

FOR SALE

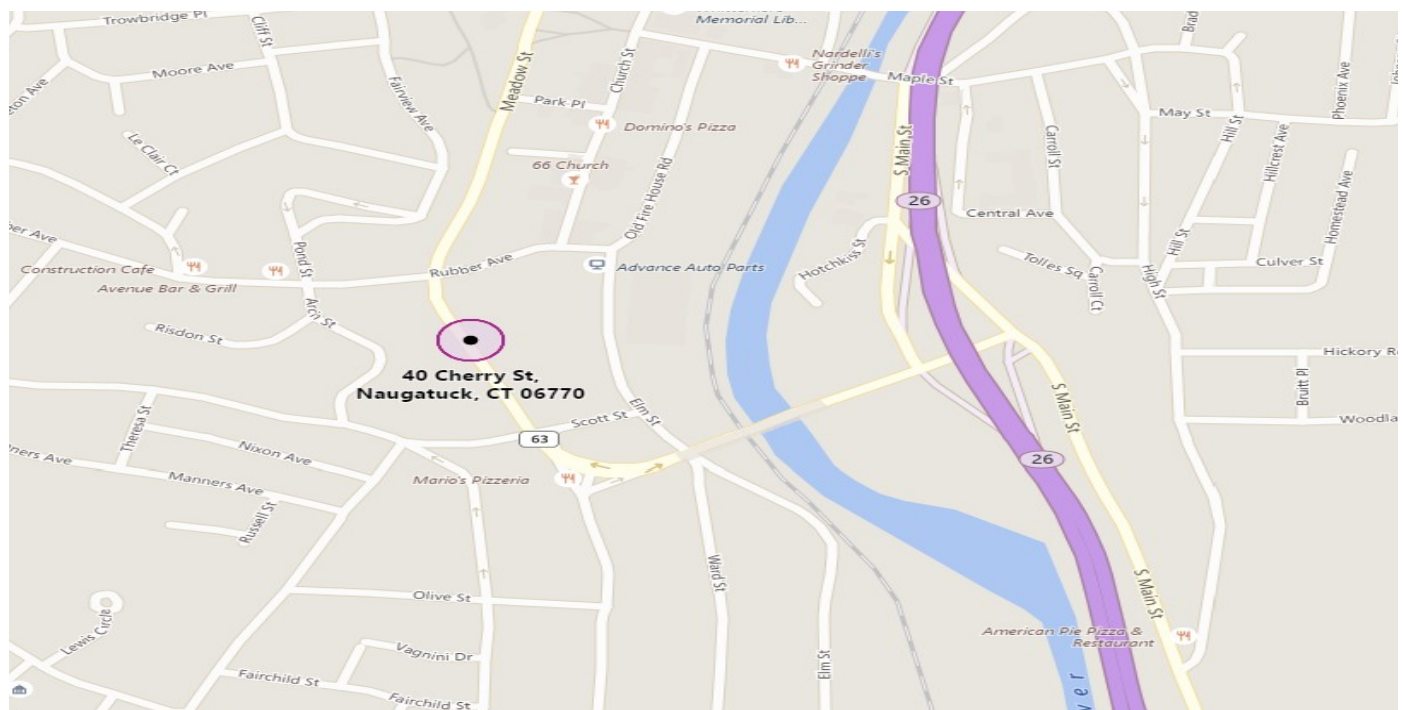
**40 Cherry Street
Naugatuck, CT**



Rare Restaurant & Business Opportunity
2,500 S/F building Located on busy Cherry Street
Successfully serving Naugatuck for 16 + years
Turn-key business in mint condition
Owners are ready to retire
Includes all restaurant equipment
Lease/Option to Purchase Possible
Sale Price: \$295,000.00

PROPERTY DATA FORM

PROPERTY ADDRESS		40 Cherry Street	
CITY, STATE		Naugatuck, CT 06770	
BUILDING INFO		MECHANICAL EQUIP.	
Avail S/F	2,500	Air Conditioning	Wall units
Ext. Construction		Sprinkler / Type	No
Int. Construction		Type of Heat	
Ceiling Height		OTHER	
Roof	New - Warranted	Zoning	IP
Date Built		Total acres	.10
Seating capacity	74	Parking	Ample
		State Route / Distance To...	RT 8- 3/16 mile
UTILITIES		TAXES	
Sewer	City	Assessment	151,060
Water	City	Mill Rate	45.57
Gas		Taxes	
Electrical	200 Amps	TERMS	
		Sale price	\$295,000.00



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