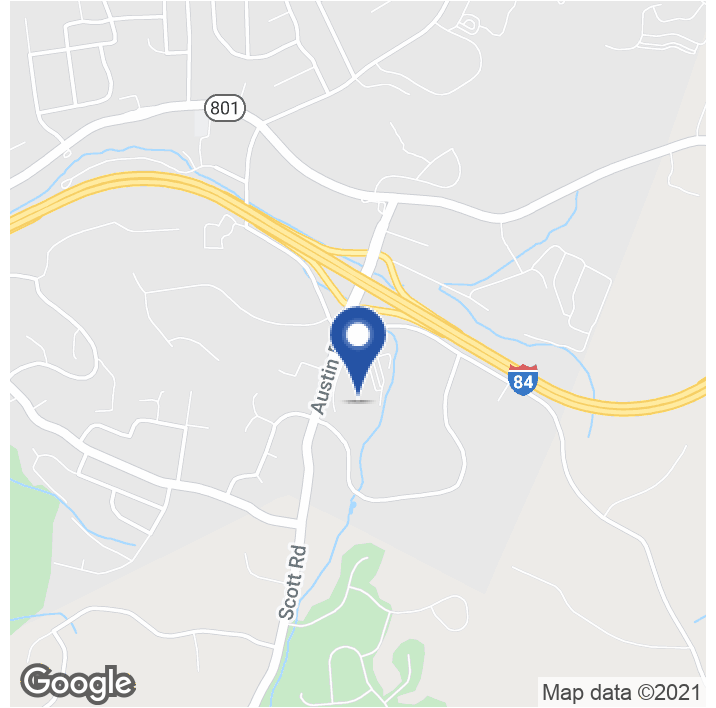


FOR LEASE

PARKING/OUTDOOR STORAGE

400 CAPTAIN NEVILLE DRIVE | WATERBURY, CT 06705



PROPERTY DESCRIPTION

Sentry Commercial is pleased to present 0.75 acres of trailer parking, vehicle parking, or outdoor storage for lease at 400 Captain Neville Drive, Waterbury CT. Just a stone's throw to the entrance of I-84 East and West, this outdoor storage area is well situated for your overflow trailer parking needs.

PROPERTY HIGHLIGHTS

- Less than 1/4 mile from I-84 East and West
- Prime site for trailer parking
- Professional business park location

OFFERING SUMMARY

Lease Rate:	Negotiable
Lot Size:	0.75 Acres

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	2,716	18,287	53,398
Total Population	6,544	45,880	138,394
Average HH Income	\$61,098	\$70,731	\$66,816

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 chrisduclos@sentrycommercial.com

MARK DUCLOS, SDR, CRE, FRCS
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 duclos@sentrycommercial.com

