

68 Morgan Avenue Danbury, CT 06810

+/- 20,000 SF Industrial Development Site

4,800 SF industrial
building on 1.5 Acres

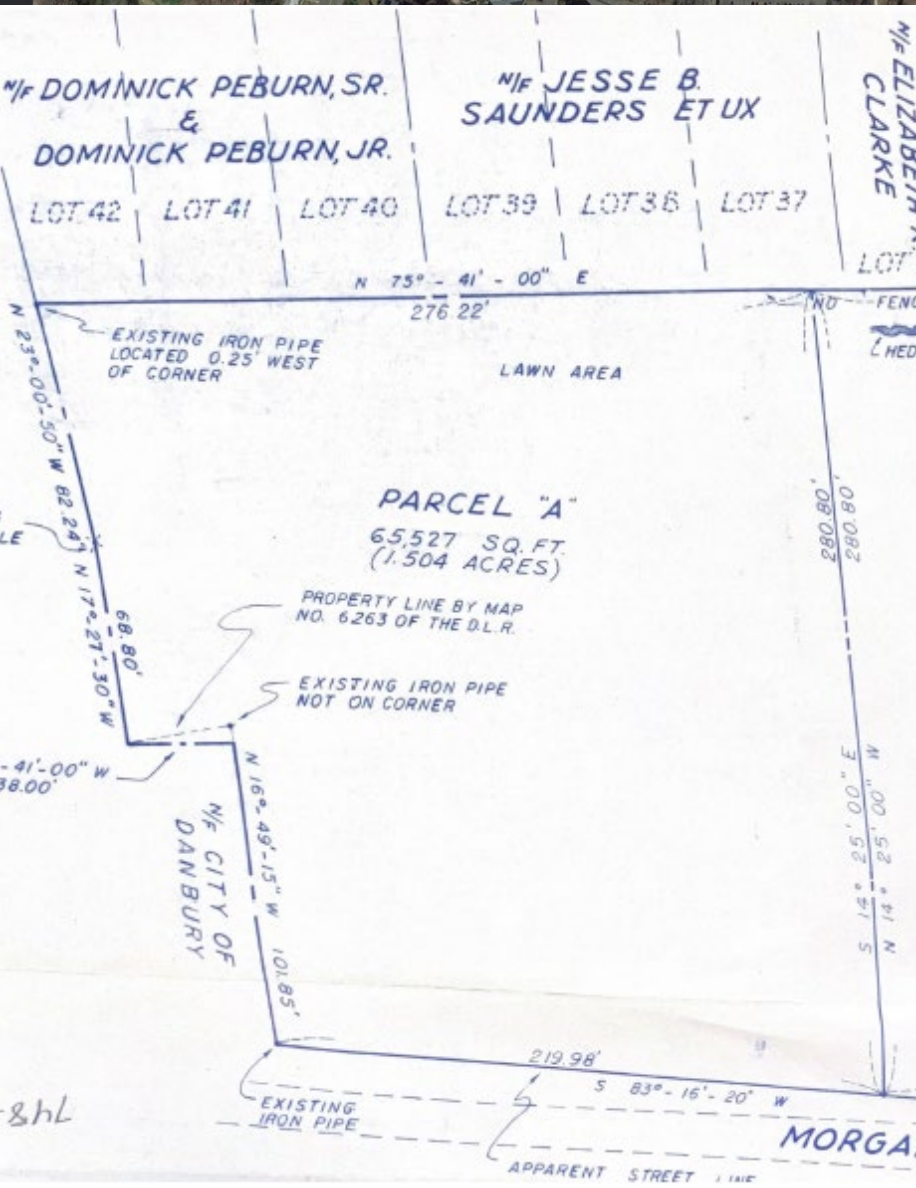
Property Specifications:

Land:	1.5 Acres
Building:	4,800 Sq. Ft.
Zoning:	IL-40
Utilities:	City water and sewer
Loading:	1 Loading Dock with Leveler
Drive-in:	10 ft. Drive-in Door
Ceiling:	12 Feet
Power:	200 Amp, 3 Phase

- > Prime Location directly off Federal Road
- > Would consider a Sale/Lease Back
- > Light Industrial District: IL-40



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