

## 34 Norman Street, Bridgeport, CT

Industrial / R&D / Office

SPACE AVAILABLE



### **Spacious, R & D Wood-Beamed Industrial Lofts with Freight Elevator and Recent Upgrades**

New roof, windows and full electrical upgrade in 2018. New parking lot in 2017.

Leasing availability includes two (2) 2nd floor studio lofts:

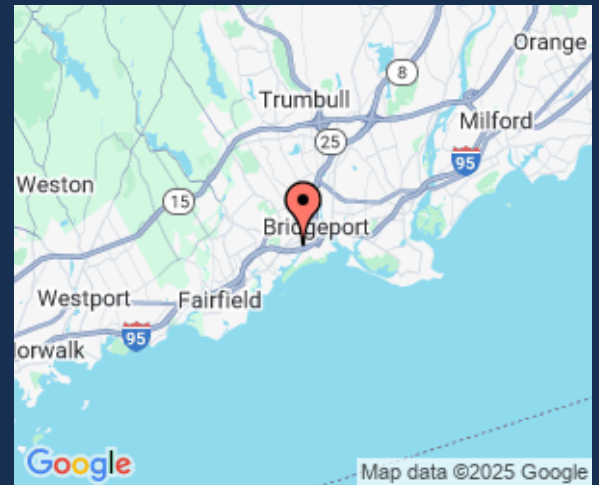
- 7,500 SF of R & D
- 7,000 SF of R & D fully air conditioned with lots of natural light

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Lot Size :	0.727 Acre(s)	Sprinklers :	Yes
Net SF :	32,000	Heat :	Forced Air
Zoning :	Industrial	Fuel :	Gas
Number of Stories :	3	A/C :	Partial
Ceiling Height :	12'	Power :	1200 AMP Main, 3 Phase
Building Frame :	Wood	Water :	Municipal
Exterior Walls :	Concrete Block	Sewer :	Municipal
Roof Structure :	Gable & Low Slope Flat		
Roof Cover :	Rubber		
Year Built :	1900		
Year Renovated :	2018		
Parking :	Private Lot		
Property Taxes :	\$8,555.13		





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