

FOR SALE OR LEASE // 27 HOSPITAL AVE, UNIT 101, DANBURY CT



PROPERTY DESCRIPTION

Newly renovated office! Space has reception area, two exam rooms with sinks, two baths, two private offices with windows and a kitchenette. Ideal medical or professional office space across from Danbury Hospital with easy access to I-84!

PROPERTY HIGHLIGHTS

- New flooring, lighting and fresh paint
- Elevator Building
- Ample Parking
- Separately metered for electric, heat and AC

OFFERING SUMMARY

Sale Price:	\$179,000
Lease Rate:	\$2,700.00 per month (Gross)
Available SF:	1,468 SF
Taxes:	\$300 Monthly
Common Charges:	\$811 Monthly

DEMOGRAPHICS	0.25 MILES	0.5 MILES	1 MILE
Total Households	369	1,533	6,857
Total Population	1,147	4,879	18,485
Average HH Income	\$67,976	\$62,055	\$69,216



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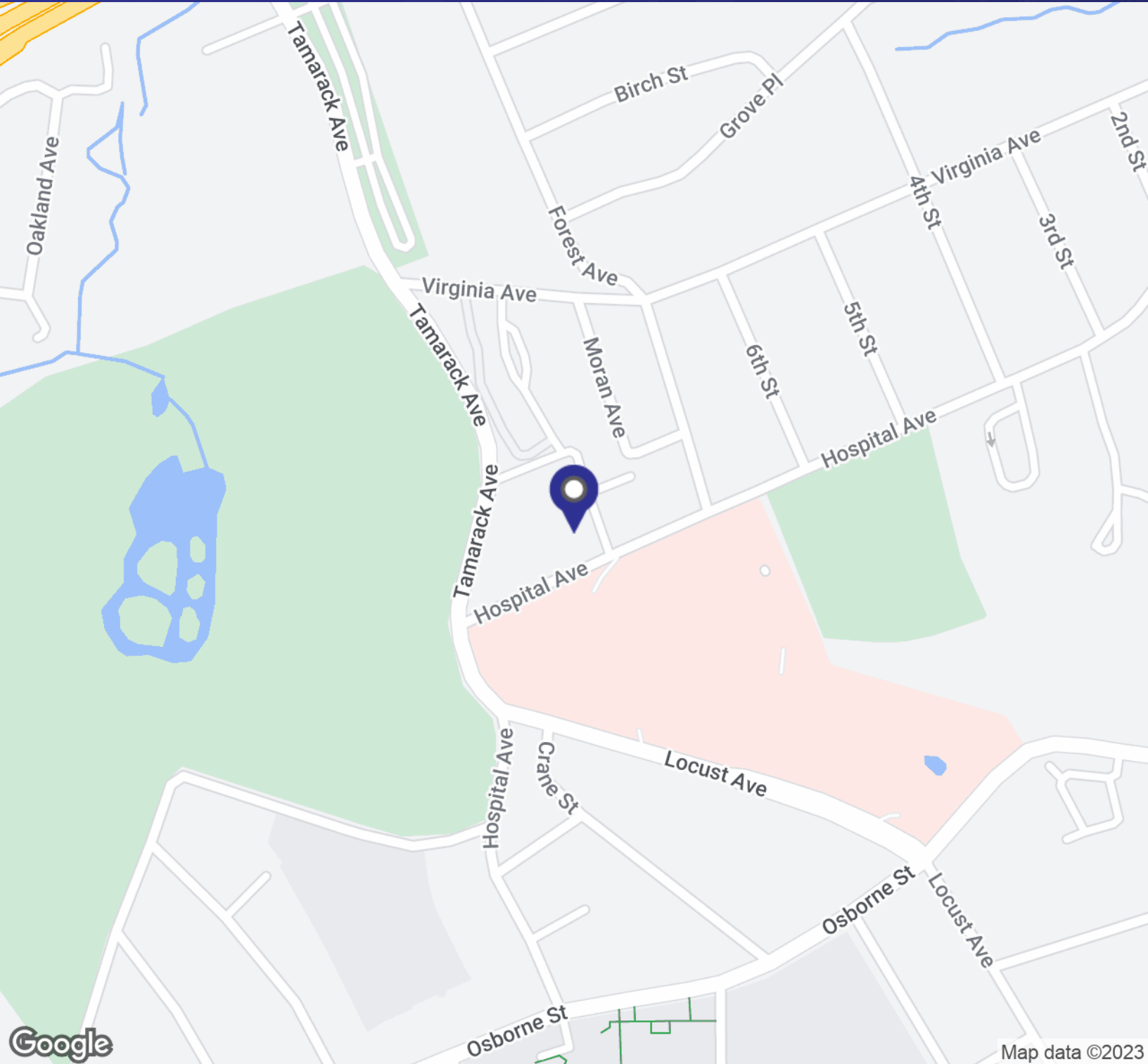


