

FOR SALE

6,090 SF OFFICE BUILDING

664 FARMINGTON AVENUE | HARTFORD, CT 06105



PROPERTY DESCRIPTION

Sentry Commercial is pleased to present 664 Farmington Avenue, Hartford CT for sale.

PROPERTY HIGHLIGHTS

- Corner of Prospect Ave. and Farmington Ave.
- 18 parking spaces
- On National Register of Historic Places
- Owner/Occupant or Sale/Leaseback
- Well maintained by current owner/occupant

OFFERING SUMMARY

Sale Price:	\$650,000
Lot Size:	0.46 Acres
Building Size:	6,090 SF

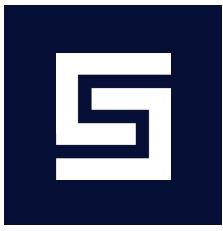
DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	11,773	71,765	114,769
Total Population	25,982	188,943	301,540
Average HH Income	\$60,790	\$60,762	\$67,166

LARRY LEVERE, SDR
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\$650,000

BUILDING SPECIFICATIONS

Building Size	2,075 square feet - 1st Fl. 2,029 square feet - 2nd Fl. 1,479 square feet - 3rd Fl. 507 square feet - LL
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Roof	Asphalt
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Year Built	1920
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MECHANICAL/UTILITIES

Heat	Gas
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Air Conditioning	Central Air
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Water/Sewer Company	MDC
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Electric Company	Eversource
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Gas	CNG
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LAND

Lot Size	0.46 Acres
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Garage	Two-car
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Zoning	MX-1
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TAXES

