

# Pratt & Whitney Building



Town: North Haven  
Zip Code: 06473  
Address: 415 Washington Ave.  
Property Type: Mfg  
Acres: 170  
Total Square Feet: 800,000 sq. ft. Building  
Sale: Yes

## Land

Previous Use: Manufacturing Plant  
Environmental Assessment:  
Property Tax Rate: 23.48 mills  
Special Taxing Zone:  
Zoning: IL-80 & IL-30 (Commercial & Industrial uses)  
Adjacent Acres for Expansion:  
Topography:  
Largest Tract:  
Preliminary Engineering:

## Utilities

Natural Gas/Provider: SCG  
Size of Gas Line:  
Gas Pressure (PSI):  
Distance from Site:  
Water Provider: RWA  
Size of Water Main: 12" & 6"  
Distance from Site:  
Sewer Provider:  
Size of Sewer Main:  
Distance from Site:  
Electric Service Provider: UI  
Distribution Voltage:  
Amps:  
Phase:  
Dual Feed:  
Fiber:

## Transportation

Distance to Highway: I-91 less than 0.5 miles  
Access Roads: I-91, Wilbur Cross Pkwy (RT 15)  
Freight Rail Service: Rail line on-site  
Distance to Port: New Haven Harbor 10 miles  
Distance to Airport: Tweed 10 miles  
Distance to Commuter Rail: 10 miles

## Notes

**Former Pratt & Whitney engine blade Mfg plant. Electric (UI) substation adjacent to site. 115KV line adjacent to site. Algonquin gas transmission line adjacent to site. Located between exits 12&13 off I-91. Significant in-place infrastructure at site.**

## Contact:

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