



## 39 Market Square

39 Market Square, Newington, Connecticut 06111

### Property Features

- Storefront windows
- Modern interior
- Easy access to street parking
- Open concept
- Located in Market Square

Demographics	1 Mile	3 Miles	5 Miles
Total Population:	8,808	77,057	288,389
Total Households:	3,287	30,188	113,120
Average HH Income:	\$80,930	\$77,377	\$66,290

**Lease Rate: Negotiable**



**For more information:**

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Elite Commercial Real Estate Services

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## Property Details

Total Building Sq Ft	3,694 SF	Dock, Drive-In & Rail Access	N/A
Lot Size:	0.08 Acres	Electric Service	City Grid
Number Of Units	-	Back-Up Power Supply	N/A
Rentable / Useable Sq Ft Ratio	-	HVAC	-
Additional Buildings	-	Type Of Heat	Forced Hot Air
Frontage	50	Natural Gas / Propane / Oil	Gas
Parking	Street	City Water / Well	City Water
Number Of Floors	2	Sewer / Septic	City Sewer
Year Built:	1955	Sprinkler System	N/A
Ceiling Height	8 - 9 ft	Fire Prevention, Security Alarm Y Life Safety	Alarm
Ceiling Type	Sheetrock	Environmental Assessment	Clean
Restrooms	1	Zoning	B-TC
Lighting	LED Pendant and Suspended Lighting	Assessment	\$176,870
Construction	Brick Masonry	Mill Rate	36.59
Framing	Wood	Estimated Taxes Per Sq Ft	\$1.75
Roof Type	Flat	Estimated Insurance Per Sq Ft	\$1.00
Column Spacing	N/A	Estimated CAM Per Sq Ft	\$1
Elevator	N/A	Access / Visibility	Close to Berlin Tpke and visible from Market Square
Basement	N/A	Location Setting	Located in Newington's Market Square neighborhood
Storage	N/A	Traffic Count	25000
		Signage	Facade and window signage available

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## Property Highlights

- Storefront windows
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