

## 938 Crescent Avenue, Bridgeport, CT

Industrial Property for Sale at \$750,000.00



Industrial Property: 58,722 SF industrial building for sale on 1.42 acres with approximately 5,411 SF of office space. Freight elevator. Electronic sliding gate fence. Close to I-95, Exit 29 Seaview Avenue.

### The Site

<b>Space Available:</b>	58,722 SF
<b>Total Building Size:</b>	58,722 SF
<b>Land:</b>	1.42 Acres
<b>Real Estate Taxes:</b>	\$28,635.94 (2011 Taxes)
<b>Zoning:</b>	ILI
<b>Year Built:</b>	1938, 1963
<b>Construction:</b>	Brick/Block/Woodframe
<b>Stories:</b>	3
<b>Tenancy:</b>	Single

### Features

<b>Parking:</b>	Fenced
<b>Ceiling Height:</b>	14' to 18'
<b>Loading:</b>	Four docks

### Utilities

<b>Water/Sewer:</b>	Public / Sewer
<b>A/C:</b>	Office Area
<b>Heating:</b>	Gas
<b>Power:</b>	800 amps

## Contact

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