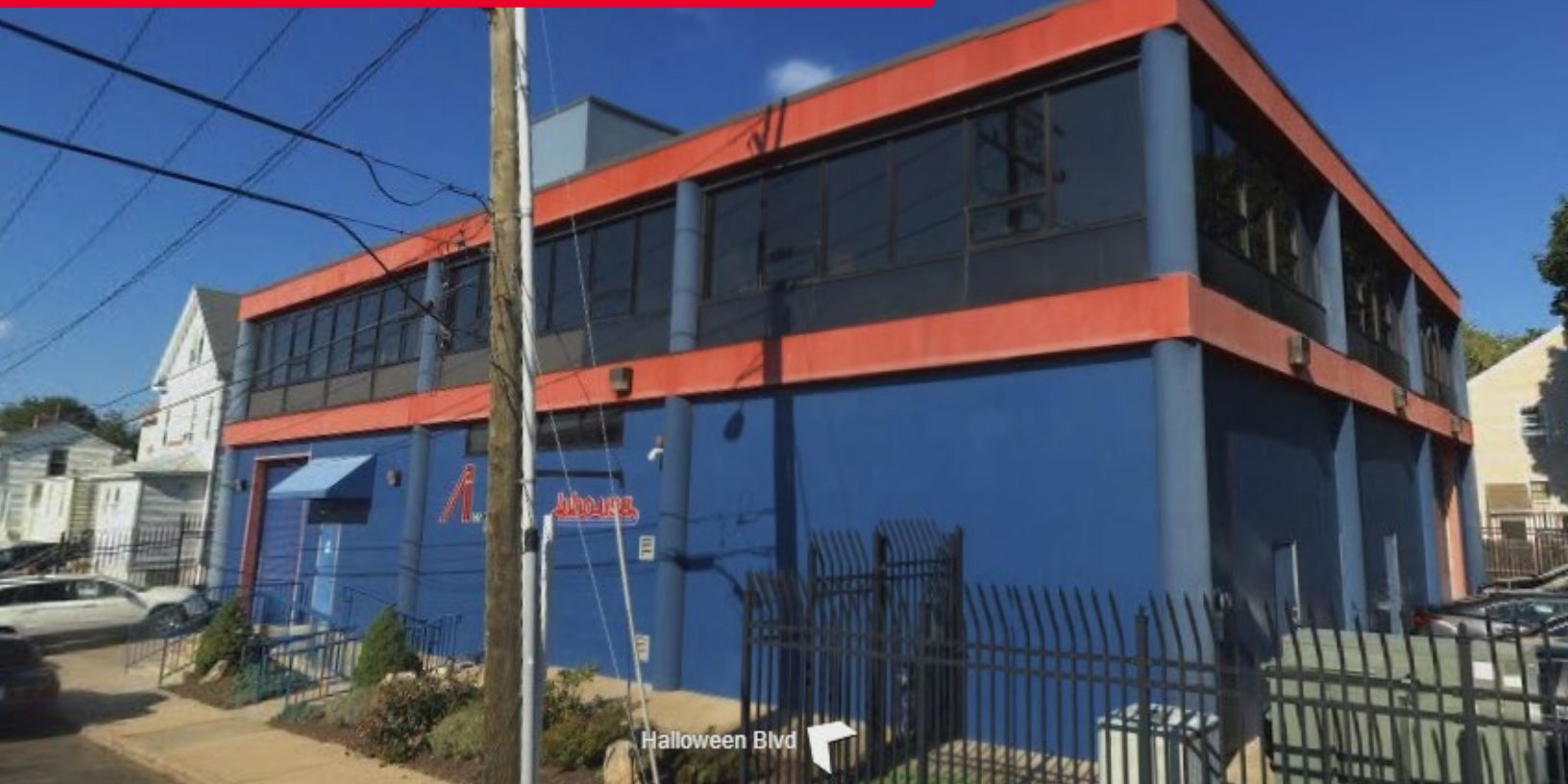


FOR SALE

# 78 HALLOWEEN BOULEVARD STAMFORD, CT



Cushman & Wakefield is pleased to offer for sale 78 Halloween Boulevard in Stamford, CT.

