

For Sale or Lease

# RIVERVIEW - 148 EAST AVENUE NORWALK, CT



## MEDICAL CONDO FOR SALE OR LEASE

## **OFFERING FEATURES**

- Trophy building, well landscaped with patient drop-off and concierge service. Recently renovated lobby.
- Directly off exit 16 on I-95 and convenient to the Merritt Parkway. Close to Norwalk Hospital.
- First floor space with dedicated side parking lot and entrance.
- Large patient reception area, 3 exam rooms, interior ADA compliant restroom.

## **OFFERING HIGHLIGHTS**

BUILDING SIZE	120,000 RSF
SPACE SIZE	3,331 SF, Suite 2J
SALE PRICE:	\$575,000
LEASE PRICE	\$25.00/RSF + utilities
PARKING:	4.5/1,000 RSF

For more information, please contact:

Jodie Dostal 203 326 5805 Jodie.dostal@cushwake.com Cushman & Wakefield of Connecticut, Inc. 107 Elm Street, 8<sup>th</sup> Floor Stamford, CT 06902

#### www.cushwake.com

A full commission computed and earned in accordance with the rates and conditions of our agency agreement with our principal, when received from our principal, will be paid to the cooperating broker who consummates a lease which is unconditionally executed and delivered by and between lessor and lessee (a copy of the rates and conditions referred to above is available upon request).

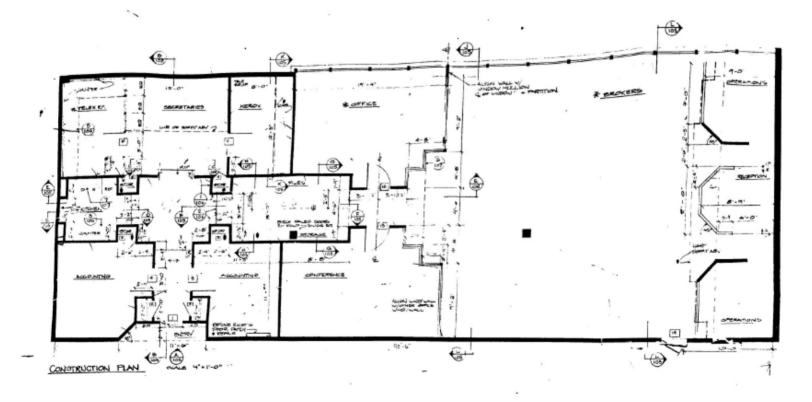


For Sale or Lease

RIVERVIEW - 148 EAST AVENUE NORWALK, CT

### IMPRESSIVE STATE-OF-THE-ART LOBBY





For more information, please contact:

Jodie Dostal 203 326 5805 Jodie.dostal@cushwake.com Cushman & Wakefield of Connecticut, Inc. 107 Elm Street, 8<sup>th</sup> Floor Stamford, CT 06902

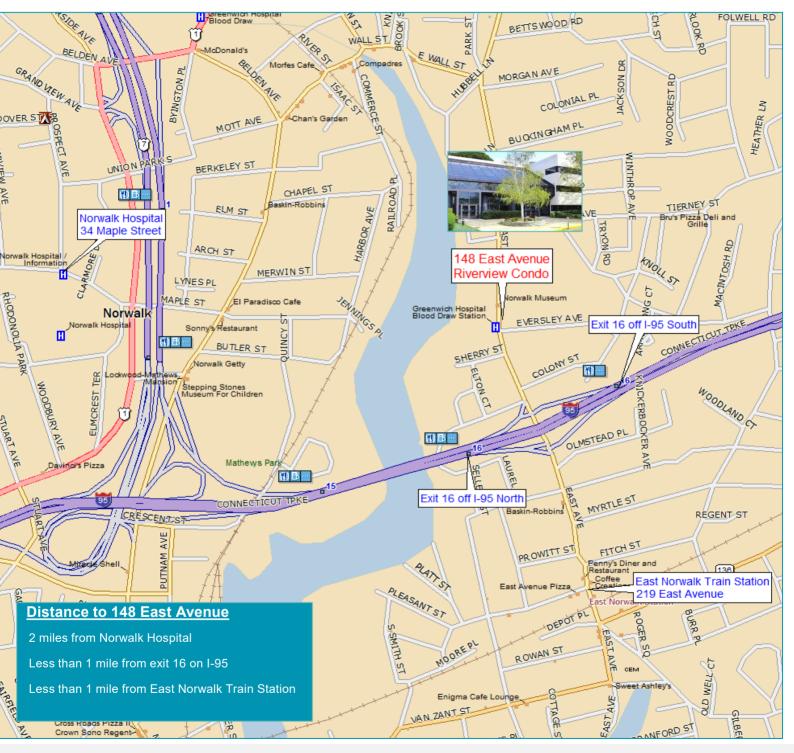
#### www.cushwake.com

A full commission computed and earned in accordance with the rates and conditions of our agency agreement with our principal, when received from our principal, will be paid to the cooperating broker who consummates a lease which is unconditionally executed and delivered by and between lessor and lessee (a copy of the rates and conditions referred to above is available upon request).



For Sale or Lease

# RIVERVIEW - 148 EAST AVENUE NORWALK, CT



For more information, please contact:

Jodie Dostal 203 326 5805 Jodie.dostal@cushwake.com Cushman & Wakefield of Connecticut, Inc. 107 Elm Street, 8<sup>th</sup> Floor Stamford, CT 06902

#### www.cushwake.com

A full commission computed and earned in accordance with the rates and conditions of our agency agreement with our principal, when received from our principal, will be paid to the cooperating broker who consummates a lease which is unconditionally executed and delivered by and between lessor and lessee (a copy of the rates and conditions referred to above is available upon request).