



For Lease

Cold Springs Business Center 30 Cold Springs Road

Rocky Hill, Connecticut



Up to 10,000 SF of Quality Office Space Available

30 Cold Springs Road is located in one of Greater Hartford's most sought after business locations. This attractive single-story 15,000 SF office building has been recently renovated to a high class standard and is in move-in condition. It offers an efficient and flexible floor plan with numerous space planning configurations which include the possibility of direct entrances and façade signage.

Your customers and employees will appreciate this convenient and strategic business location which offers excellent accessibility. 30 Cold Springs is about one-half mile from Interstate 91 at Exit 23 which is just minutes south of downtown Hartford. Bradley International Airport is within a half hour drive and Boston and New York are each approximately 2 hours. In addition, Tenants benefit from numerous nearby amenities including restaurants, hotels, shops, and other services.



GOMAN+YORK
PROPERTY ADVISORS, LLC

For more information please contact Thomas D. York

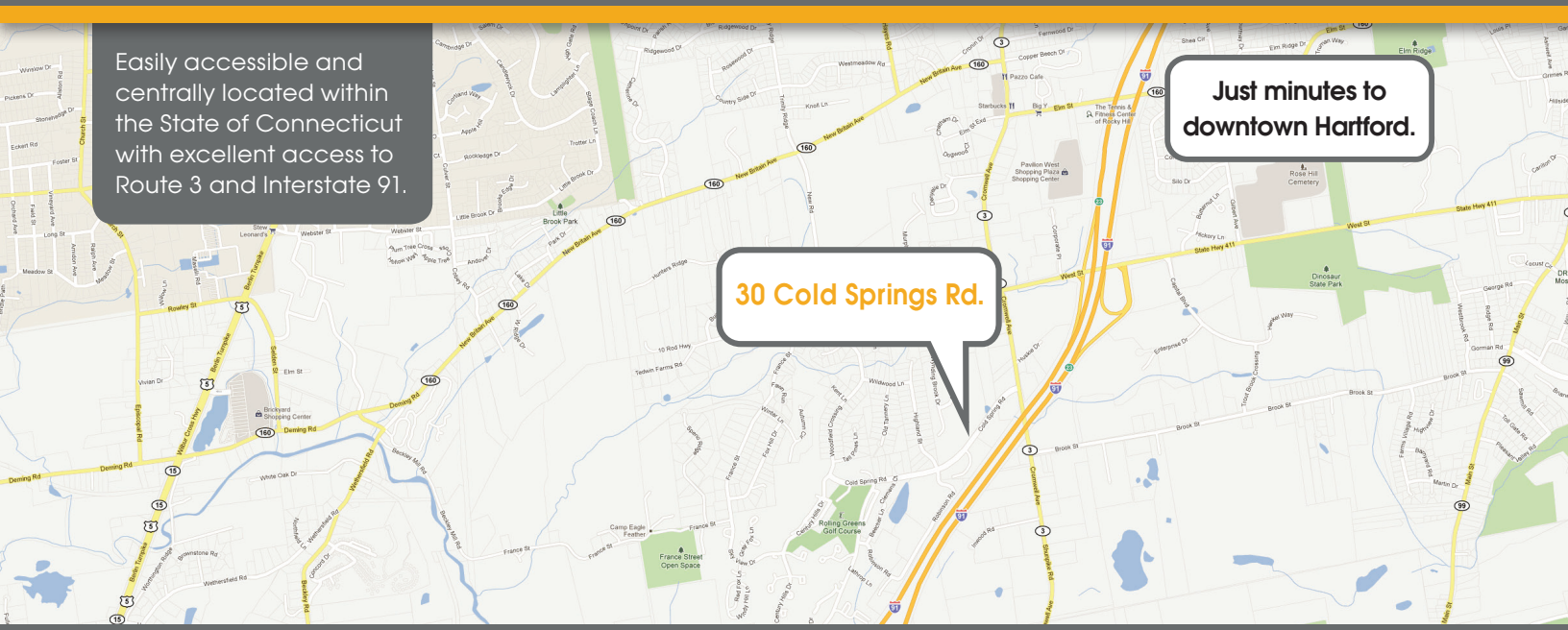
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30 Cold Spring Road | Rock Hill, Connecticut

Easily accessible and centrally located within the State of Connecticut with excellent access to Route 3 and Interstate 91.

Just minutes to downtown Hartford.

30 Cold Springs Rd.



Features

- Efficient and Flexible 15,000 SF Single-Story Office Building
- Spaces from 3,500 SF available
- Recently Renovated and well-appointed Tenant Spaces
- Direct entrances and facade and/or monument signage possibilities
- Excellent access to Route 3 and Interstate 91
- Numerous nearby Amenities including, restaurants, shops, and hotels
- 4/1000 Parking Ratio
- Slab on grad, Structural Steel, Masonry Brick and Metal Roof Construction



FOR MORE INFORMATION PLEASE CONTACT:
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