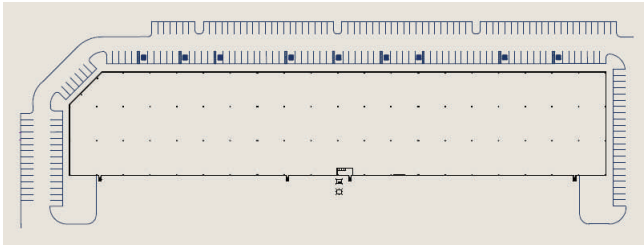


550 Long Beach Blvd.



Town: Stratford
Zip Code: 06615
Address: 550 Long Beach Blvd.
Property Type: Light Industrial/
Warehouse
Total Square Feet: Proposed 114,700
Lease: Yes

Land

Previous Use: Undeveloped
Environmental Assessment: Yes
Property Tax Rate:
Special Taxing Zone: No
Zoning: Coastal Industrial
Adjacent Acres for Expansion: Yes
Topography: Flat
Preliminary Engineering: Yes

Utilities

Natural Gas/Provider: Southern CT Gas
Size of Gas Line:
Gas Pressure (PSI):
Distance from Site: On-Site
Water Provider: Aquarion
Size of Water Main:
Distance from Site: On-Site
Sewer Provider: City
Size of Sewer Main:
Distance from Site: On-Site
Electric Service Provider: UI
Distribution Voltage:
Amps:
Phase:
Dual Feed:
Fiber: Yes

Transportation

Distance to Highway: 1 miles to I-95
Access Roads: Long Beach Blvd.
Freight Rail Service: No
Distance to Port: 5 miles
Distance to Airport: 20 miles
Distance to Commuter Rail: 3 miles

Notes

This property is owned by a successful developer in the area who has built several buildings of the same type on adjacent property.

Contact:

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