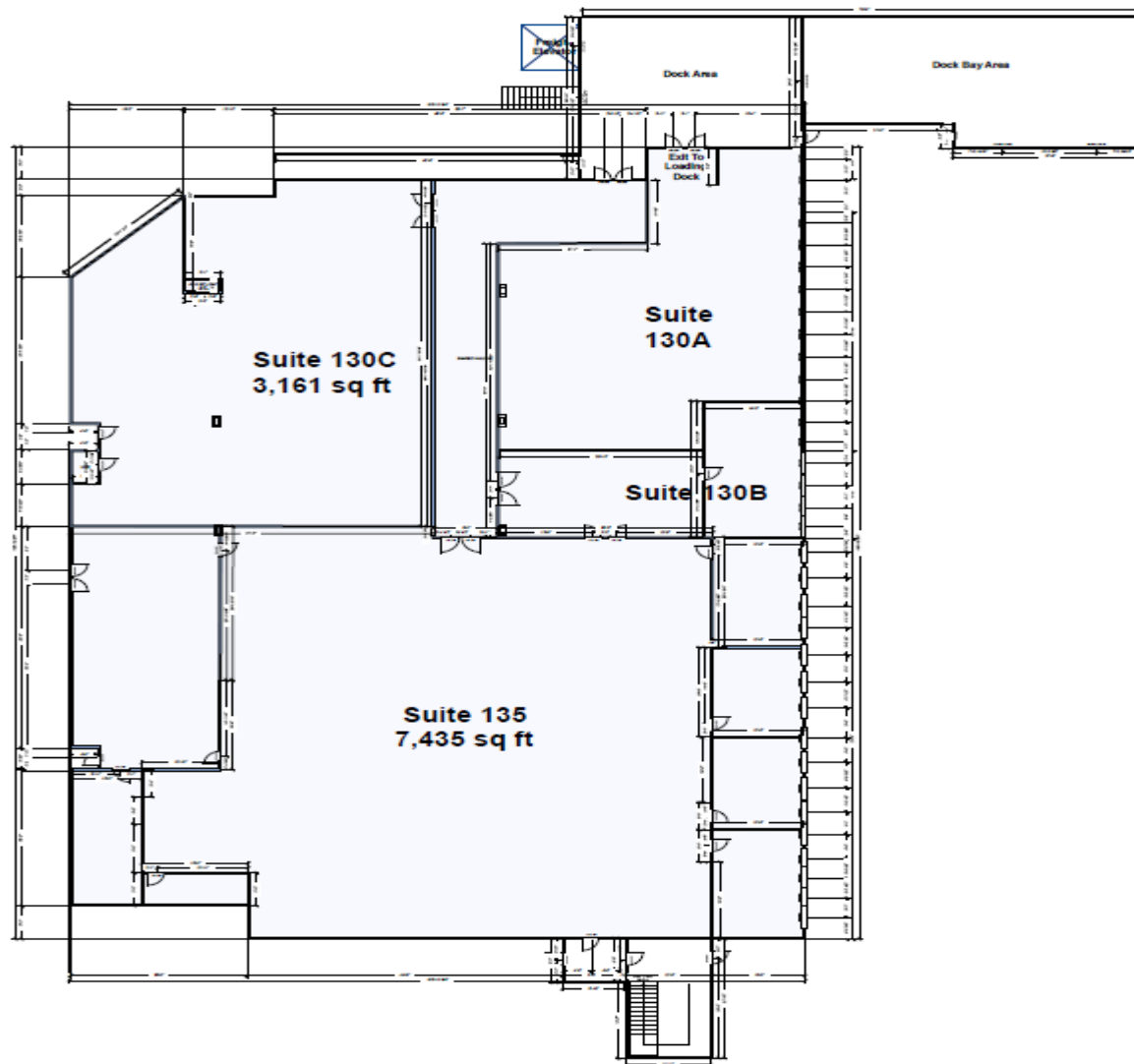
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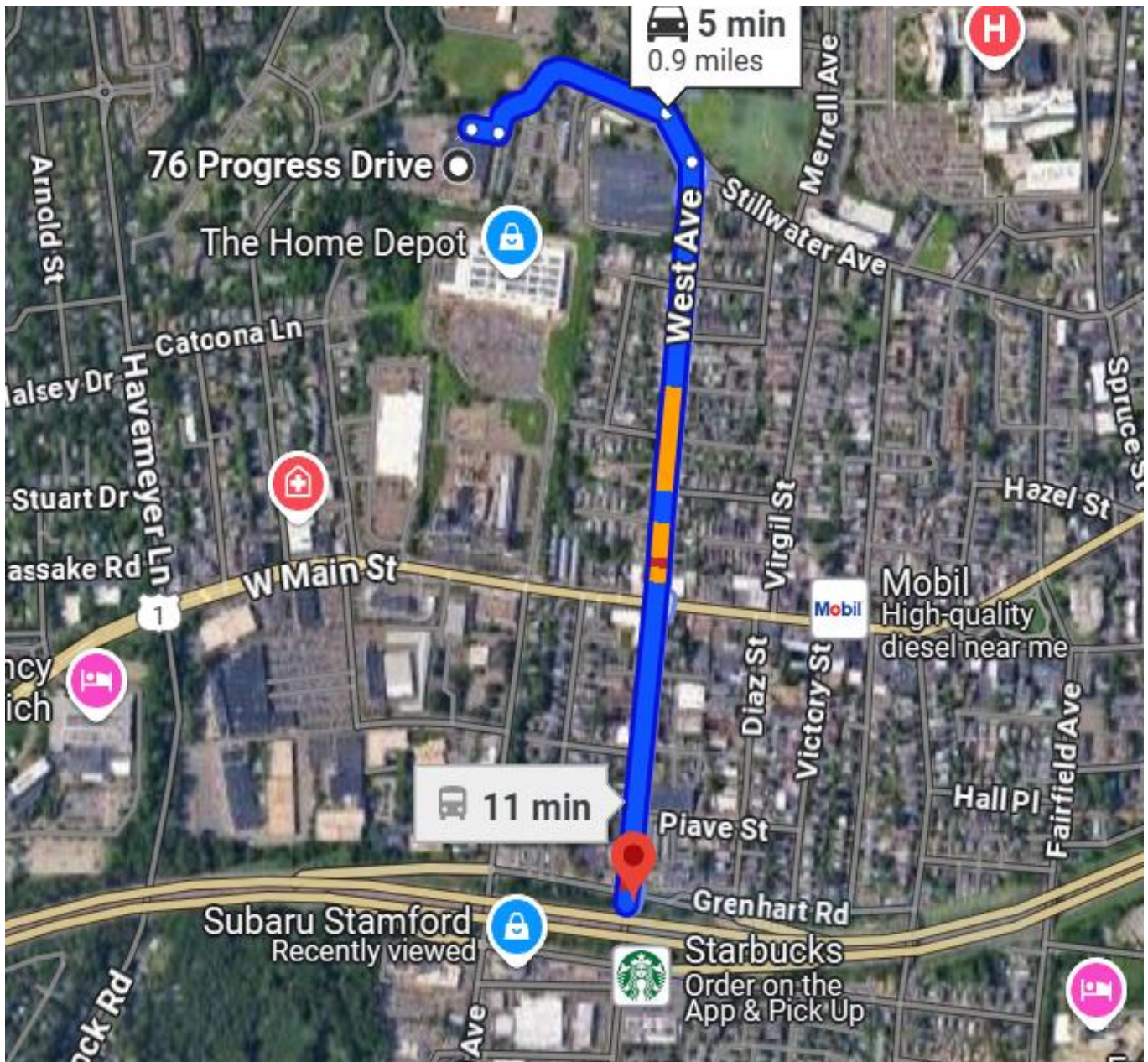
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0.9 Miles, 5 minutes to I95



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