78 Halloween Boulevard is a unique opportunity for any owner/user. The building is an 11,880 square foot industrial building with two floors ideally located just off exits 7 & 8 of I-95 and approximately one mile from the Stamford Transportation Center and Route 1. The building provides ample on-site parking (20 spaces) heated and air-conditioned space with two drive-in doors.

- ▶ **Owner-Occupant Opportunity** Excellent opportunity to own and to lease.
- ▶ **Outstanding, Easily Accessible Location** The property is conveniently located within 0.50 ± miles from Interstate 95.
- ▶ **Ample On-Site Parking** 78 Halloween Boulevard provides substantial parking with 20 on-site surface spaces
- ▶ **Heated & Air-Conditioned Space** The property provide tenants with heated and air-conditioned space

## OFFERING DETAILS

<b>Address</b>	78 Halloween Boulevard, Stamford, CT
<b>Building Size</b>	11,880 ± SF (5,940 SF per floor)
<b>Stories</b>	2
<b>Year Built</b>	1982
<b>Site Size</b>	0.31 acres
<b>Zone</b>	ML Zone
<b>On-Site Parking</b>	20 surface spaces
<b>Façade</b>	Masonry & stucco
<b>Roof</b>	Flat, tar and gravel/rubber
<b>HVAC</b>	Gas/LP forced heat / air-conditioning
<b>Drive-in Doors</b>	2

FOR SALE

# 78 HALLOWEEN BOULEVARD STAMFORD, CT



## STAMFORD INDUSTRIAL MARKET

78 Halloween Boulevard is strategically located between exits 7 & 8 off I-95.

The building is fully heated and air conditioned.

There is 5,900 square feet of high-end office space.

Furniture can be made available as well.

The first floor is industrial space with 18' ceilings.



**JODIE DOSTAL**

1-203-326-05805

[jodie.dostal@cushwake.com](mailto:jodie.dostal@cushwake.com)

Cushman & Wakefield of Connecticut, Inc.

