

# FOR LEASE PROFESSIONAL OFFICE SPACE



914 Hartford Turnpike, Waterford, CT 06385

**FOR LEASE**  
**\$14/sf NNN**

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**Pequot Commercial**

15 Chesterfield Road, Suite 4  
East Lyme, CT 06333  
860-447-9570 x153  
Fax 860-444-6661

- ≈ Highly visible Class A Office with elevator
- ≈ Great Location convenient to I-95 & I-395
- ≈ 23,700 Average Daily Traffic count
- ≈ Underground parking available with elevator access to all floors
- ≈ Public Water/Sewer; Propane

**1,270sf**  
**2nd floor**



DEMOGRAPHICS	3 MILE	5 MILE	10 MILE
<b>Total Population</b>	22,705	73,537	153,863
<b>Total Households</b>	8,499	29,475	63,073
<b>Household Income</b> <b>\$0—\$30,000</b>	27.25%	23.11%	19.41%
<b>\$30,001-\$60,000</b>	21.69%	22.11%	21.51%
<b>\$60,001-\$100,000</b>	22.23%	24.00%	25.04%
<b>\$100,001+</b>	28.83%	30.79%	34.03%

Information deemed reliable but not guaranteed and offerings subject to errors, omissions, change of price or withdrawal without notice.

# Second Floor

## 1,270sf