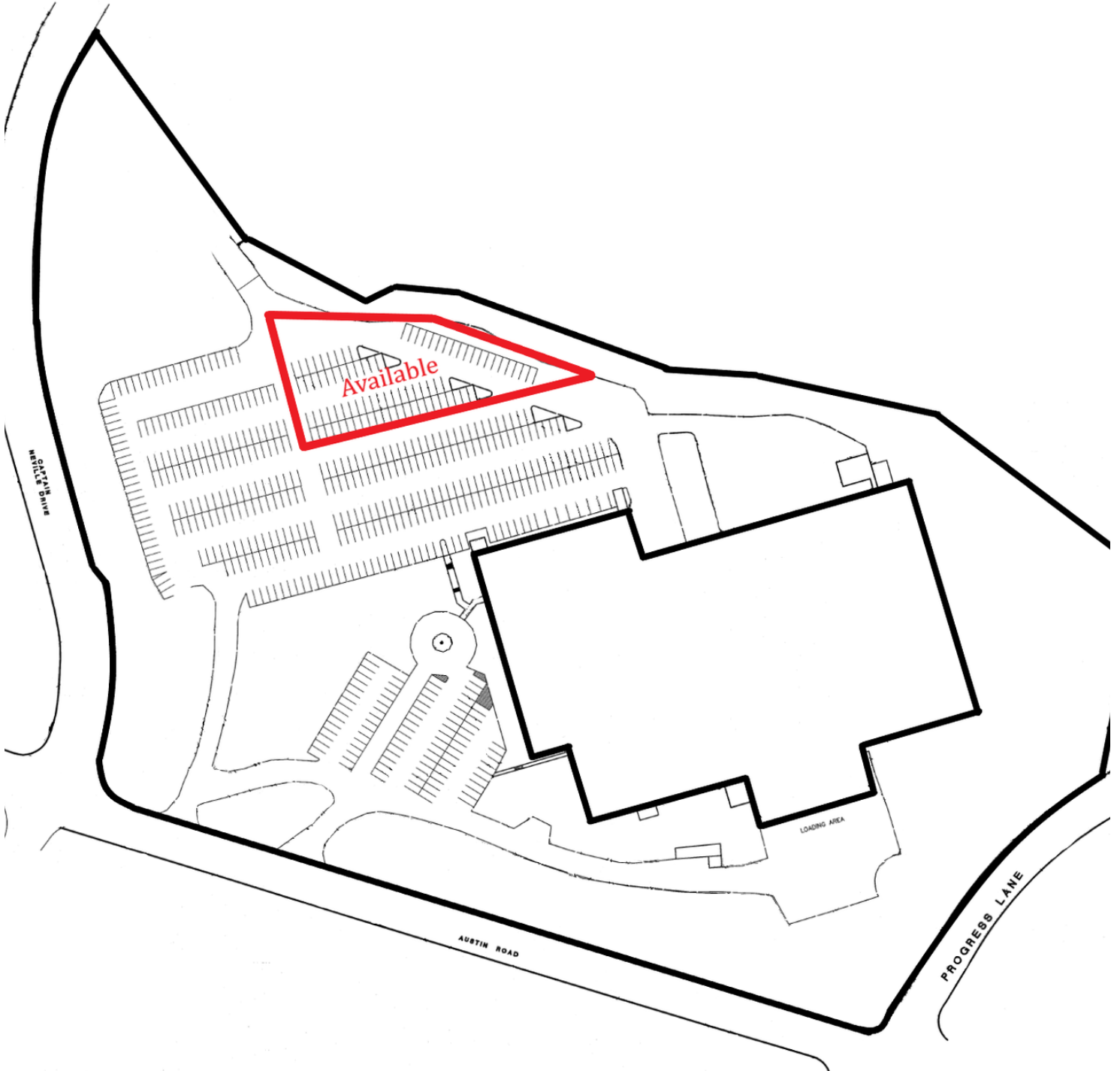




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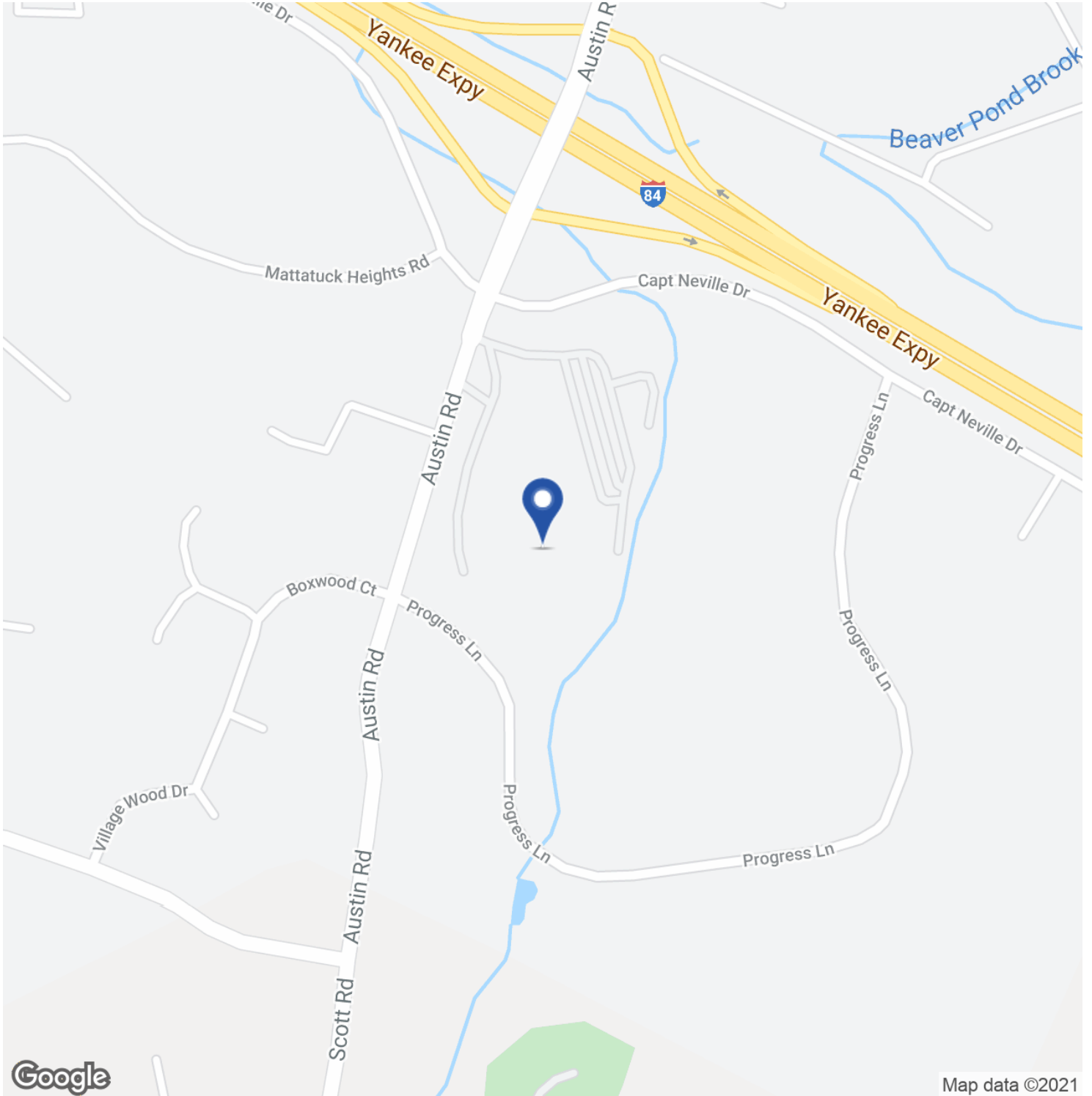
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Map data ©2021