Four Stamford Plaza

107 Elm Street, 8th Floor

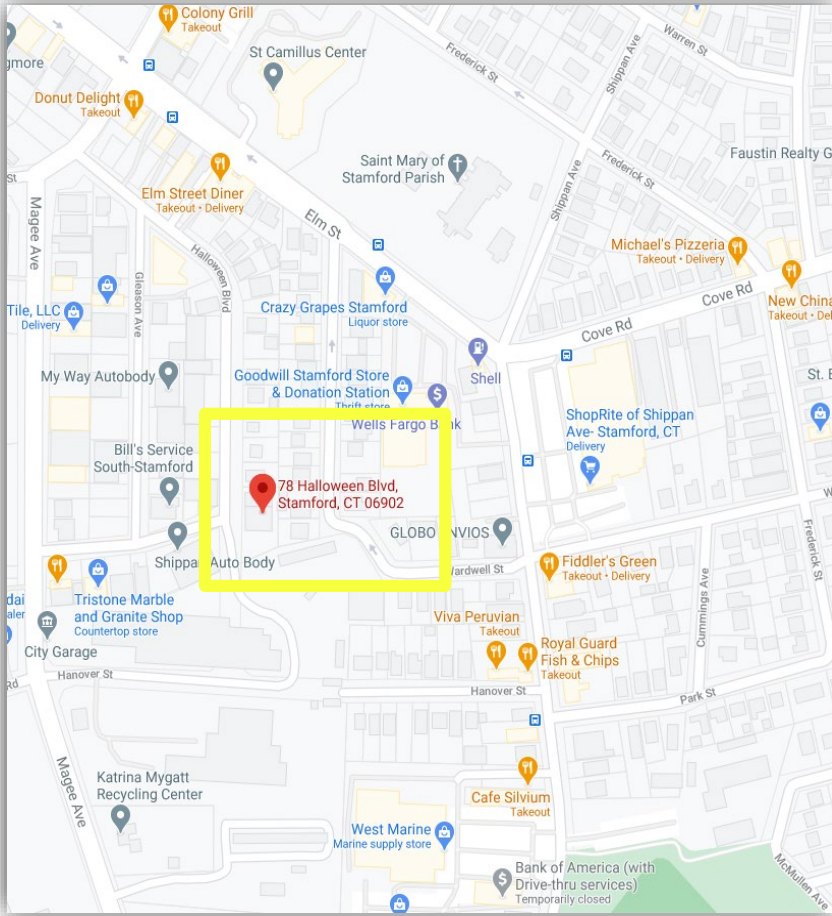
Stamford, CT 06902

+ 1 203 326 5800

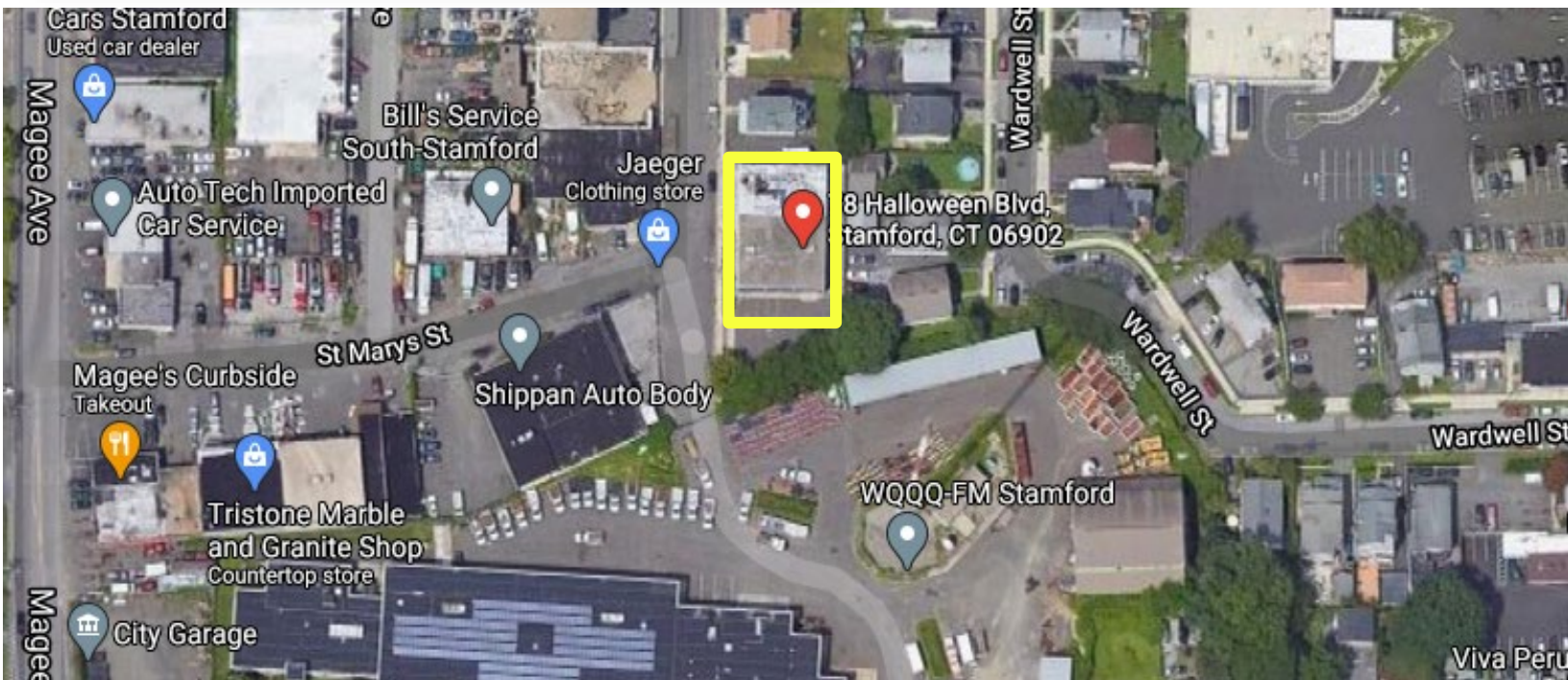
[www.cushwake.com](http://www.cushwake.com)



FOR SALE  
78 HALLOWEEN BOULEVARD  
STAMFORD, CT



Rear of Building



**JODIE DOSTAL**  
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