



PROPERTY PHOTO GALLERY

1294 Chapel Street

New Haven, Connecticut

CONFIDENTIAL — PRE-MARKET OFFERING



Exterior — 1294 Chapel Street, New Haven, CT

LOBBY & ENTRY	Building Entrance & Common Areas	5
LARGE ASSEMBLY & CONFERENCE SPACES	Multi-Use Meeting & Event Rooms	5
OFFICE SUITES & WORKSPACES	Private Offices & Administrative Areas	10
RECEPTION & WAITING AREAS	Client-Facing Common Spaces	2
SUPPORT AMENITIES	Kitchenettes, Restrooms & Utilities	3

RH REALTY SERVICES · 29 PHOTOGRAPHS

Dr. Roberta A. Hoskie | President & Broker

EXTERIOR

Building Facade & Parking · 4 photos



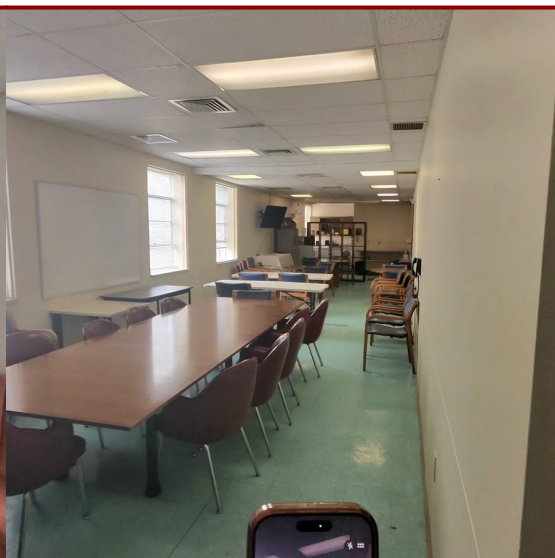
Street-Facing Facade — 1294 Chapel Street



