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## **Angel Commercial reps. Valley Tool in purchase of 8.16 acres**

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Milford, CT Valley Tool and Manufacturing LLC has purchased 8.16 acres of land, for a new planned 100,000 s/f facility, according to Jon Angel, president of Angel Commercial, LLC, a commercial real estate firm in Southport. The new facility is currently under construction and is scheduled to be completed before the end of this year.

“Valley Tool will be consolidating their operations,” said Angel, who was the sole broker in the deal. “They currently have two locations over seven miles apart from one another, a 37,000 s/f facility in Orange and a 63,000 s/f facility in Milford.” The new facility will allow them to bring all their manufacturing to one location.”

Valley Tool also purchased seven parcels of adjacent land for their new facility in two separate transactions consisting of 6.63 acres on Plains Rd. and 1.53 acres on Shelland St.

“The assemblage involved multiple property owners and was completed as an off-market transaction,” said Angel. “Furthermore, we have been retained to sell their existing facility at 22 Prindle Rd. in Orange, CT.”

Valley Tool and Manufacturing LLC was founded as a traditional tool and die business in 1984. It began by offering machining services in a variety of industries for the manufacturing of machine tools. They now have the capabilities to custom-build a product to meet specific manufacturing requirements.