

FOR SALE

927 Southford Road (Rt. 188), Middlebury, CT

MATTHEWS COMMERCIAL PROPERTIES



COMPETITIVELY PRICED AT \$1,420,000.00

- **5.81 Acres Including a Single Family House**
- **Zoned Gateway Industrial Design District (GIDD)**
- **Uses Include: Retail, Restaurant, Executive Office, Light Manufacturing**
- **Situated on Rt. 188 with an Average Daily Traffic Count of 8,100 Vehicles**
- **The Property Also Borders I-84 West with an Average Daily Traffic Count of 100,000 +/- Vehicles**
- **Excellent Access to I-84 - Exit 16 - 0.7 Miles**
- **Water, Sewer and Gas Available**
- **Possible Tax Incentives (Call for Details)**

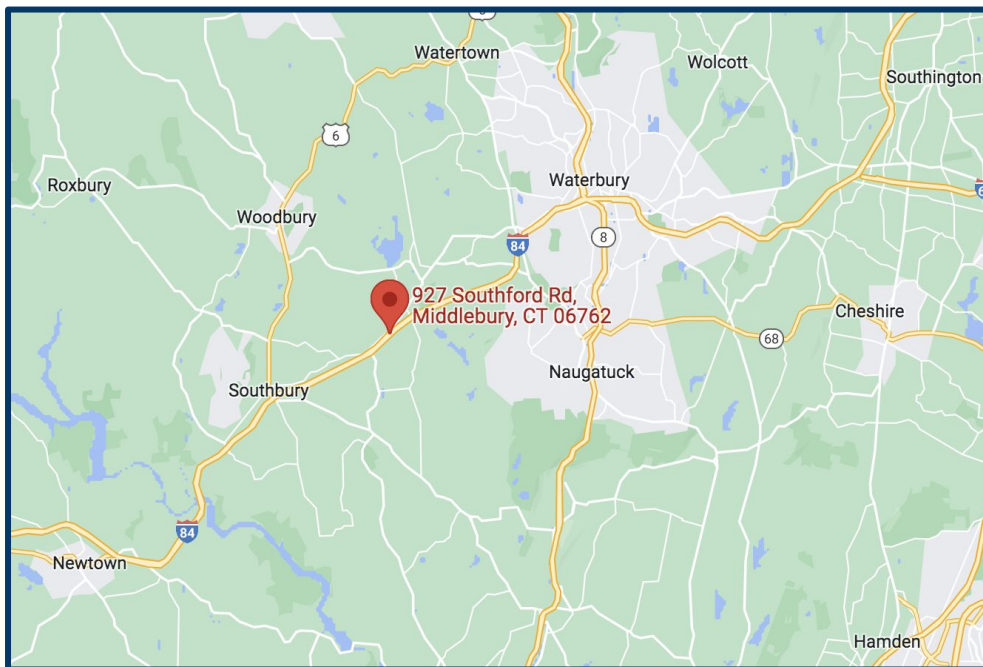
Exclusively Listed By: MATTHEWS COMMERCIAL PROPERTIES

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