

87 WATER STREET

SOUTH NORWALK, CT



UNIT & SIZE	USE	RENT	AVAILABILITY
Unit A: 2,283 RSF	Retail/Fitness/Food	\$25 NNN	60 Days
Unit B: 3,603 RSF	Retail/Fitness/Food	\$25 NNN	60 Days
Unit C: 4,840 RSF	Flex/Manufacturing	\$15 NNN	60 Days
Unit 1-I: 1,745 RSF	Flex/Manufacturing/Retail	\$20 NNN	Immediate
Unit 1-O: 1,547 RSF	Flex/Manufacturing/Retail	\$20 NNN	Immediate

DESCRIPTION: Excellent opportunity for retail, fitness, restaurant or warehouse use in the heart of SoNo! Units A & B feature 76 feet of prominent frontage on Water Street. All units feature exposed masonry interior walls and access to loading dock. Building co-tenants include West Marine and SoNo Baking Company. Landlord Work Letter available for a credit tenant with a long term lease.

The building is located within walking distance to hundreds of new apartments, popular Washington Street shops & restaurants, and the new 700,000 SF SoNo Collection shopping mall. Easy access to the MetroNorth train station, I-95 and Rt 7.

EXCLUSIVE AGENT:

Sean Grathwohl

203.349.5005 | sean@davidadamrealty.com



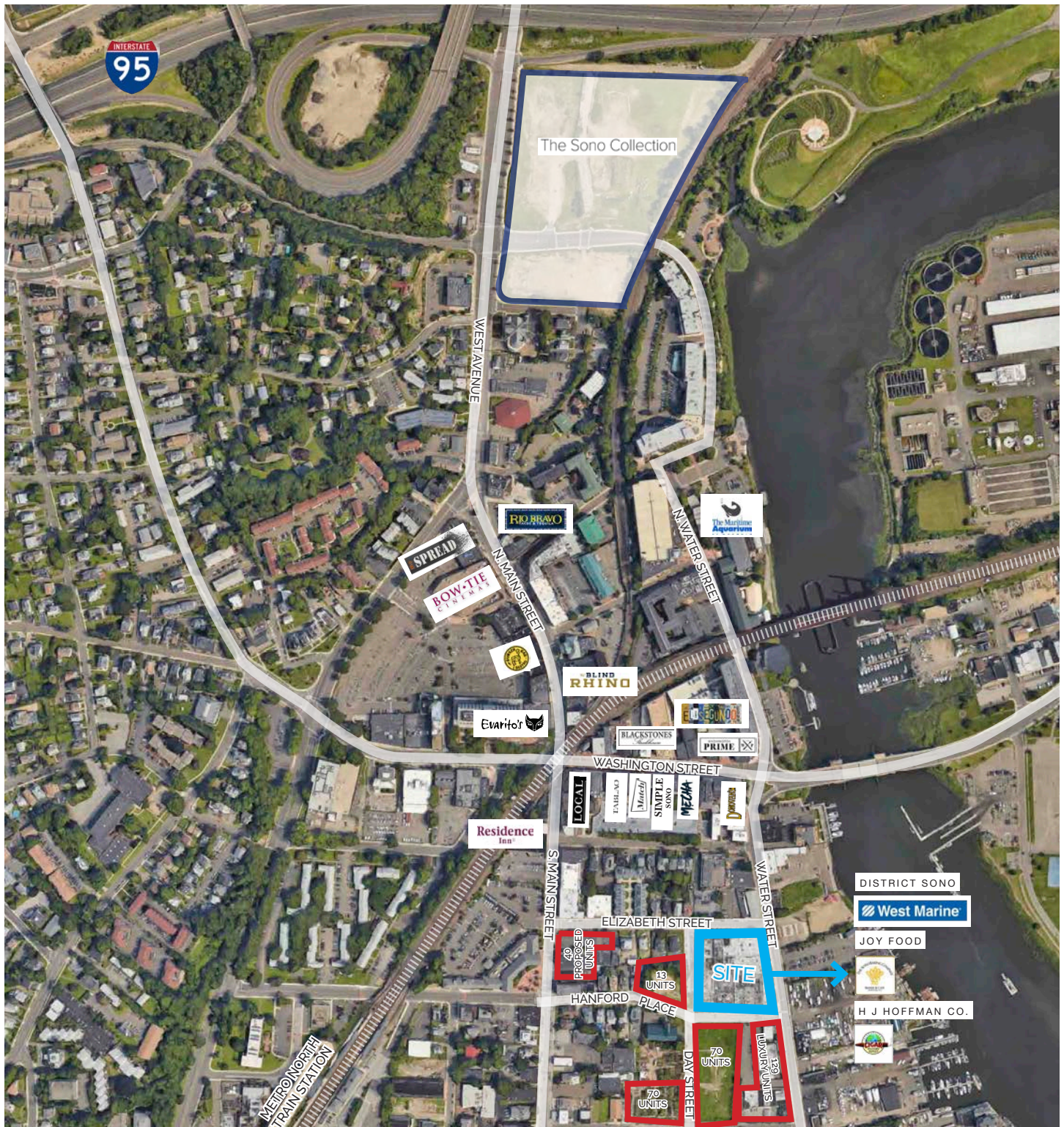
SUBJECT PROPERTY

57 Wilton Road, Westport, CT 06880 | Phone 203.221.8148 | Fax 203.341.7494 | www.davidadamrealty.com

The information above has been obtained from sources believed to be reliable. While we do not doubt it's accuracy, we have not verified it and make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy and completeness.

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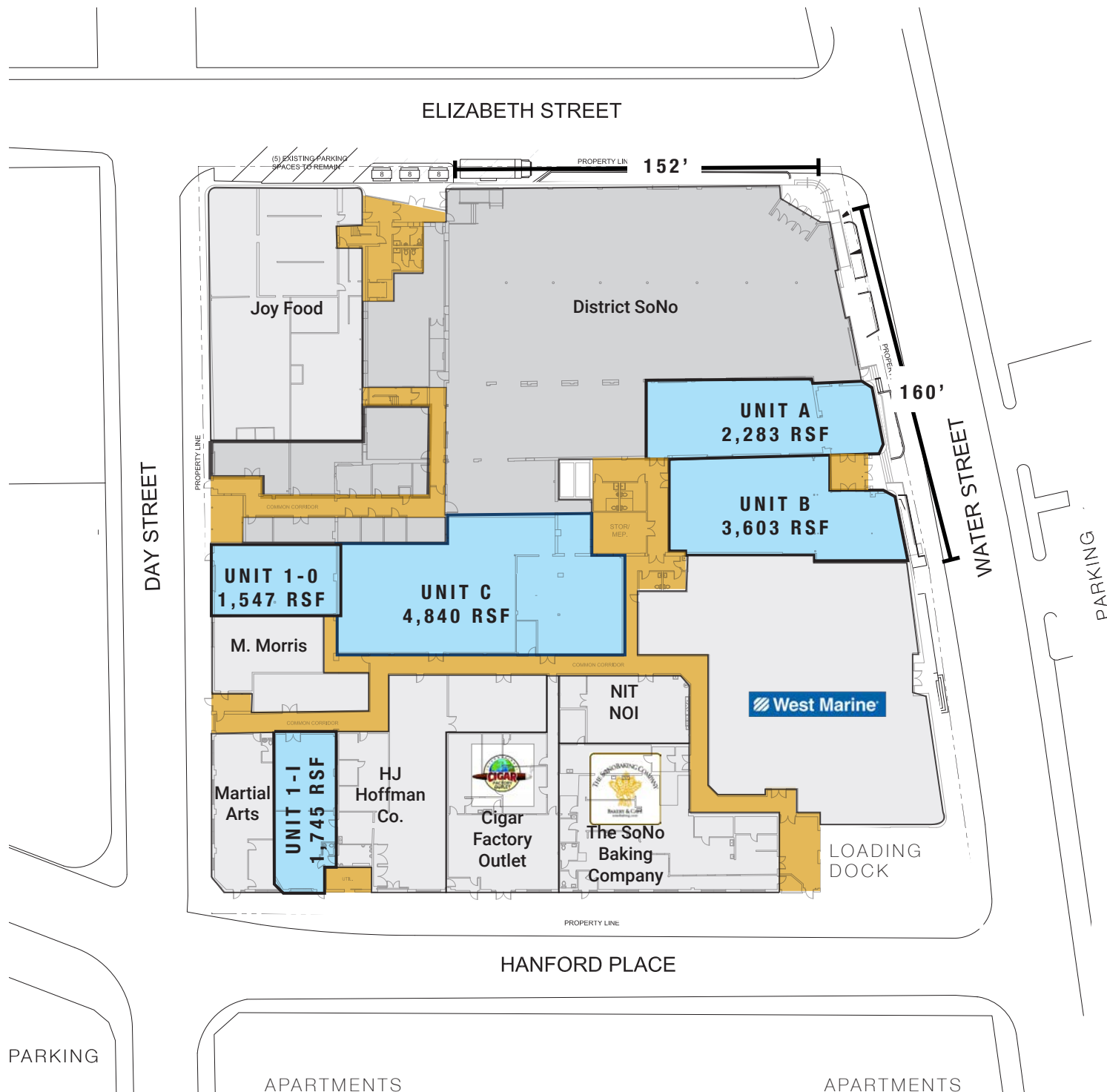
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