

57 Commerce Drive - Brookfield

57 Commerce Dr, Brookfield, CT 06804



Listing ID:	29997913
Status:	Active
Property Type:	Office For Lease
Office Type:	Mixed Use
Contiguous Space:	2,000 - 7,658 SF
Total Available:	7,658 SF
Gross Land Area:	1.44 SF
Lease Rate:	\$6.75 - 8.95 PSF (Annual)
Base Monthly Rent:	\$1,620 - 3,562
Lease Type:	NNN
Nearest MSA:	Bridgeport-Stamford-Norwalk
County:	Fairfield
Loading:	1 Door (Varies by space)
Office SF:	4,400 SF
Tax ID/APN:	E12/025
Zoning:	IL-80
Class of Space:	Class B
Gross Building Area:	21,545 SF
Building/Unit Size (RSF):	21,545 SF
Road Type:	Paved, 2-Track
Property Visibility:	Good
Highway Access:	Commerce Road to Route 133 to Federal Road to Route 7 Interstate both East and West.
Year Built:	1985
Construction/Siding:	Metal Siding
Parking Type:	Surface



Overview/Comments

The building at 57 Commerce Rd. contains 7,658 sf of available space. The warehouse/office space available on the first floor contains 2,881 sf and has a 22' high column free 2,581 sf warehouse with a drive-in overhead door and contains 300 sf of office. The base rent is \$6.75 sf. The nets include the real estate taxes which are \$1.25 sf and common charges \$1.25 sf for a total of \$2.50 sf. Electric is billed at \$2.00 sf.

The second-floor office space is 4,777 sf including a break room and bathrooms for both for men and women and has full HVAC. The offices can be sub-divided to 2,000 s.f. Available at \$8.95 s.f. NNN with expenses at \$2.50 sf. This location is close to the Brookfield municipal center in an established industrial park.

This facility is located near ...

More Information Online

<https://advantagerealtyinc.catylist.com//listing/29997913>

QR Code

Scan this image with your mobile device:



Property Contacts



George F. Walker

Advantage Realty Commercial
203-733-0692 [M]
203-798-9345 [O]
George@AdvantageRealtyInc.Com



Joseph Michael Struna

Advantage Realty Commercial
203-733-1290 [M]
203-798-9345 [O]
Mike@AdvantageRealtyInc.Com