

## NBC/UNIVERSAL- 35 Corporate Drive, Monroe, CT

FULLY LEASED



### **Current home to NBCUniversal Media**

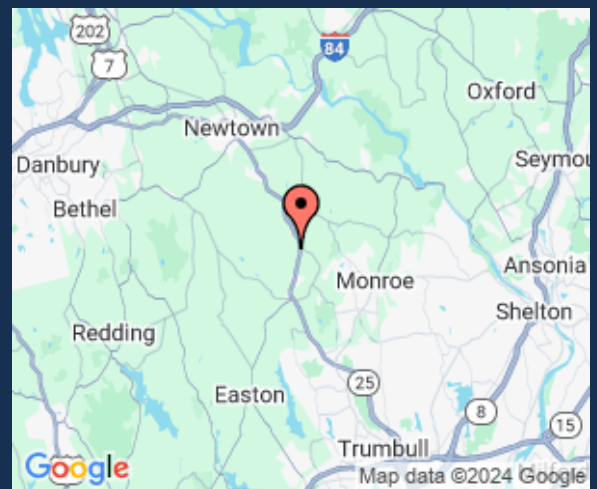
Office/warehouse space on private road with paved parking lot , 8 loading docks and 1 drive-in overhead door. Located off RT 25.

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Lot Size :	10.3516 Acre(s)
Net SF :	114,140
Zoning :	Industrial
Number of Stories :	1
Ceiling Height :	24'
Building Frame :	Fireproof Steel
Exterior Walls :	Concrete Block & Brick
Roof Structure :	Low Slope Flat
Roof Cover :	Steel
Year Built :	1990
Year Renovated :	2017
Parking :	150 Spaces
Property Taxes :	\$125,664.83

Sprinklers :	Yes
Heat :	Hot Air
Fuel :	Gas
A/C :	Yes
Power :	3 Phase 2,000 AMP
Water :	Municipal
Sewer :	Municipal



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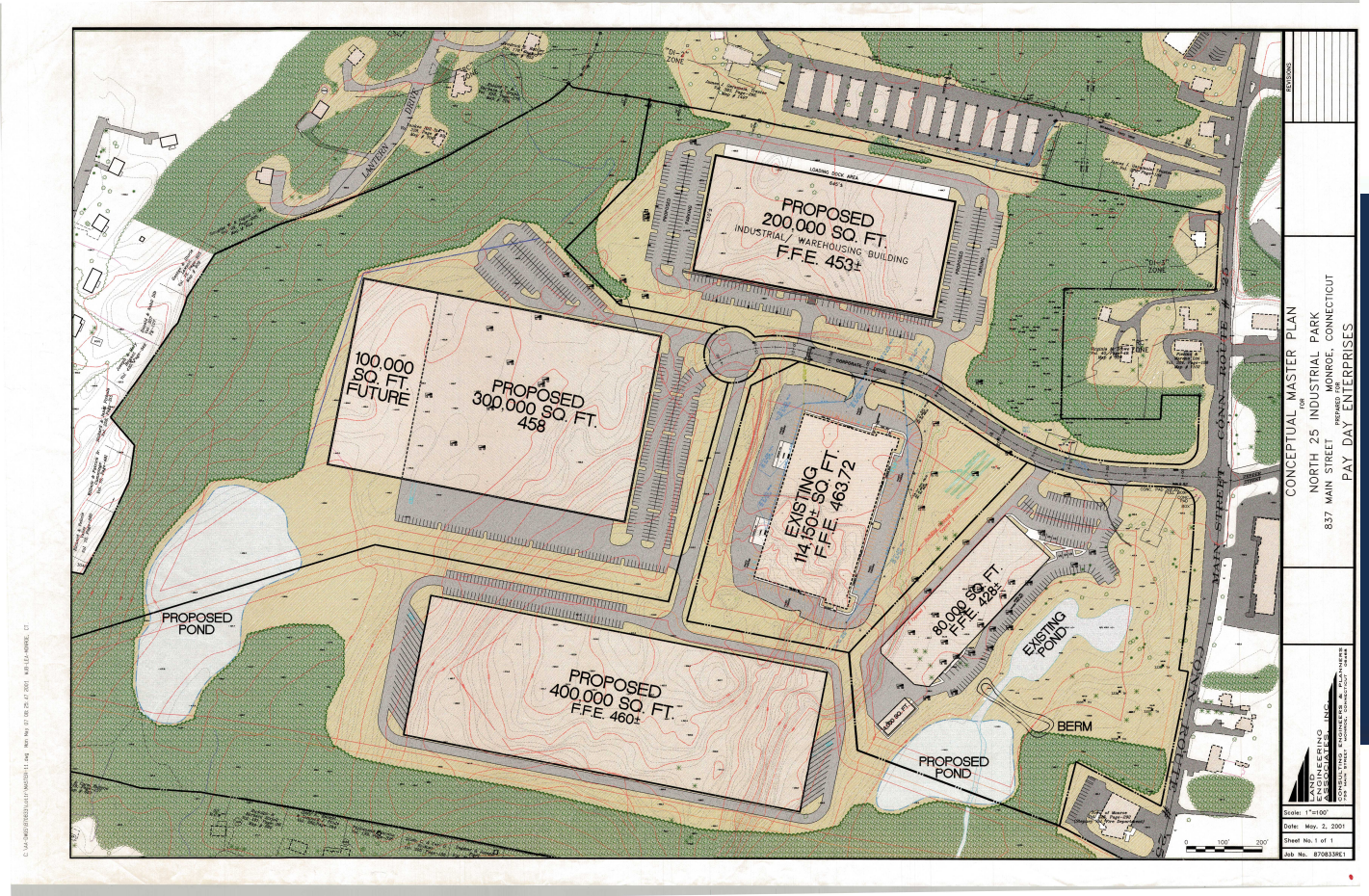
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