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Google

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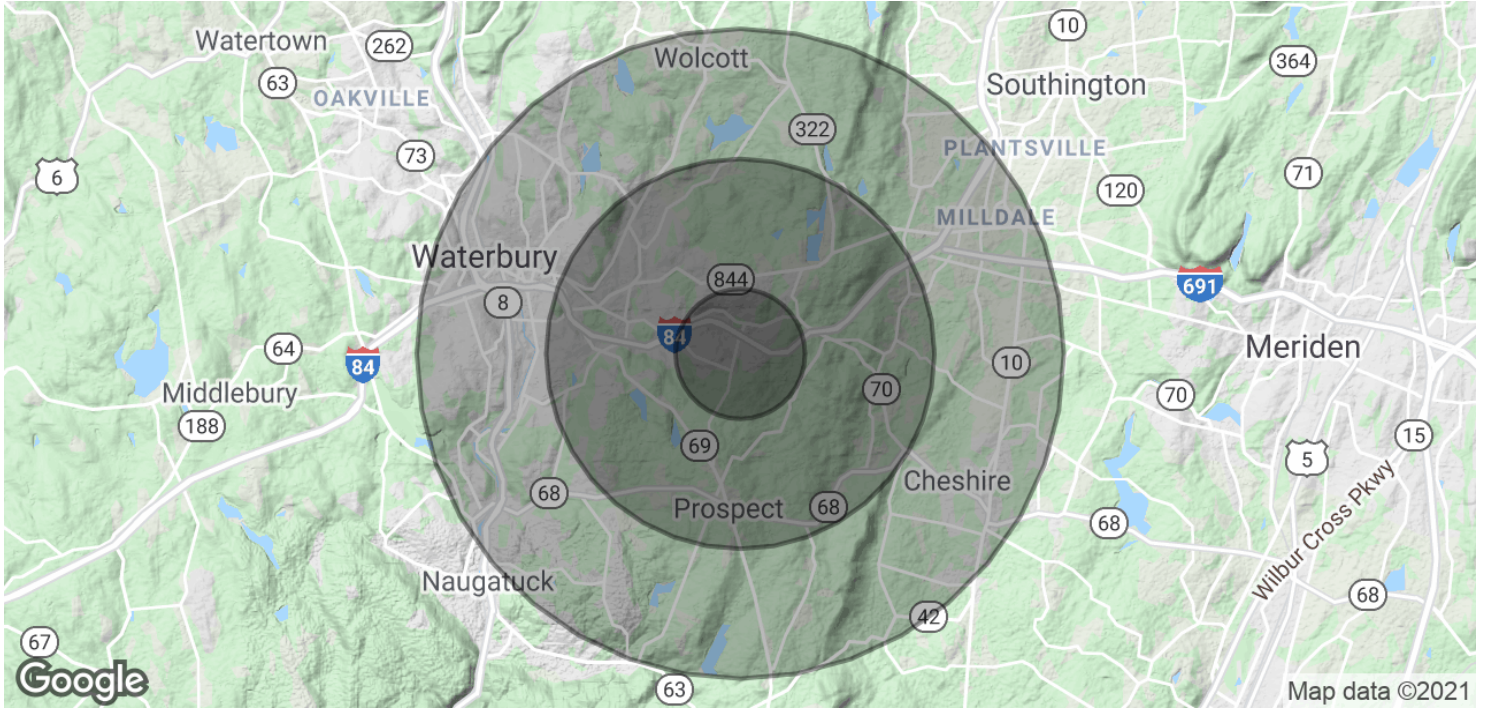
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	6,544	45,880	138,394
Average age	38.8	39.3	37.1
Average age (Male)	34.7	36.8	35.6
Average age (Female)	40.4	40.6	38.2

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	2,716	18,287	53,398
# of persons per HH	2.4	2.5	2.6
Average HH income	\$61,098	\$70,731	\$66,816
Average house value	\$213,589	\$244,471	\$281,074

* Demographic data derived from 2010 US Census

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