Tax PSF	\$3.02 SF
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Year Assessed	2021
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Mill Rate	74.21
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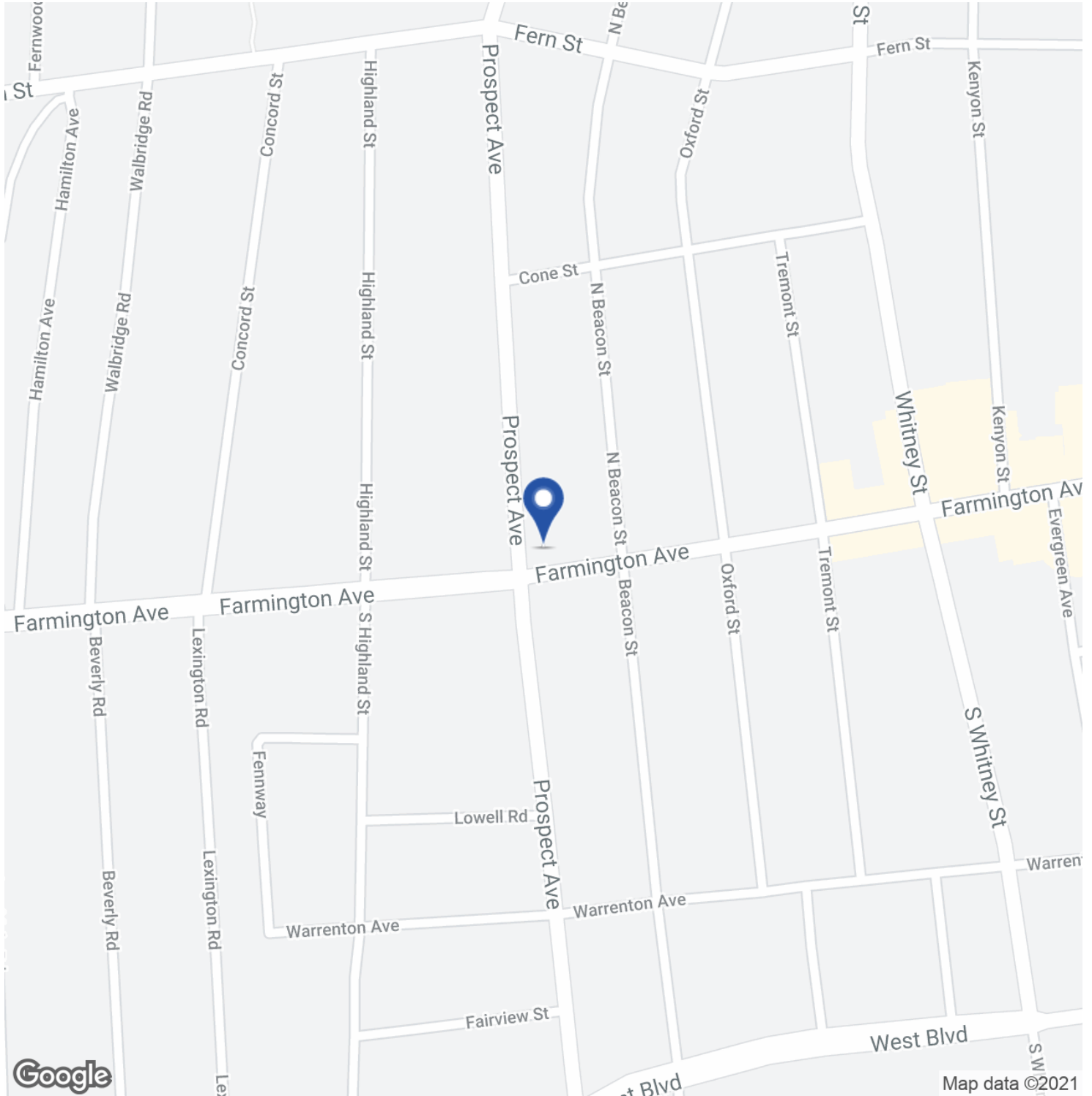
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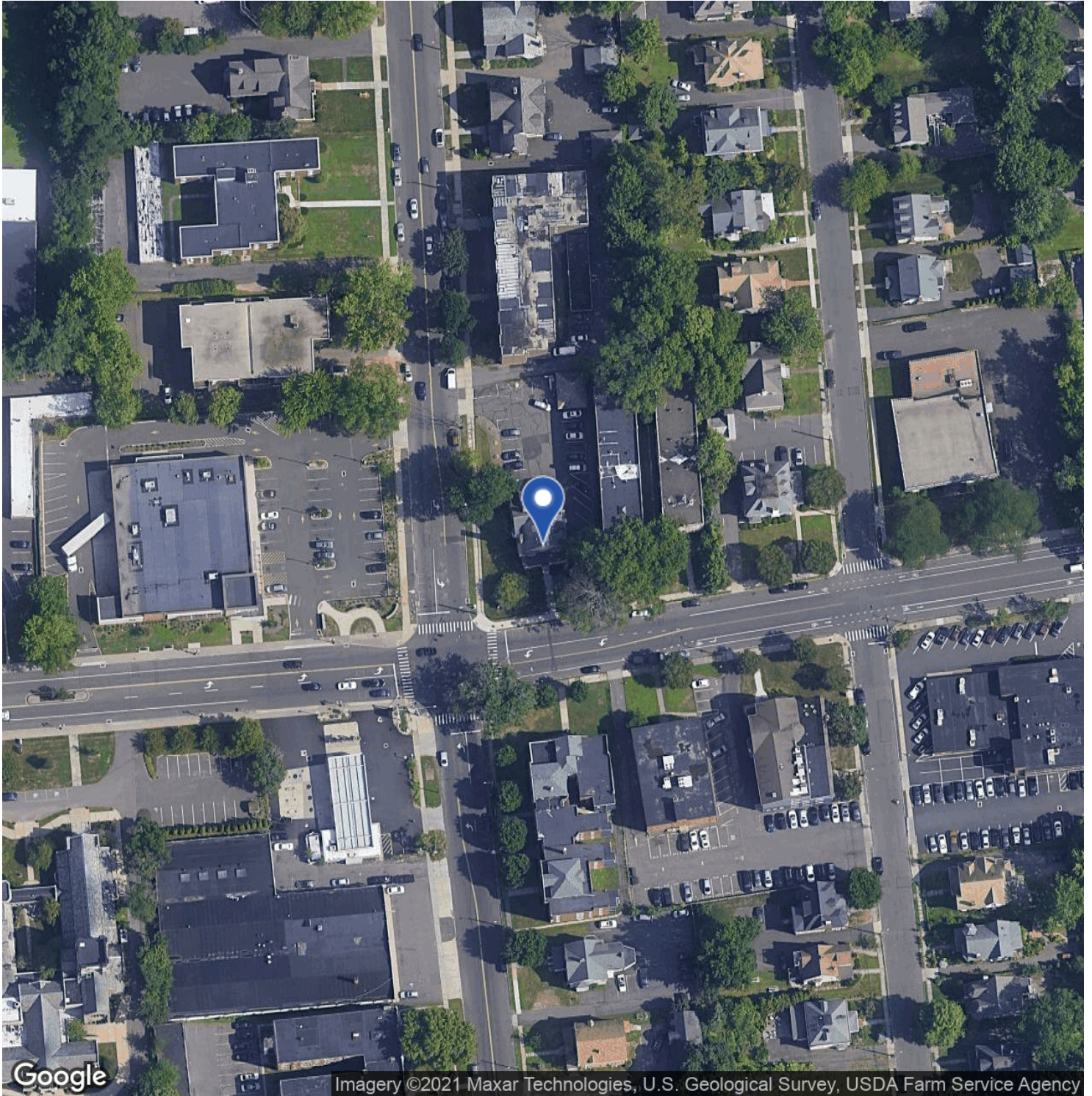
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Google

