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## **Press/Cuozzo Realtors appointed agents of 2839 Dixwell Ave.**

July 02, 2008 - Front Section

Roberta Palmeri and Joel Nesson, senior advisor of Press/Cuozzo Realtors' Commercial Division, have been appointed exclusive marketing agents for the property located at 2839 Dixwell Ave.

This 3,748 s/f free standing office building was totally renovated in 1985 and redesigned by architect Hunter Smith. Its interior is open contemporary with multiple private offices, efficient workstations, counters and built-ins, a conference room, two half baths, a complete eat-in kitchen, and oak woodworking throughout.

The building is gas-heated and has three separate furnaces and A/C systems, allowing for maximum operating efficiency. In addition, Palladium-style windows, skylights, and exterior awnings are bonus features. that allow natural light throughout the interior and assist in controlling the effects of outside temperatures within the building.

A 13-car parking lot is provided upon entering the property on Dixwell Avenue, while the rear entrance offers street parking on Old Dixwell Avenue. With excellent identity and signage, the property is in walking distance to the town hall, Central Business District, restaurants and shopping. Its location also provides convenient access to I-91, Routes 10 and 5 and the Merritt Parkway.

The property is available for sale at \$679,900 or for lease at \$14.00/SF NNN. For additional information or to arrange a personal showing, contact Joel Nesson at 203.288.1900, x131 or Roberta Palmeri at 203.288.1900, x136.

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