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**23 Ryan Street, Stamford, CT 06907**  
**\$1,650,000**

MLS#	24024746
Status	Active
County	Fairfield
Sqft	5742

**Description**

Triple Net Tenants!! 5,700 sq ft, beautiful cash-flowing commercial property built in 2007 in prime Stamford location between the Merritt Parkway and I95! The building is 2 stories with a basement that is at ground level and 4 garage bays. All tenants are on triple net leases with CAM fully paid for (including taxes) making for low management fees. In addition to the building, there is approximately 3,000 sq ft of parking and/or outdoor storage space. There is one unit that is currently under construction with fantastic updates and can be rented to an interested and thoroughly vetted party or held open for owner-use! A ton of opportunity here - take it while you can!

**Listing Information**

Property Type : Commercial

Status : Active

MLS# 24024746

List Price Is \$1,650,000

Beds : 0

Baths :0 (0 Full)

Built In 2007

5,742sqft

County : Fairfield

MLS/ID# : 24024746

Zip Code : 06907

Type : Commercial

Sq. Ft. : 5, 742

Pets Allowed : 0

Heating : Hot Air

Cooling : Central Air

Water : Public Water Connected

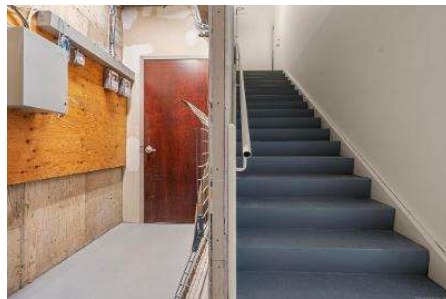
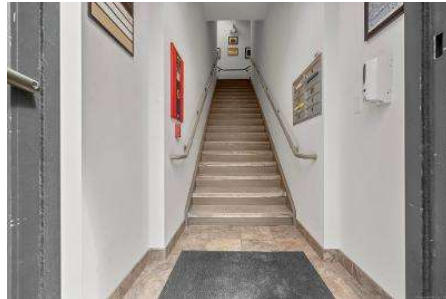
Sewer : Public Sewer Connected

Year Built : 2007

Acreage : .12

Assessment : \$746,520

Photos





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