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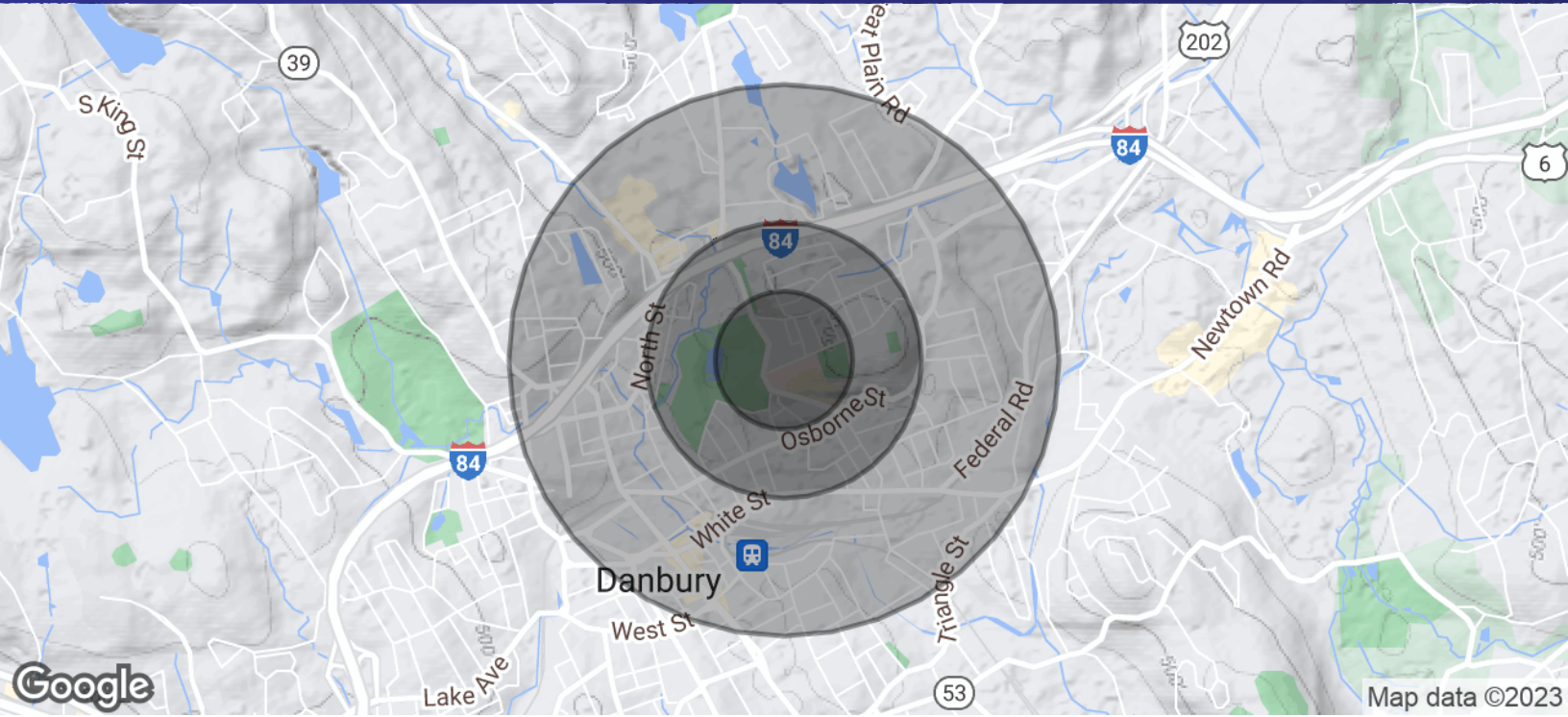
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POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	1,147	4,879	18,485
Average Age	34.9	33.2	35.6
Average Age (Male)	31.7	31.9	35.1
Average Age (Female)	35.2	33.2	35.6

HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	369	1,533	6,857
# of Persons per HH	3.1	3.2	2.7
Average HH Income	\$67,976	\$62,055	\$69,216
Average House Value	\$152,481	\$155,021	\$178,205

* Demographic data derived from 2020 ACS - US Census



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