

**PEQUOT COMMERCIAL**

# OFFICE SPACE FOR LEASE

**FOR  
LEASE**

\$1,077/mo  
plus  
utilities



516 Vauxhall St., New London, CT



**Norm Peck**

**PEQUOT COMMERCIAL**

15 Chesterfield Road, Suite 4  
East Lyme, CT 06333

860-447-9570 x133  
860-444-6661 Fax

npeck@pequotcommercial.com

- > First floor 1,177sf includes:
  - 3 private offices
  - conference room
  - kitchen
  - copy room
  - open reception area

> Easily accessible location immediately off I-95

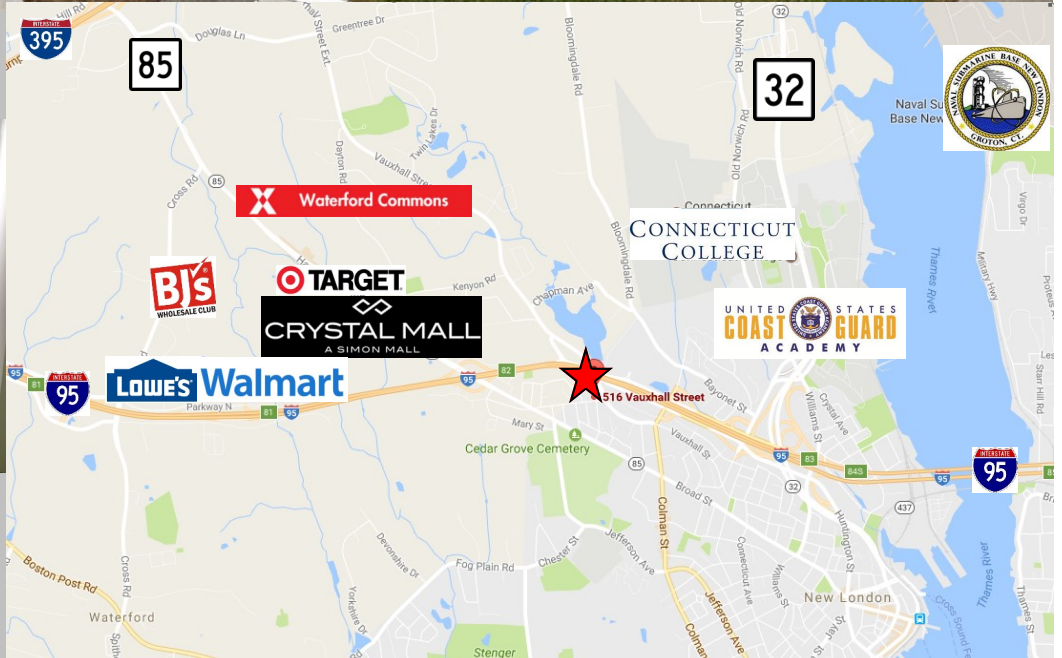
> 4 Off street parking space  
and on-street parking

> Public Water/Sewer/Gas

> Zone C-2







DEMOGRAPHICS	3 MILE	5 MILE	10 MILE
<b>Total Population</b>	45,023	81,786	154,196
<b>Total Households</b>	16,658	32,759	61,985
<b>Household Income</b> <b>\$0—\$30,000</b>	28.99%	26.00%	20.60%
<b>\$30,001-\$60,000</b>	25.38%	23.76%	22.40%
<b>\$60,001-\$100,000</b>	24.57%	23.71%	24.83%
<b>\$100,001+</b>	21.05%	26.53%	32.17%

Information deemed reliable but not guaranteed and offerings subject to errors, omissions, change of price or withdrawal without notice.

# FIRST FLOOR

Unit 102

1" = 5'

