OFFICE SPACE

THAT WORKS FOR YOU



TURNKEY OFFICE SUITES AVAILABLE FOR LEASE

Professional office spaces tailored to businesses of all sizes in Woodbury, Connecticut.

297 MAIN STREET SOUTH, WOODBURY, CT 06798

focusspaces.com



*Virtually staged

OFFICE SUITES RANGING FROM 100 SF TO FULL-FLOOR OPTIONS OF UP TO 2,800 SF

and everything in between

GROSS LEASE FLAT RATE RENT

One simple payment that includes utilities, WiFi, and common area maintenance.

INCLUDED BUILDING AMENITIES

Ample parking, coffee bar, ADA compliant, common seating area, 24/7 access, more.

WIDE VARIETY OF LAYOUTS

Flexible layouts, from single offices to suites with multiple private offices.

FLEXIBLE LEASE TERMS

We offer flexible lease terms ranging from one year all the way up to ten years.

Ideal spaces for:

focusspaces.com

THERAPISTS, COUNSELORS & SOCIAL WORKERS | MARKETING AGENCIES | INSURANCE AGENCIES

MASSAGE THERAPISTS, ESTHETICIANS & WELLNESS PROFESSIONALS | HOME-CARE AGENCIES

ACCOUNTANTS, BOOKKEEPERS & TAX PREPARERS | ATTORNEYS | TUTORING SERVICES

REAL ESTATE & PROPERTY MANAGEMENT COMPANIES | DESIGNERS & ARCHITECTS

LET'S FIND THE RIGHT SPACE FOR YOUR BUSINESS.

CONTACT JULIA FERNANDES TODAY!

(203) 560-1965

julia@doverbenedictgroup.com

Scan me!

