

## PROPERTY DESCRIPTIONS AND SPECIFICATIONS

See [www.Hartford.gov/CityProperties.htm](http://www.Hartford.gov/CityProperties.htm) for more information

### ESTIMATED ANNUAL TAXES ARE BASED ON THE CURRENT ASSESMENT

202-230 Albany Avenue (Map 243, Block 239, Lot 006)

- Potential uses for this vacant lot include office, retail, commercial or mixed-use development. The proposed development should draw upon the principles espoused by One City One Plan and blend with the historic character of the neighborhood. The property is located in a B-4 zone and the lot size is 0.458 acres.
- Asking Price: \$30,000
- Estimated Taxes: \$2,500

427 Albany Avenue (Map 221, Block 271, Lot 100), 439 Albany Avenue (Map 221, Block 271, Lot 101), 55 Brook Street (Map 221, Block 271, Lot 099)

- This property consists of three (3) adjacent vacant lots. The parcels may be combined to create one large development site or smaller separate development lots. The proposed development must incorporate at least 50% of the entirety of the parcels. Proposed development(s) should draw upon the principles espoused by One City, One Plan and blend with the architectural character of the neighborhood. The properties are zoned B-4 and rezoning will be considered to encourage development. The total combined lot size is 0.357 acres.
- The site contains soil contaminants which may require remediation depending on development plans. More information is available upon request.
- Asking Price for all three lots: \$20,000
- Estimated Annual Taxes if Parcels Combined: \$3,150

85 Barbour Street (Map 240, Block 162, Lot 028)

- This vacant lot is 0.261 acres and is located in an R-3 zone.
- Minimum Purchase Price: \$10,000
- Estimated Taxes: \$573

135 Barbour Street (Map 240, Block 114, Lot 045)

- This vacant corner lot is 0.107 acres and is located in a B-4 zone. The lot is substandard and is 55x85 feet.

- Minimum Purchase Price: \$5,000
- Estimated Taxes: \$583

93 Battles Street (Map 264, Block 246, Lot 072)

- This vacant lot is 0.094 acres and is located in an R-2 zone. The lot is substandard – 41 x 100 LF.
- Minimum Purchase Price: \$5,000 or \$1,000 for an abutting property owner
- Estimated Taxes: \$407

45 Cabot Street (Map 176, Block 202, Lot 221)

- This vacant lot is 0.170 acres and is located in an R-4 zone.
- Minimum Purchase Price: \$10,000
- Estimated Taxes: \$347

104 Clark Street (Map 240, Block 119, Lot 113)

- This vacant lot is 0.192 acres and is located in an R-3 zone.
- Asking Price: \$1,000
- Estimated Annual Taxes: \$1,041

176 Clark Street (Map 240 Block 119, Lot 093)

- The vacant lot is 0.117 acres and is located in an R-3 zone.
- Asking Price: \$1,000
- Estimated Annual Taxes: \$865

90 Earle Street (Map 262, Block 123, Lot 046)

- This vacant lot is 0.157 acres and is located in an R-4 zone.
- Asking Price: \$10,000
- Estimated Taxes: \$950

60 East Street (Map 243, Block 241, Lot 029)

- This vacant lot is 0.075 acres and is located in an R-3 zone. This is a substandard lot which is not buildable without a variance.
- Asking Price: \$500
- Estimated Annual Taxes: \$1,046

122 Enfield Street (Map 219, Block 220, Lot 119)

- This vacant lot is 0.129 acres and is located in an R-3 zone.
- Asking Price: \$1,000
- Estimated Annual Taxes: \$1,046

45 Evergreen Street (Map 134, Block 383, Lot 111)

- This vacant is 0.406 acres and is located in an R-2 Zone.
- Minimum Purchase Price: \$60,000
- Estimated Taxes: \$3,200

42 Francis Avenue (Map 159, Block 484, Lot 050)

- This vacant property is located in an I-2 zone. The lot size is 0.126 acres. Environmental reports are available upon request.
- Asking Price: \$5,000
- Estimated annual Taxes: \$1,682

36 Green Street (Map 221, Block 235, Lot 184)

- This vacant lot is 0.036 acres and is located on an R-3 zone. This is a substandard lot which is not buildable without a variance.
- Asking Price: \$1,000
- Estimated Annual Taxes: \$833

138 Irving Street (Map 220, Block 222, Lot 021)

- This vacant lot is 0.158 acres and is located in an R-3 zone.
- Asking price: \$1,000
- Estimated Annual Taxes: \$1,200

72 Lawrence Street (Map 203, Block 430, Lot 215)

- This vacant lot is 0.122 acres and is located in an R-3 zone.
- Asking Price: \$10,000
- Estimated Annual taxes: \$1,271

55 Tower Avenue (Map 284, Block 120, Lot 032)

- This vacant land consists of two buildable lots: 100 LF of street frontage. The property is 0.344 acres and is located in an R-7 zone.
- Asking Price: \$15,000
- Estimated Annual Taxes: \$1,844