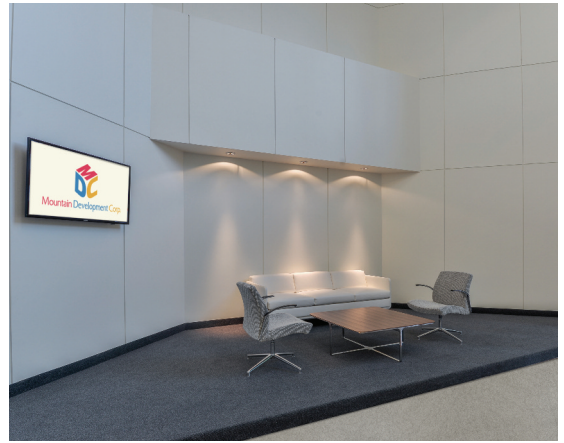




MERRIT8

CORPORATE PARK



MERRITT8 CORPORATE PARK

SUPERB SPACE AND AMENITIES – VALUE PRICING

- 175,483 SF
- Spectacular common areas, completely renovated in 2017 – new lobbies, cafeteria, fitness center, conference center, and rest rooms
- Original construction cost of \$190 per SF
- Superior amenities including Lobby concierge, 4,000 SF Corporate Cafeteria with full catering facilities, State of the art conference center, Fitness Center, on site management
- Card access security system
- Structured parking garage
- Easily divisible floor plates from 21,623 SF to 47,163 SF
- Technologically advanced infrastructure with redundant fiber optics and backup power
- Allerton energy management system
- Nine acres of beautifully landscaped grounds
- Immediately adjacent to the Trumbull Marriott and Hawley Lane Mall (Target, Kohl's, Home Goods and Best Buy).
- Minutes to Metro North rail station; bus lines at the property

Merritt 8 Corporate Park is the most convenient reverse commute in Fairfield County. It is located at the strategic junction of the Merritt Parkway (Exit 51) and Route 8; I-95 and I-84 are accessible in a few minutes. Public transportation is available on Hawley Lane, and the Stratford Metro North station is minutes away.



FOR LEASING INFORMATION PLEASE CONTACT: MOUNTAIN DEVELOPMENT CORP.

MERRITT8 CORPORATE PARK

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