

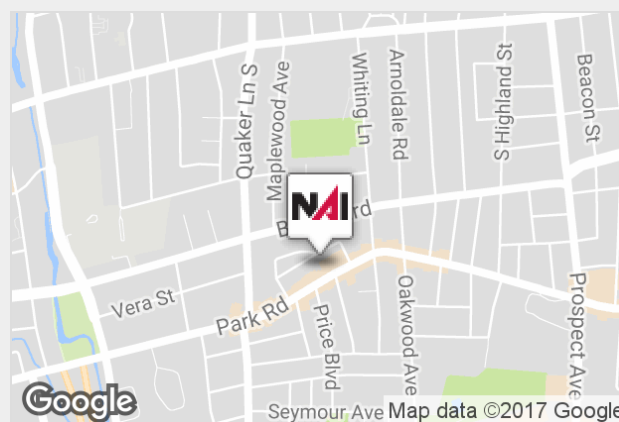


252 Park Rd

West Hartford, Connecticut 06119

Property Features

- 4363 sq ft Building on Park Rd
- Free Standing Building
- Very Large Windows with Ample Natural Light
- Walking Distance to Many Amenities including West Hartford Center



AVAILABLE SF: **4,363 SF**

LEASE RATE: **\$3,500 per month (Plus Utilities)**

LOT SIZE: **0.24 Acres**

BUILDING SIZE: **4,363 SF**

Demographics	1 Mile	2 Miles	3 Miles
Total Population:	23,907	74,236	162,351
Total Households:	10,399	31,098	63,038

For more information:

Carl Berman CCIM, CBI, MiCP

877 327 3755 x307 • cberman@naielite.com

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Property Summary

Available SF:	4,363 SF
Lease Rate:	\$3,500 per month (Plus Utilities)
Lot Size:	0.24 Acres
Building Size:	4,363 SF
Ceiling Height:	14.0 FT
Year Built:	1926
Renovated:	2016
Zoning:	BG

Property Overview

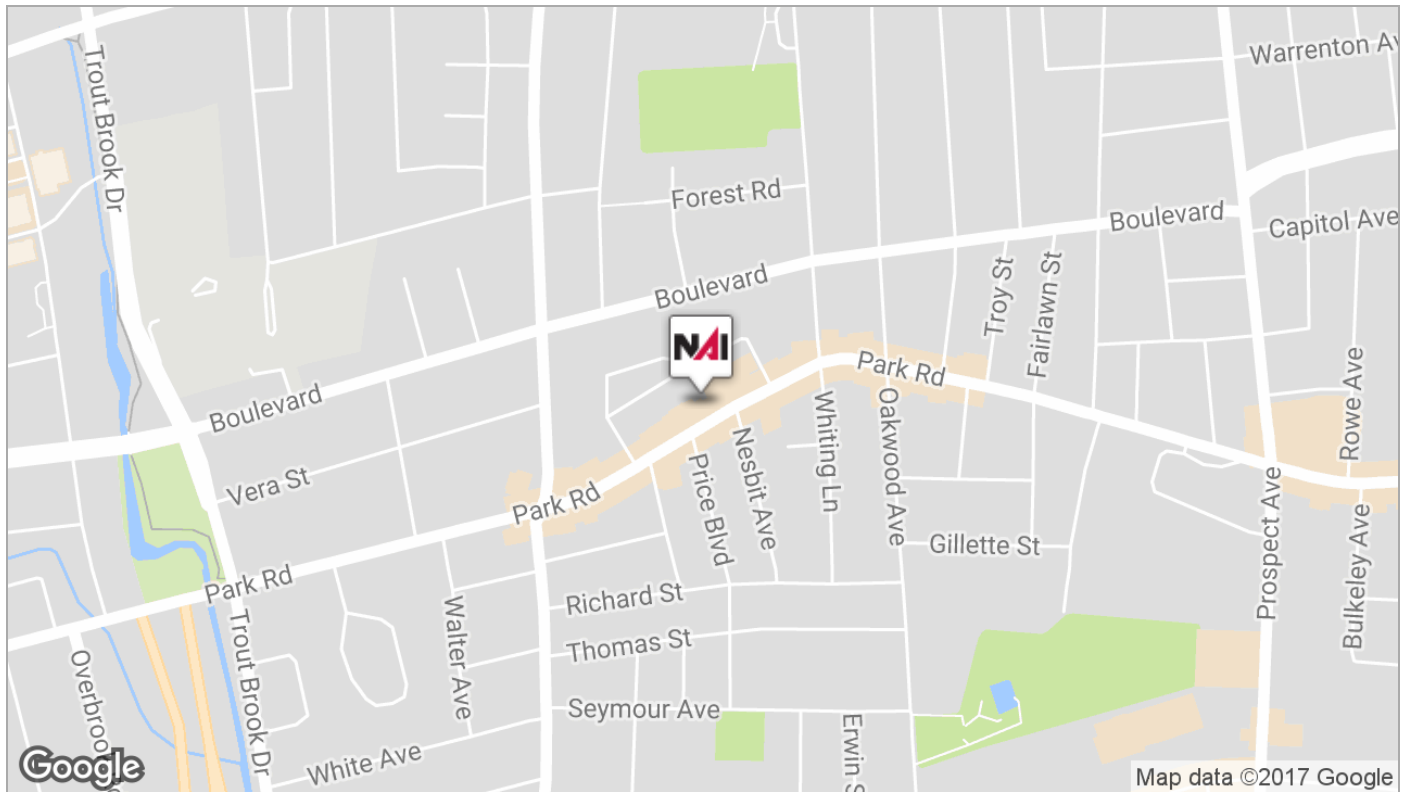
This property is located in the heart of the Park Road area of West Hartford within walking distance of many area amenities. The property is suitable for a variety of uses.