Rear Elevation & On-Site Parking Lot



Aerial / Street View — Chapel Street Corridor



Exterior Entry & Building Signage

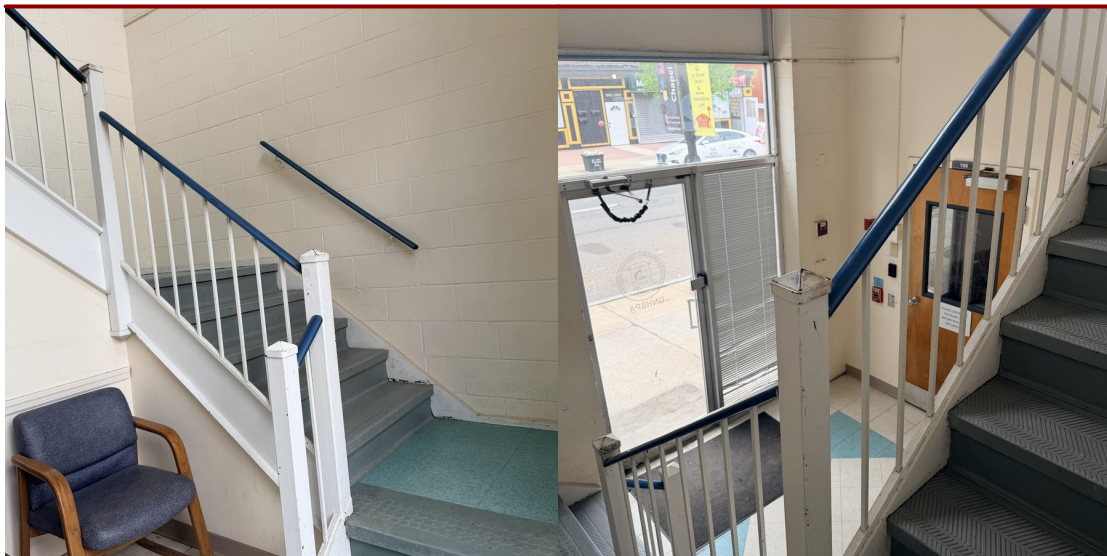
LOBBY & ENTRY

Building Entrance & Common Areas · 5 photos



Main Lobby with Multi-Tenant Directory

Lobby Stairwell — Ground Level



Interior Stairwell — Upper Level

Street-Level Entry & Access Door



Secondary Entry / Waiting Area

**LARGE ASSEMBLY &
CONFERENCE SPACES**

Multi-Use Meeting & Event Rooms · 5 photos



Large Assembly Room — Full View



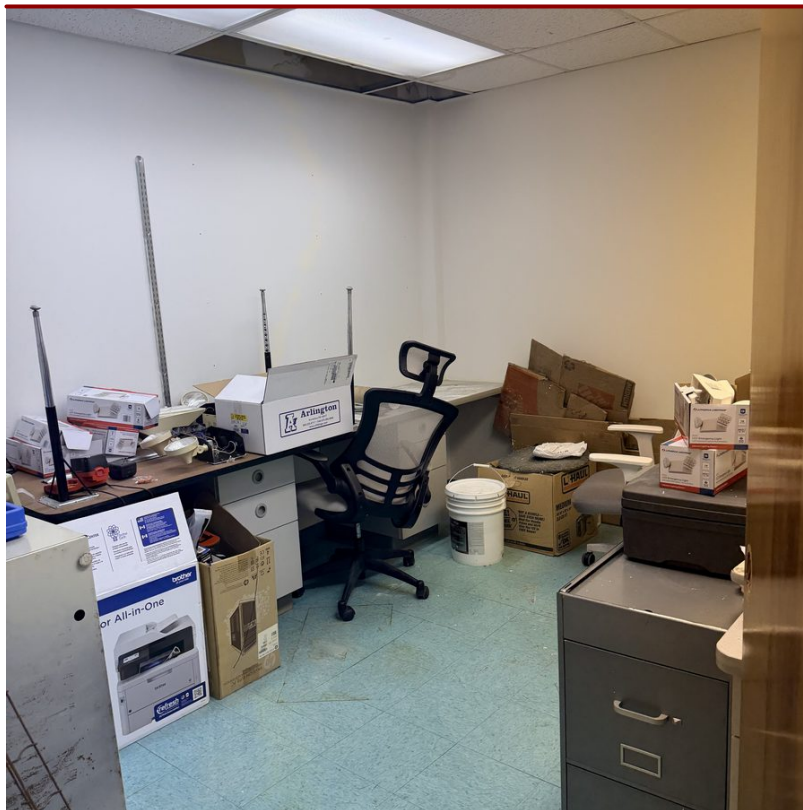
Large Assembly Room — Alternate Angle



Conference / Training Room with Seating



Multi-Purpose Meeting Room



Conference Room with Presentation Setup

OFFICE SUITES & WORKSPACES

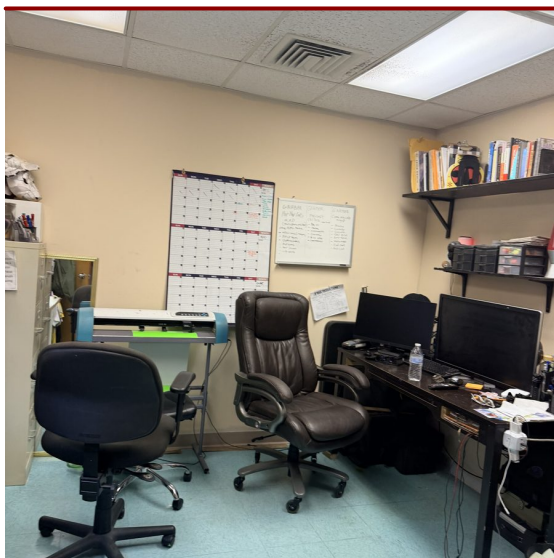
Private Offices & Administrative Areas · 10 photos



