

For Lease



1120 Post Road, Darien, CT – Office Building

Property Name – Bank of America Building

Existing/Planned – Existing Office Building

Building Area – 35,500 square feet; 1st floor Bank 5,912 sf; 1st floor 2,190 sf gross sf of office; Average 2nd/3rd floor 13,688 sf

Year Built – 1975; Renovations on-going

Building Stories – 3 stories above a parking garage accessed from the back of building; 60 spaces at grade; 70 spaces covered

Parking Ratio – 3.66 parking spaces per 1,000 square feet of rentable office space

Acres – 1.74-acres

Amenities – Visible and accessible from Interstate 95; Walking distance to restaurants, shops and Metro North Railroad

Existing Tenants

Bank of America

Carta, McAlister & Moore, LLC

Remedy Partners

Deluca Construction

Lease Offering Rates and Terms – Existing 35,500 sf Building; For Lease - 1,700 square feet

1st Floor – 1,700 sf – Asking Rate - \$27.50 per square foot per year modified gross including heating/cooling;

Add electricity at \$2.75 per rentable square foot per year

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