47 HARBOR VIEW AVENUE

Stamford, CT | Fairfield County

SHOWROOM/WAREHOUSE SPACE FOR LEASE

10,000 SF AVAILABLE



BROKER CONTACT

CRAIG BENSON
914-237-3400, Ext. 105
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JEFF KINTZER
914-237-3400, Ext. 103
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ROYAL PROPERTIES

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AVAILABLE:
10,000 SF (50′ x 200′ irr.)

JOIN CO-TENANTS:
Planet Fitness, Lumen, ProSource, Avery & Dash, Tile America and more

NEIGHBORS:
Design Within Reach, The Antique and Artisan Gallery, The Accessory Store, Kravet, Interlude Home, Fordham Marble and Granite, Stark Carpet, SWC Office Furniture, ShopRite, Mom's Organic Market (coming soon), Chelsea Piers Connecticut and many more

ADDITIONAL INFORMATION:

- Approximately 7,000 SF Warehouse & 3,000 SF Showroom/Office
- Easy Access and less than 1 mile from I-95 and Route 1
- Ample Parking & 1 Loading Dock
- Electric: 600 Amps and Gas Separately Metered
- Two Gas Fired Heaters in the Warehouse
- HVAC via a Rooftop Unit in the Showroom/Office Area
- Ceiling Heights: 16′-6″ to Deck & 14′-6″ to Beams

RENT:
Call For Details

CAM/TAXES:
$6.00/SF (Approx.)

AREA DEMOGRAPHICS			
	1 Mile	3 Miles	5 Miles
Population	43,058	133,209	184,405
Avg. HH Income	$120,984	$143,042	$155,808

