

WHEN LOCATION IS IMPORTANT



Located in the “Silver City” — 2 hours from Boston and NYC



CLOVERLEAF OFFICE BUILDING

1064 E. Main Street | Meriden, CT 06437

AVAILABLE OFFICE SPACE

CLOVERLEAF OFFICE BUILDING

ACHIEVE FINANCIAL CREDIT UNION	101	THE CREDIT UNION LEAGUE OF CT	201
CLOVERLEAF DENTAL CENTER	102	HARTFORD HOSPITAL REHABILITATION NETWORK	205
SHEILA POETTI DDS	102	CHESHIRE FITNESS ZONE	301
HANNAH SLAVIN DMD	102	PEDIATRIC THERAPY	301
ERICA QUINONES DMD	102	OPHTHALMIC CONSULTANTS OF CONNECTICUT, P.C.	302
	102	DR. JONATHAN STEIN	302
ATTORNEYS AT LAW	103	DR. JAMES THIMONS	302
AXELROD - ZITO	103	DR. ROBERT NOECKER	302
CLOVERLEAF COUNSELING CENTER	203	DR. EMILY LOVE	302
MEGAN ROMAN, LPC	203	DR. DAVID CARTWRIGHT	302
PLEASE USE ELEVATOR IN LOBBY			

FIRST FLOOR

Suite 101

2,532 RSF

- Available: July 2022
- Space Use: Office
- Condition: Full Build-Out
- Term: Negotiable
- Rate: Available upon Request

FOR LEASING INFORMATION CONTACT:

SARAH LBOV

Vice President, Leasing

WATER STREET MANAGEMENT

sarah@waterstreetmgmt.com

203.458.9991

AT A GLANCE

PROPERTY HIGHLIGHTS

- Immediate access to I-91 Highway
- Access to CT-15 (Merrit Parkway)
- 68.14% occupied by medical tenants with Hartford Hospital as anchor tenant
- In close proximity to Yale New Haven Hospital
- 95 Surface parking spaces are available

ABOUT THE PROPERTY

The Cloverleaf Building is a three-story office building consisting of approximately 24,624 square feet. The property is located in the Outer District immediately off of I-91 on East Main Street in Meriden.

- Floor Size: 7,541 SF
- Elevators: One (1) passenger car
- Ceiling Height: 11' Floor to ceiling
- Built in 1988
- Class B building
- Located on busline
- Natural light



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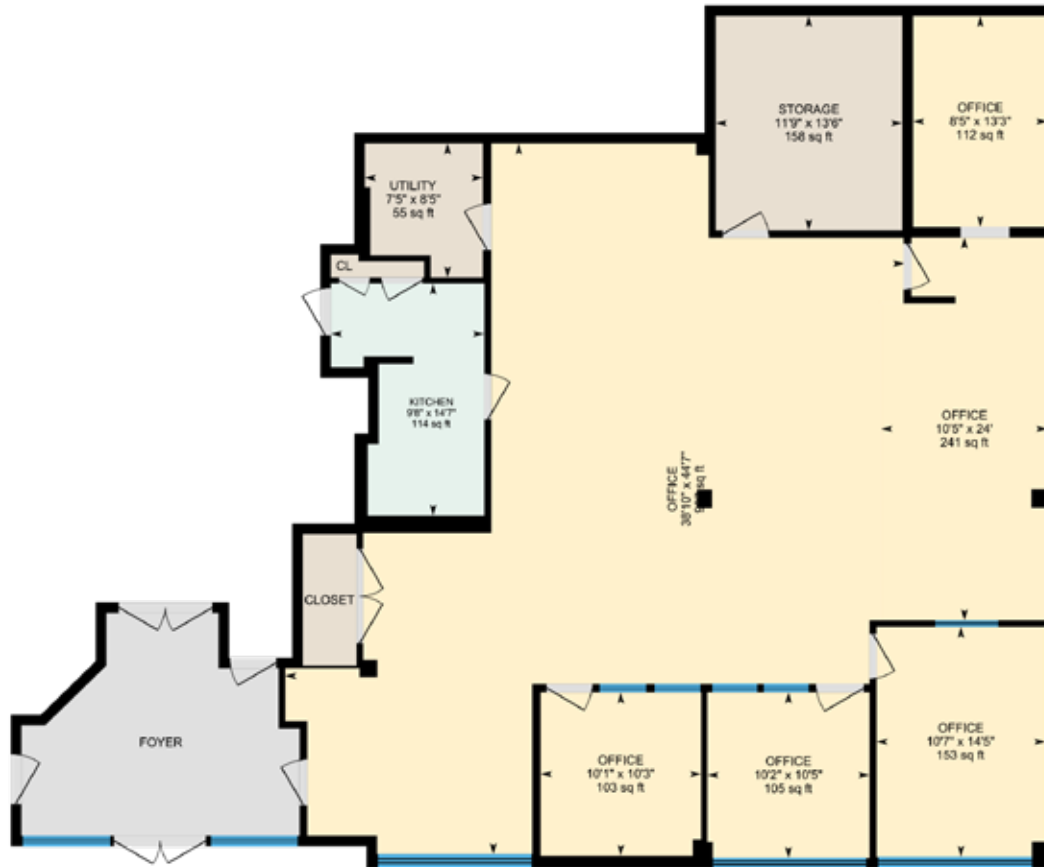


TRANSPORTATION		
Tweed-New Haven Airport	32 min drive	21.8 mi
Bradley International Airport	51 min drive	35.9 mi

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