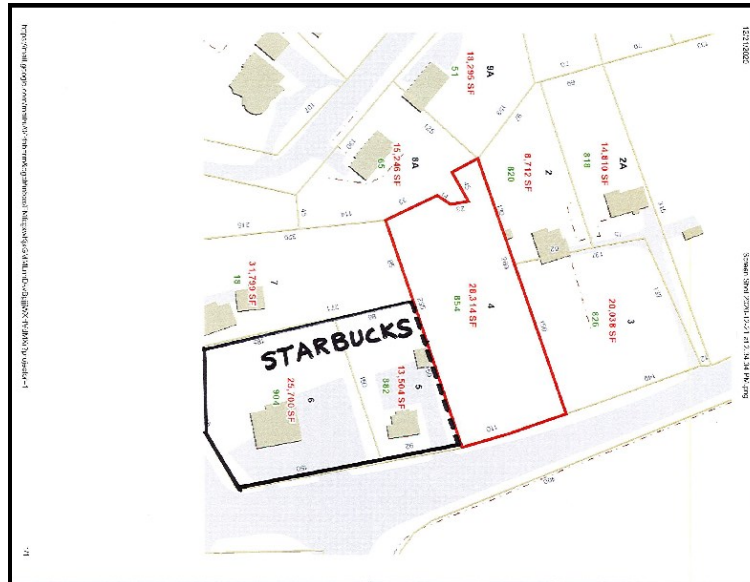


FOR SALE

**854 Main Street
Watertown, CT 06795**



- **0.65 +/- Acres - Commercial Land**
 - **Located net to STARBUCKS!**
 - **Main Street Location AKA Rt. 63**
 - **Traffic Count of 13,200 Vehicles Per Day**
 - **Zoned B.C. - Approved Uses Include:**
 - **Restaurants, Banks, Medical, Professional Offices**
- PRICED TO SELL \$195,000.00**

**Contact Exclusive Broker: Gerry D. Matthews
Matthews Commercial Properties
203-753-5800**



MATTHEWS COMMERCIAL PROPERTIES LLC.

**819 Straits Turnpike Suite 3B, Middlebury, CT 06762
Phone: 203-753-5800 Fax: 203-574-3875
www.matthewscommercial.com**

**CONTACT: Gerry Matthews 203-753-5800
Email: gdmattews@snet.net**

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