



CONNECTICUT FINANCIAL CENTER

157 **CHURCH STREET**
NEW HAVEN, CONNECTICUT

*Premier 467,500 SF office tower
anchoring downtown New Haven.*



OVERVIEW

467,500 SF, CLASS "A" BUILDING

Connecticut Financial Center is a premier 467,500 SF, 28-story office tower anchoring downtown New Haven. The property boasts spectacular views of New Haven, Yale University and the New Haven Harbor.

A full service bank, restaurant, 650 parking space garage, 24-7 security and professional management are among the wonderful on-site amenities 157 Church Street offers.

Conveniently located in the heart of downtown New Haven, easily accessed by I-95, I-91, Amtrak and the commuter rail. Yale University, Omni Hotel, restaurants, theaters, museums and shops can be found within walking distance.

SPECIFICATIONS

Building Size	467,500 SF
Year Built	1990
Number of Floors	27
Typical Floor Size	19,592 SF
Parking	Connected, decked, covered parking 650 covered spaces, 310 surface spaces; 1.23/1,000 SF
Elevators	8 high speed, state-of-the-art
HVAC	Central air conditioning
Sprinklers	Fully equipped with sprinklers
Location	Downtown New Haven, adjacent to New Haven City Hall, easy access to I-91 & I-95 with Yale University, restaurants and retail stores within walking distance
Amenities	Full-time on-site management, 24/7 security personnel with full video surveillance, on-site bank branch, spectacular views
Other	Awarded Energy Star Label in 2011 and 2012 for energy efficiency

AVAILABILITIES

20th Floor

14,753 SF - \$30.00 Gross

19th Floor

20,450 SF - \$30.00 Gross

17th Floor

3,611 SF - \$30.00 Gross

12th Floor

7,701 SF - \$30.00 Gross

11th Floor

12,305 SF - \$30.00 Gross

7th Floor

15,696 SF - \$30.00 Gross

6th Floor

20,191 SF - \$30.00 Gross

5th Floor

20,191 SF - \$30.00 Gross

4th Floor

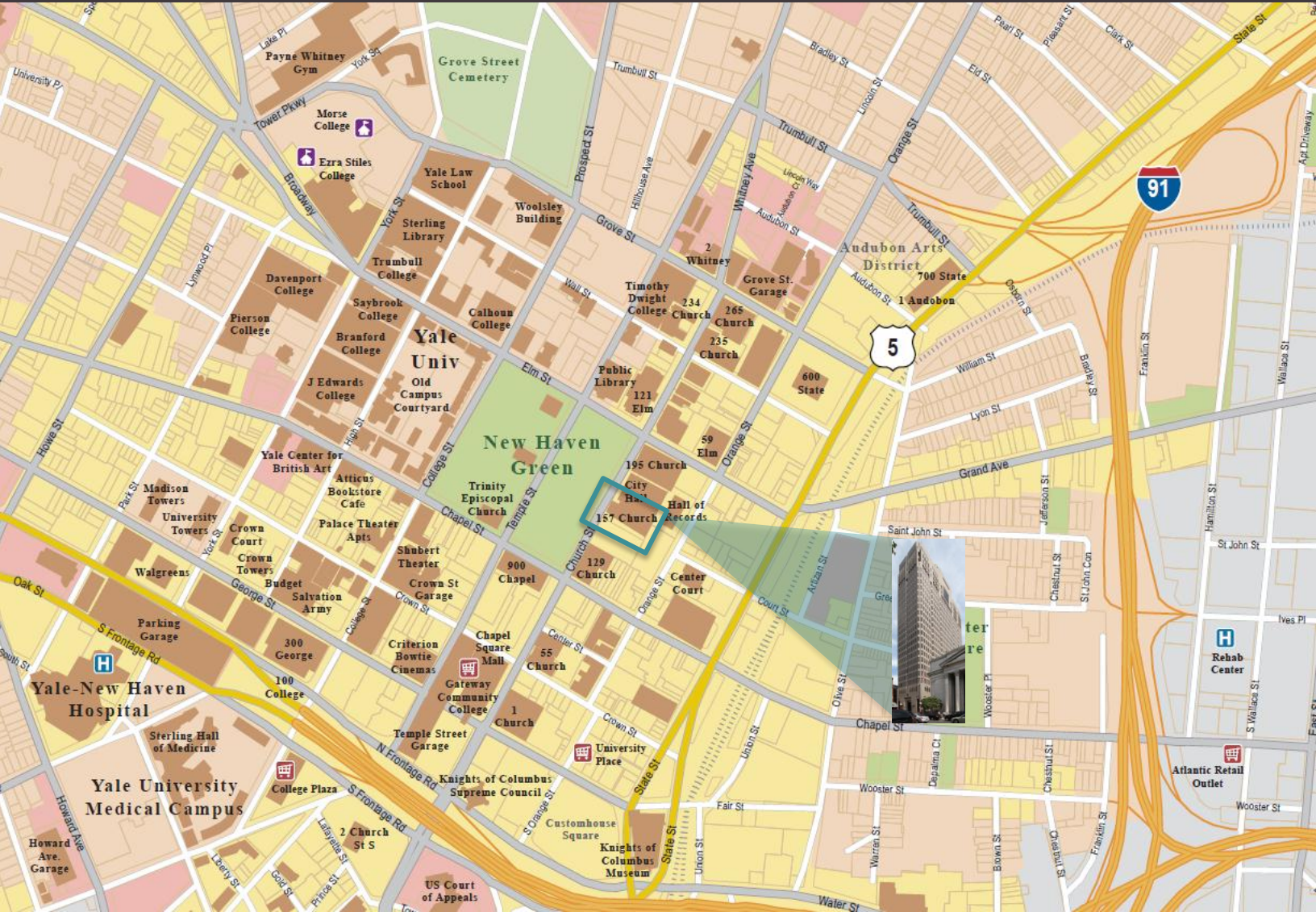
9,318 SF - \$30.00 Gross

Mezzanine

2,939 SF – Negotiable

Basement

1,142 SF - Negotiable



**FOR MORE INFORMATION, PLEASE
CONTACT:**

CHRIS OSTOP
EXECUTIVE VICE PRESIDENT
+1 860 702 2835
CHRISTOPHER.OSTOP@AM.JLL.COM

SEAN O'NEIL
VICE PRESIDENT
+1 860 702 2839
SEAN.ONEIL@AM.JLL.COM

90 STATE HOUSE SQUARE • NEW HAVEN, CONNECTICUT 06103 • WWW.US.JLL.COM/HARTFORD