



COMMERCIAL

New Haven * Milford * Woodbridge * Branford * Old Saybrook

FOR LEASE

1,000+/- SF 1ST FLOOR MEDICAL

Move in Condition fully HC accessible

748 SAVIN AVE, WEST HAVEN, CT 06516



FOR LEASE
\$1,500 / mo. + Utilities

1,000 +/- SF
Medical Office - Move In Condition

- 1,000+/- SF Medical Office space
- Private office w/ bathroom and executive entrance from rear
- 2 exam rooms, administration and reception area
- Handicap accessible w HC bath
- Abundant parking, on & off street
- Highly visible street signage





Property Information

Total Building SF	2,645
Available SF	1,050 SF
Year Built	1930
Ceiling Height	TBD
City Water/Well	City Water
City Sewer/Septic	City Sewer
Sprinker	No
Loading Dock	0
Overhead Door	0
Construction	Frame
HVAC	Forced Air/AC
Electric Service	TBD
Gas	Yes
Column Spacing	N/A
# of Floors	2.5
Land Area	0.24 Acres
Parking	Attached Lot/Street
Bathrooms	Average
Frontage	66' +/-
Zoning	CBD
Assessment	\$8,168
Environmental	TBD
Mill Rate	50.47
Taxes	\$8,168
Taxes / SF	\$3.09

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Comments:

Located close to the center of town, this 1,000 SF 1st Floor Medical office space is in move-in condition. Complete with 2 Exam Rooms, Administration and Reception areas, it also includes an executive office with private bathroom and private rear entrance. Excellent street signage. Fully Handicap accessible and outfitted with a handicap bathroom. Plenty of Parking is available on and off street.

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