UTILITIES INCLUDED
FLEXIBLE TERMS
BROKER PROTECTED

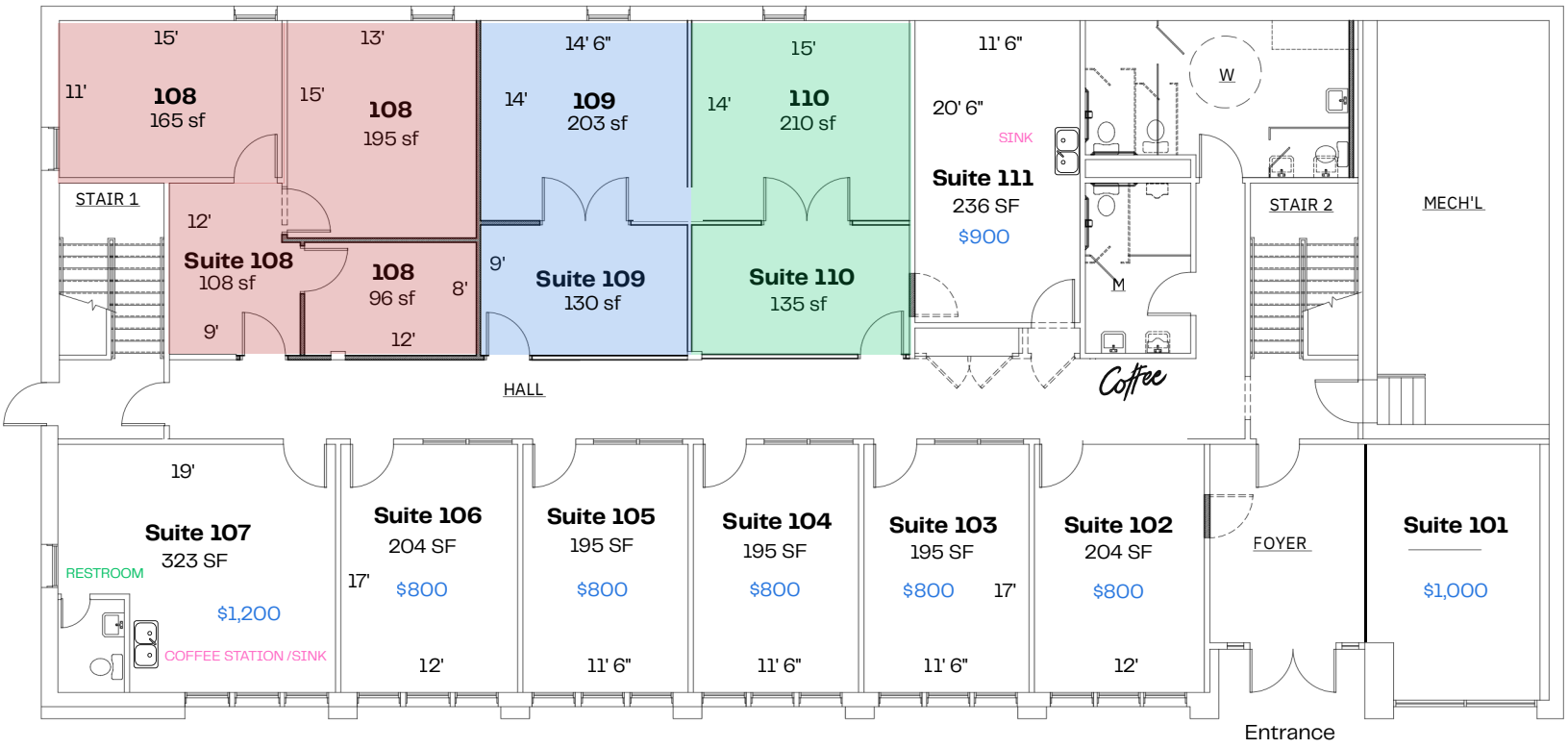
Level 1

297 MAIN STREET SOUTH, WOODBURY, CT 06798

Suite 108
564 SF
$1,750

Suite 109
333 SF
$1,200

Suite 110
345 SF
$1,200

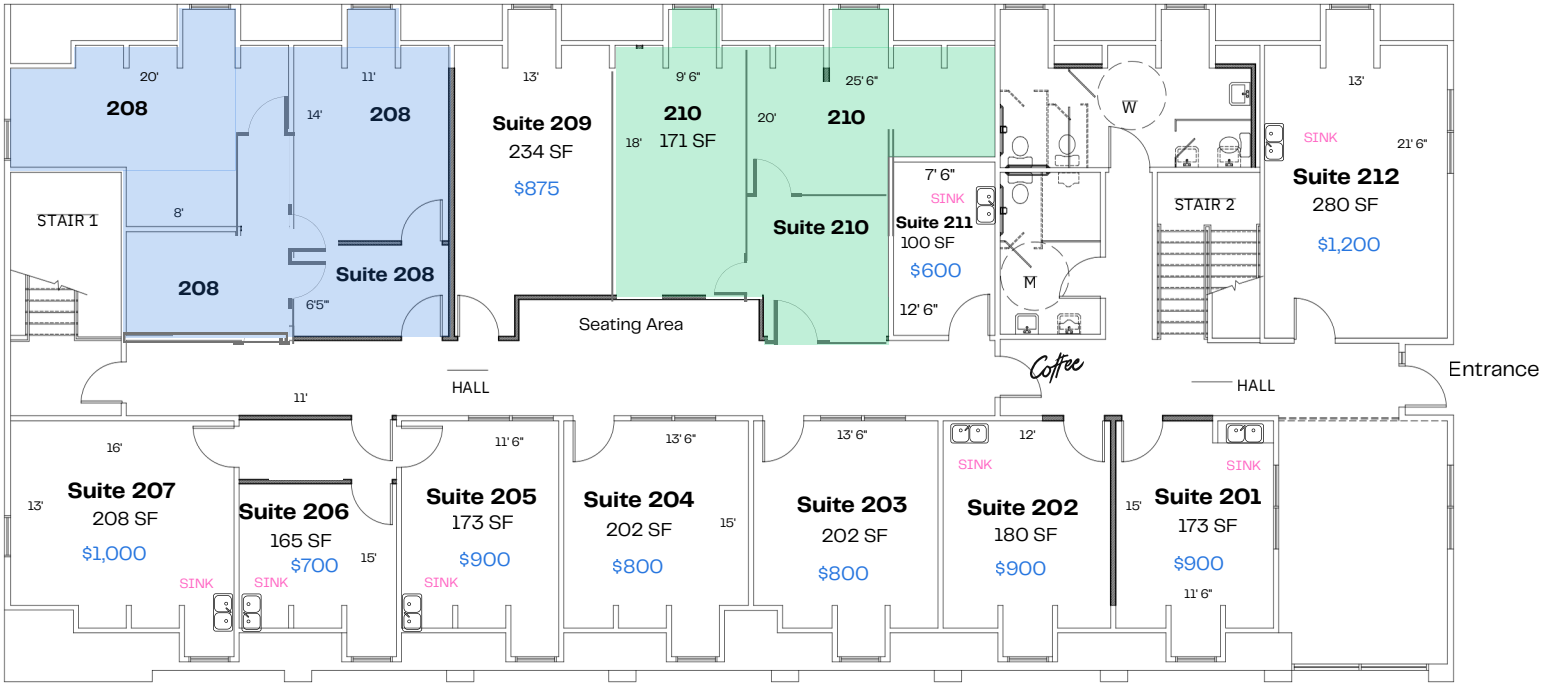


Level 2

297 MAIN STREET SOUTH, WOODBURY, CT 06798

Suite 208
420 SF
$1,900

Suite 210
416 SF
$1,900



Suite 205, 206 & 207
546 SF
$1,900

AVAILABLE UNITS

SUITE	SIZE	MONTHLY RENT	PLUMBING
101		$1,000	
102	204 SF	$800	
103	195 SF	$800	
104	195 SF	$800	
105	195 SF	$800	
106	204 SF	$800	
107	323 SF	$1,200	Private Restroom and Sink
108	564 SF	$1,750	
109	333 SF	$1,200	
110	345 SF	$1,200	
111	236 SF	$900	Sink

All units are wheelchair accessible and feature newly installed hardwood flooring, LED sensor lighting, and fresh paint throughout.