Location Overview

Park Road Section of West Hartford is an up and coming area with many amenities within walking distance. West Hartford is located just 5 miles from downtown Hartford, and with a population of just over 60,000 claims itself as Connecticut's 11th most populous town. Many know West Hartford for the downtown area, West Hartford Center, which is home to many renowned restaurants and shops, as well as many small businesses. West Hartford Center attracts many people from neighboring cities and towns as an upscale downtown area, a truly one of a kind place. West Hartford is home to the Westfarms Mall as well as many other retail stores and restaurants. West Hartford has Interstate-84 run right by the town and also offers the CT Transit as public transportation.

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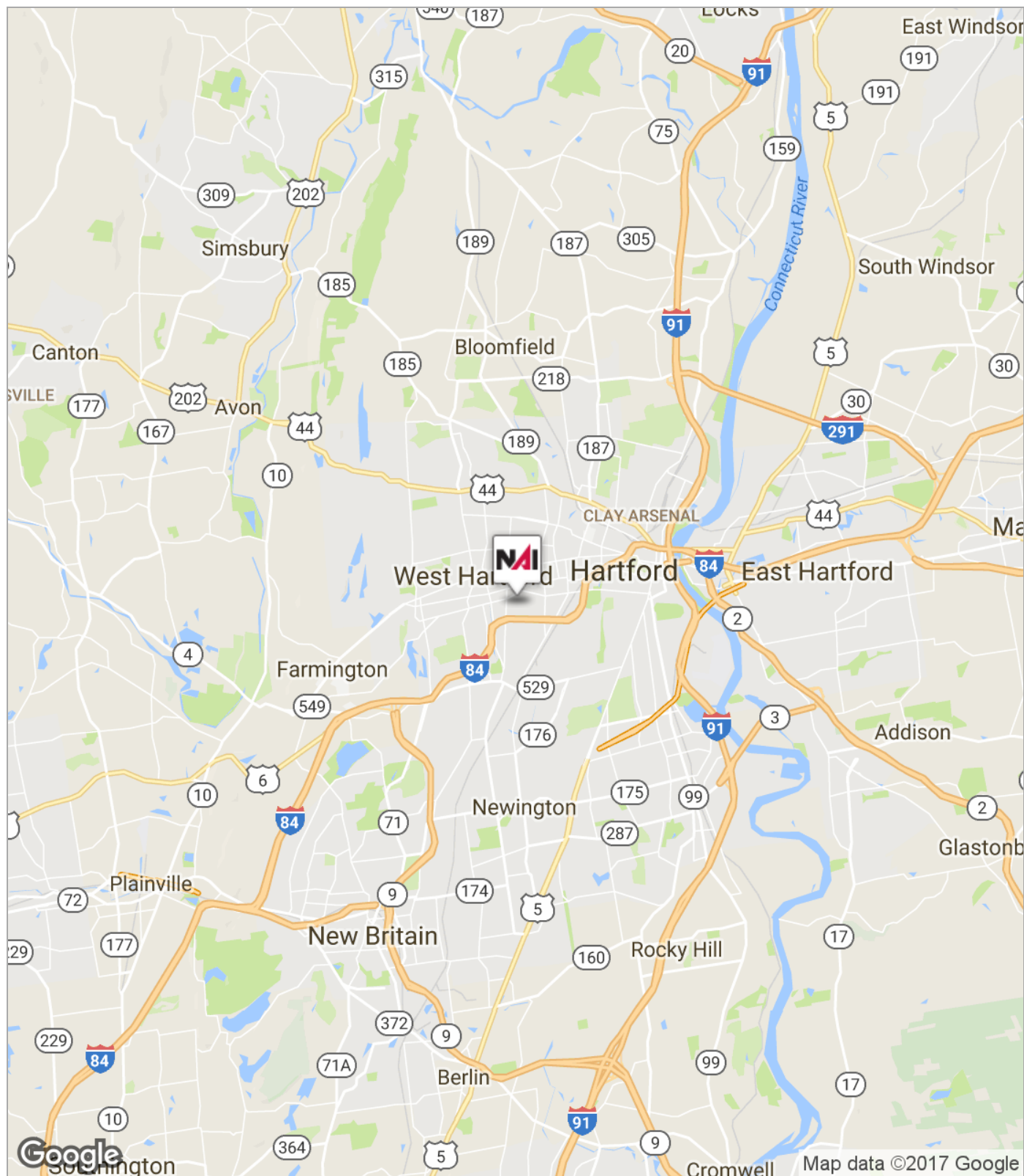
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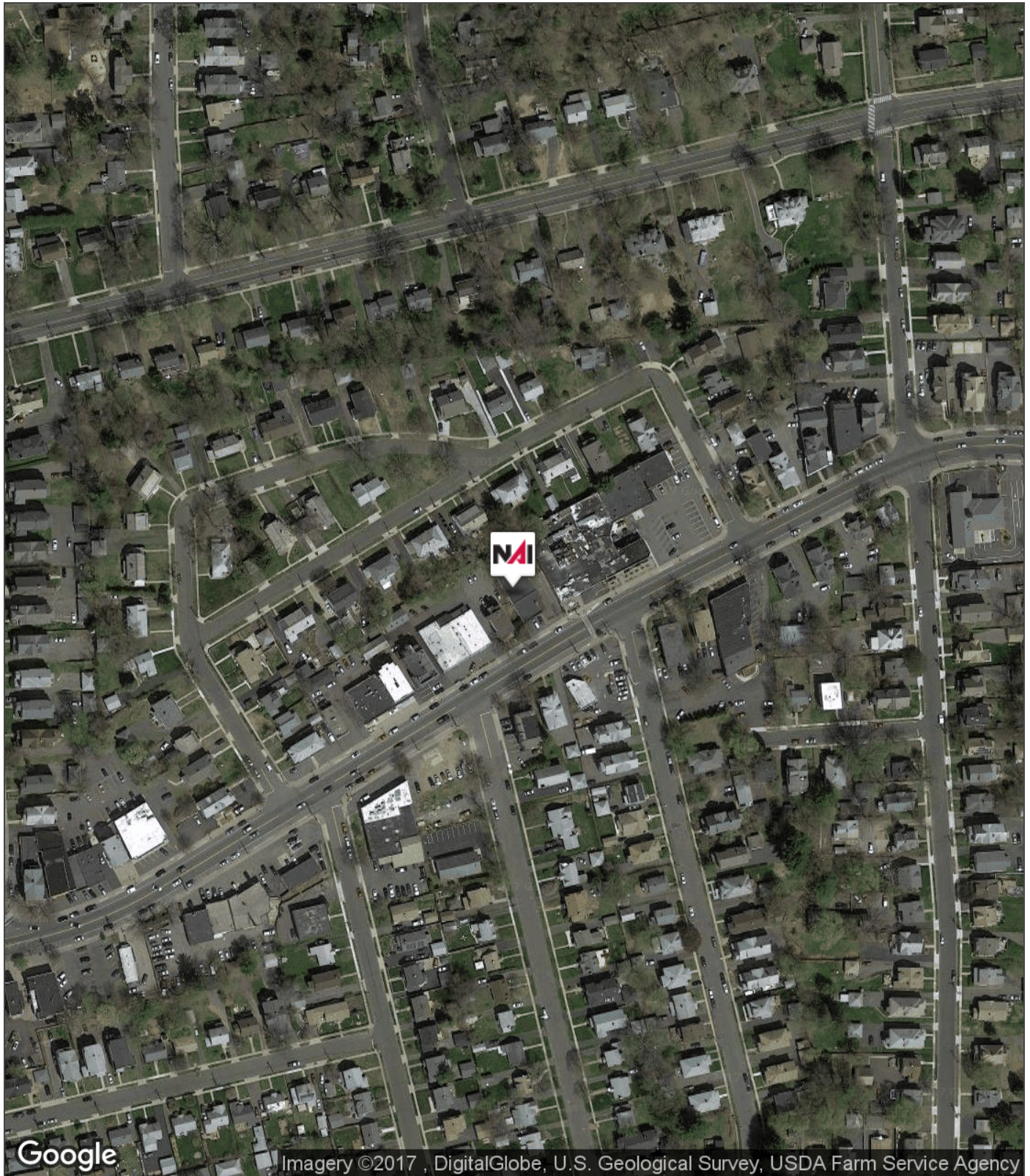
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Town of West Hartford, CT

