



**75 Main Street Unit #2
For Lease \$13s/f NNN
1,170+/-sf of Office or Retail Space**



Located ½ mile from Amazon Distribution Center on Rte. 25, Monroe!

1st Floor is 1,170+/-sf recently remodeled office/retail space with half bath and oil heat and central air conditioning.

Ideal for small retail shop or office.

Only 1.5 miles North of the Route 25 connector which provides access to I-95 and Route 15. Ample on-site parking.

21,300 cars per day per CT DOT.

Estimated Net charge \$4.56/SF. Landlord takes care of snow removal and lawn care.

Call Aimee Cayer for more information: 203-243-8227

The information above has been obtained from sources believed reliable. While we do not doubt its accuracy we have not verified it and make no guarantee, warranty or representation about it.



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