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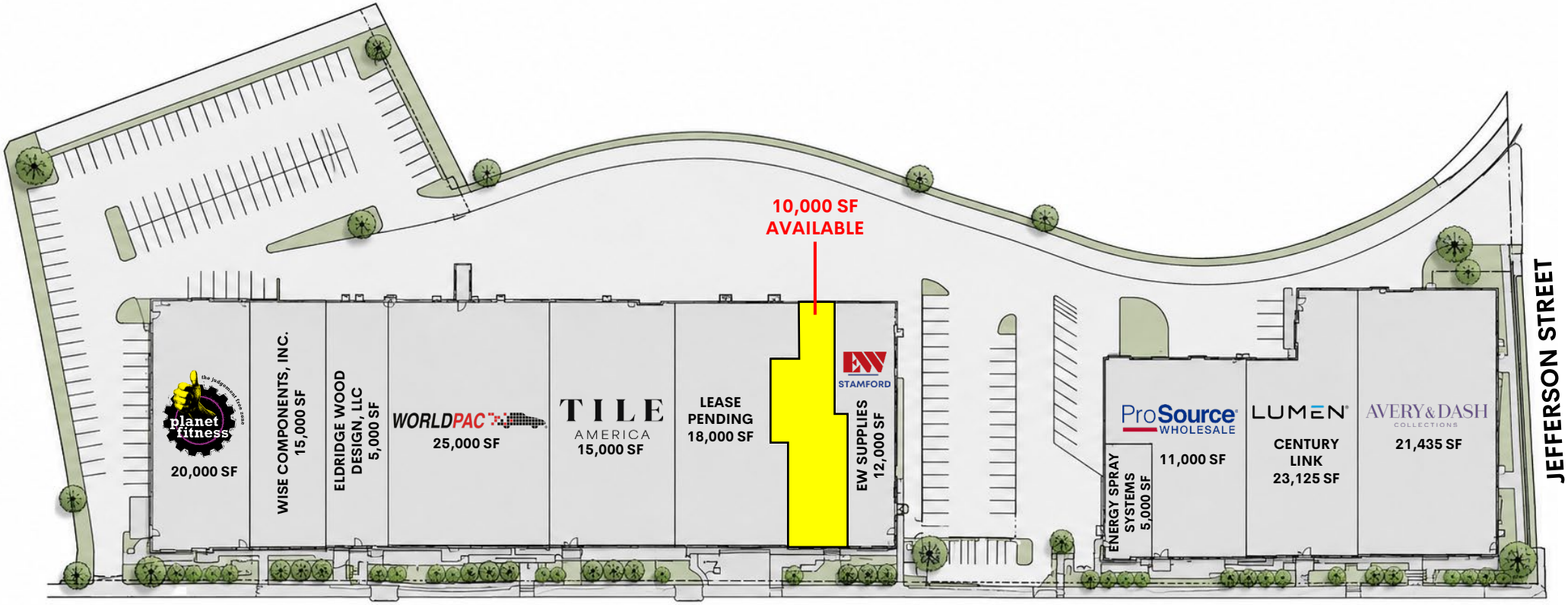
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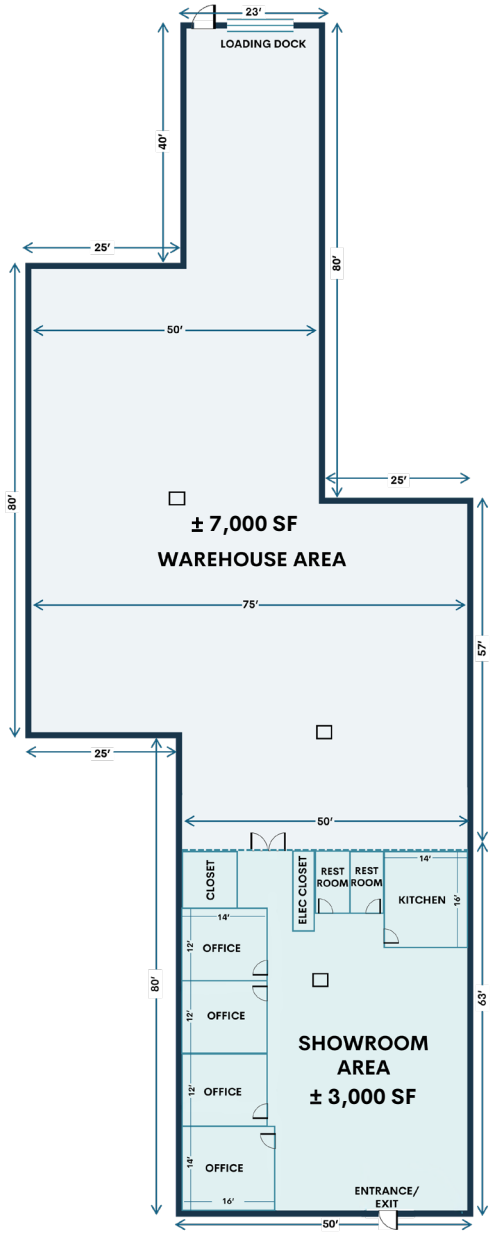
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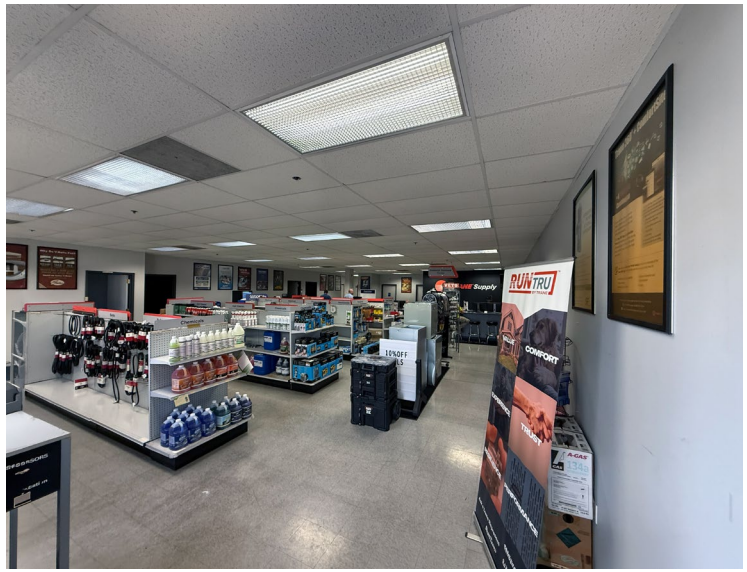