October 13, 2017

252 Park Road Town GIS Map



Property Information

Property ID 4131 2 252 0001
Location 252 PARK ROAD
Owner 252 PARK ROAD LLC



**MAP FOR REFERENCE ONLY
NOT A LEGAL DOCUMENT**

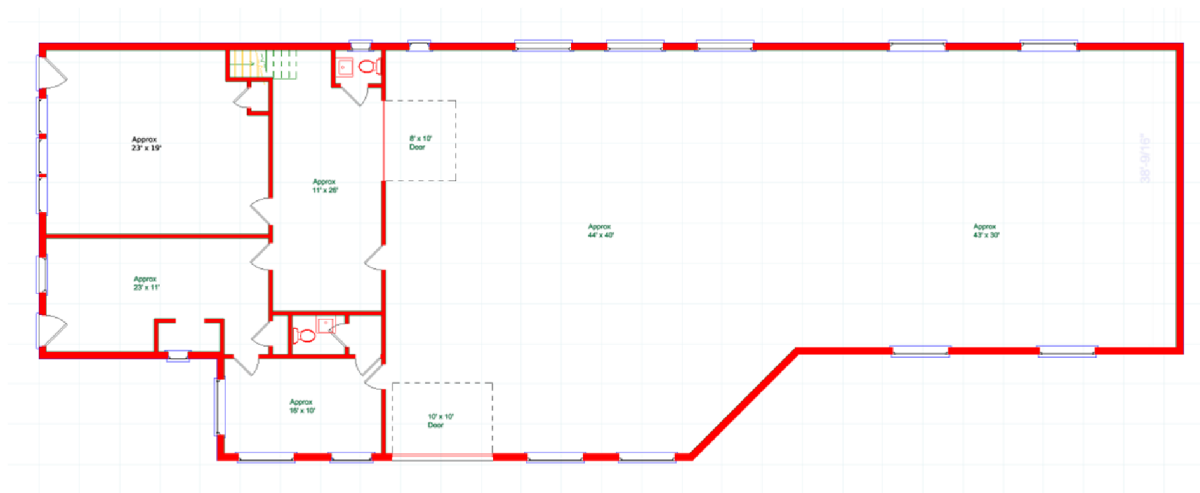
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Parcels updated 5/1/2016
Properties updated Daily

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4,363 SF - DRAWING NOT TO SCALE – ALL MEASUREMENTS ARE APPROXIMATE

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