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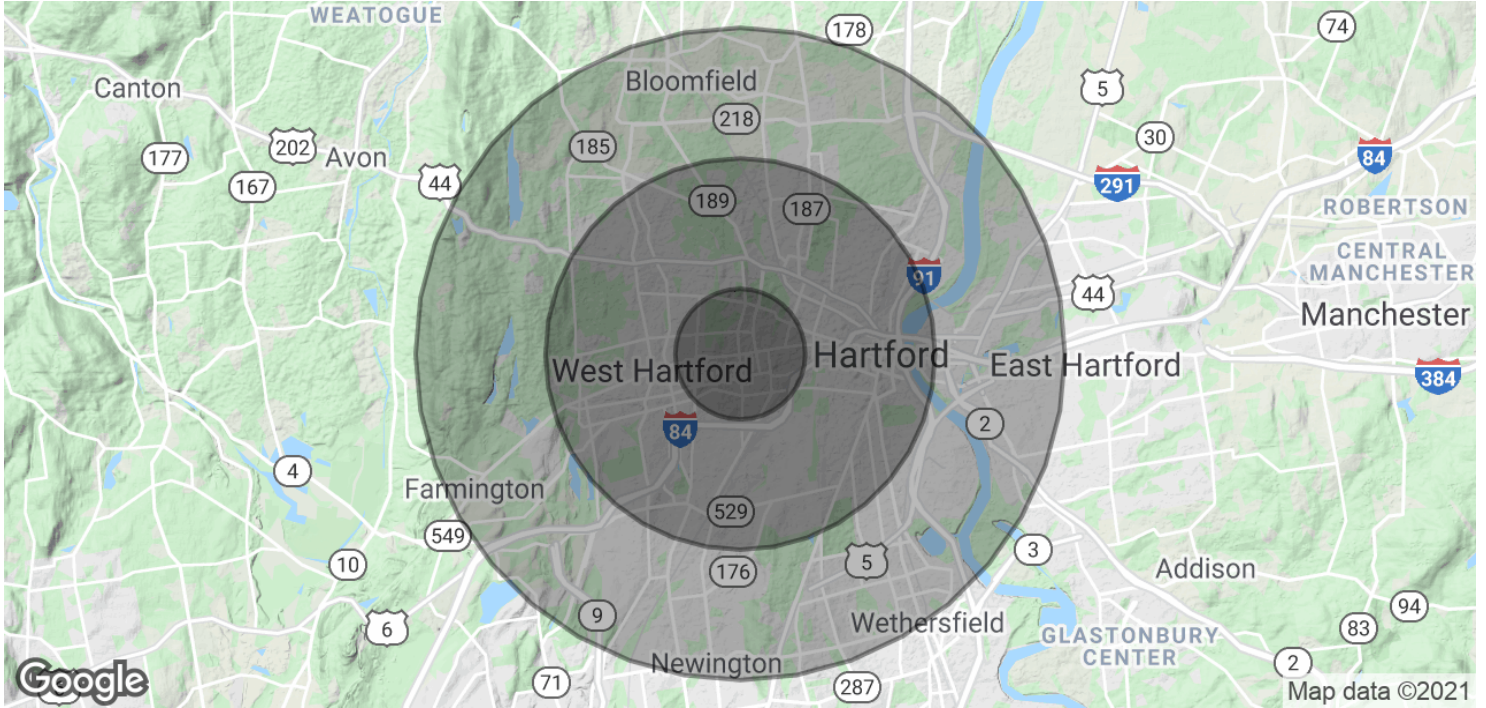
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	25,982	188,943	301,540
Average age	36.4	33.7	36.1
Average age (Male)	35.5	32.1	34.2
Average age (Female)	37.5	34.7	37.4

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	11,773	71,765	114,769
# of persons per HH	2.2	2.6	2.6
Average HH income	\$60,790	\$60,762	\$67,166
Average house value	\$294,461	\$290,232	\$308,415

* Demographic data derived from 2010 US Census

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