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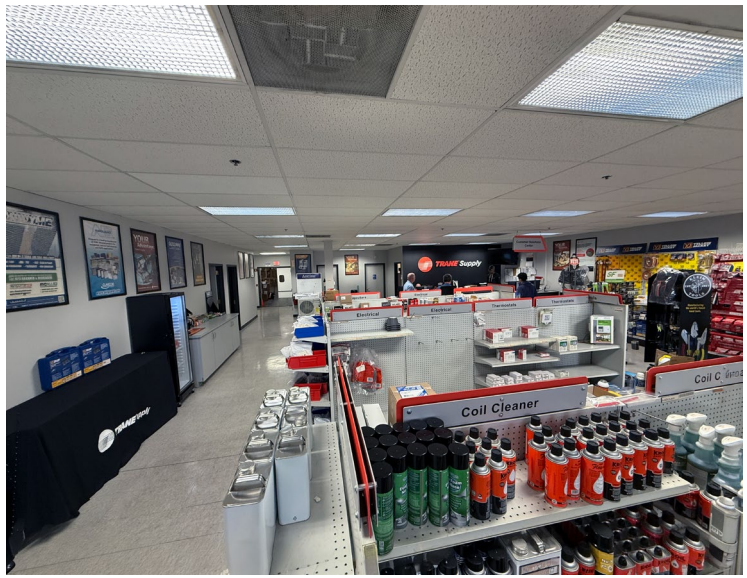
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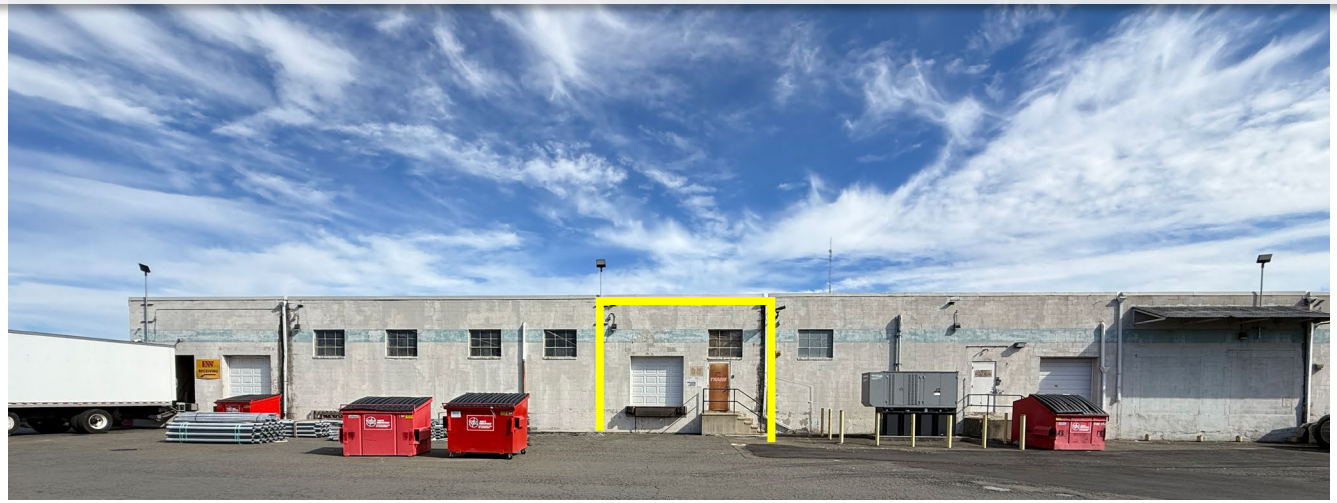
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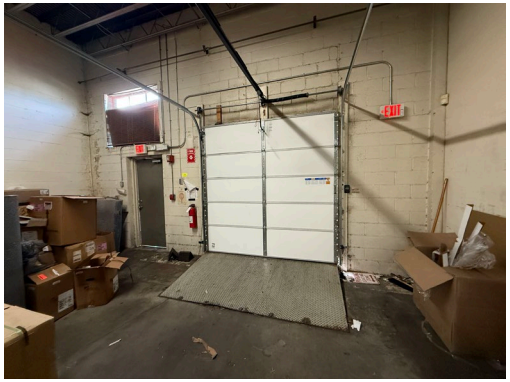
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