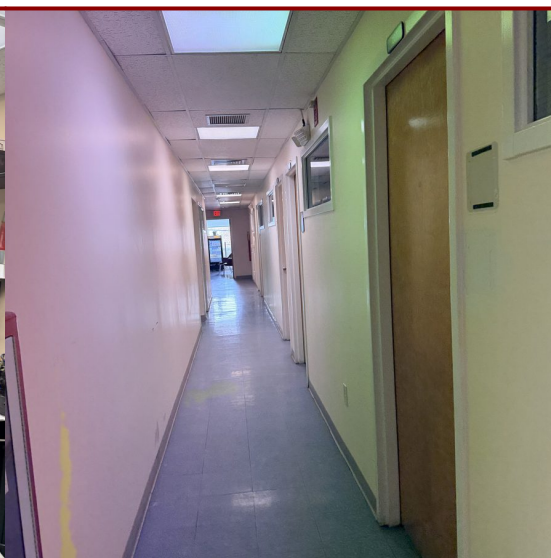
Second-Floor Office Corridor



First-Floor Office Corridor



First-Floor Corridor — Alternate View



Private Office Suite — Interior



Private Office — Ready for Occupancy



Office Suite with Window Access



Administrative Office Space



Office Suite — Open Configuration



Open Office / Collaborative Workspace



Office Interior with Built-In Cabinetry

RECEPTION & WAITING AREAS

Client-Facing Common Spaces · 2 photos



Reception / Waiting Area with Seating



Secondary Reception / Waiting Area

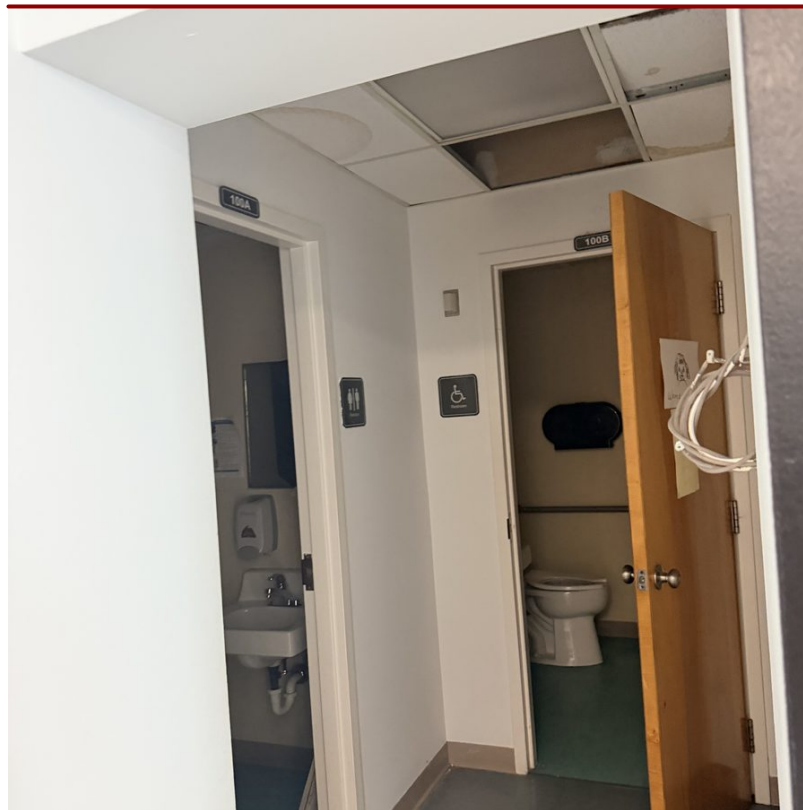
SUPPORT AMENITIES

Kitchenettes, Restrooms & Utilities · 3 photos



Restroom — Interior with Sink

Restroom Entry Signage



Accessible Restroom Facilities



All photographs depict the existing condition of 1294 Chapel Street, New Haven, Connecticut as of the date of this memorandum. Photography is provided for informational purposes only. Prospective purchasers are encouraged to conduct independent site visits and due diligence prior to any offer or acquisition.