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AVAILABLE UNITS

SUITE	SIZE	MONTHLY RENT	PLUMBING
201	173 SF	$900	Sink
202	180 SF	$900	Sink
203	202 SF	$800	
204	202 SF	$800	
205, 206 & 207	546 SF	$1,900	3 sinks
205	173 SF	$900	Sink
206	165 SF	$700	Sink
207	208 SF	$1,000	Sink
208	420 SF	$1,900	
209	234 SF	$875	
210	416 SF	$1,900	
211	100 SF	$600	Sink
212	280 SF	$1,200	Sink + Shampoo Bowl

All units are wheelchair accessible and feature newly installed hardwood flooring, LED sensor lighting, and fresh paint throughout.

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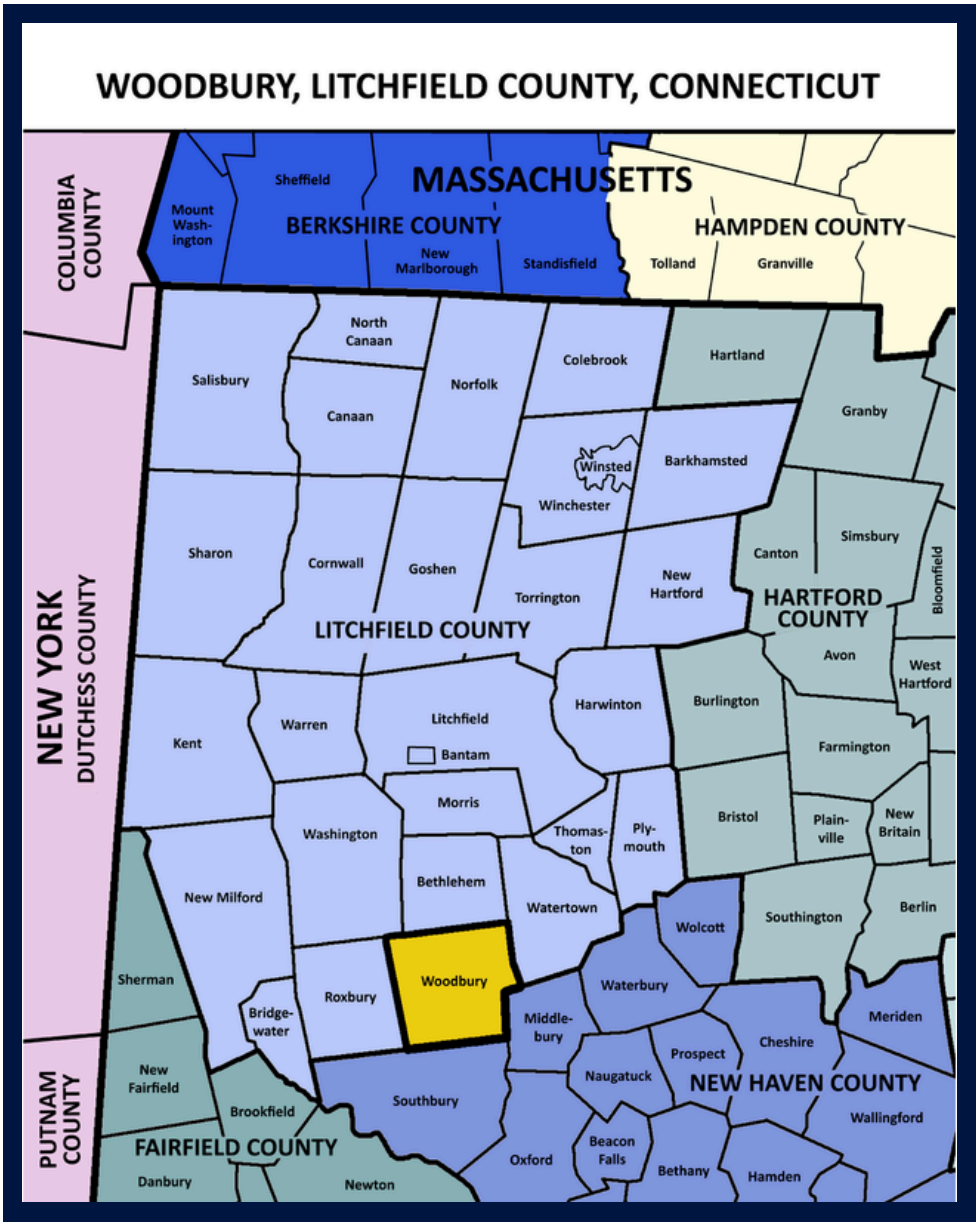

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