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## **Chozick Realty completes sale of 3137 East Main St. for \$2.275 million**

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Steve Pappas and Rick Chozick of Chozick Realty, Inc. have completed the sale of 3137 East Main St. for \$2.275 million. The East Main Street Apartment Complex is a 36-unit property constructed in 1967. The three story brick, colonial style building contains 12 two-bedroom and 24 one-bedroom apartments situated on a 1.4-acre site. Located at the eastern end of East Main St., the property is well located within Waterbury.

According to Steve Pappas, while East Main St. is a main arterial route, the immediate surroundings are single family residential with other multifamily properties of similar age in close proximity. The surrounding residential location as well as the properties proximity the Rte. 69, downtown Waterbury and I-84 make for a sought after multifamily area with historically high occupancy rates.

The seller was Quarry Road LLC and the buyer is Colonial-Fountain LLC.

Chozick Realty was the sole broker in the transaction. Chozick Realty is a full service commercial brokerage company located in Hartford.

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