600

WASHINGTON BOULEVARD

STAMFORD, CONNECTICUT

JLL®

A NEW LEVEL OF EXCELLENCE

450,000 SF CLASS A TROPHY ASSET
15,000- 83,000 SF AVAILABLE FOR LEASE

600

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Building Specifications

- Covered parking with direct stairway and elevator access to tenant premises through oversized stairwells
- Touchless revolving entry doors & access controls
- Hands-free, destination driven, oversized elevator cabs for less congested vertical transportation
- Technology driven HVAC systems with MERV-14 hospital grade filtration and monitored fresh air intake
- 14’ + slab heights
- 1-acre outdoor terrace adjacent to newly renovated café, coffee bar, and tenant lounge
- New fitness center with top of the line equipment and outdoor exercise area
- Immediate access to the Stamford Riverwalk
- Walking & biking distance to all points of downtown Stamford including over 10,000 residential units
- Unmatched tenant roster in NatWest Markets, UBS, Bank of America and Citizens Bank
- Redundancy unrivaled in the region (N+1) for all building systems
- Redundant full building (Two 2,250 kVA) UPS systems
- 10 MW diesel generator farm
- Fully redundant electric and fiber optic feeds

Coffee bar

New fitness center

Lounge / Bar

Cafe

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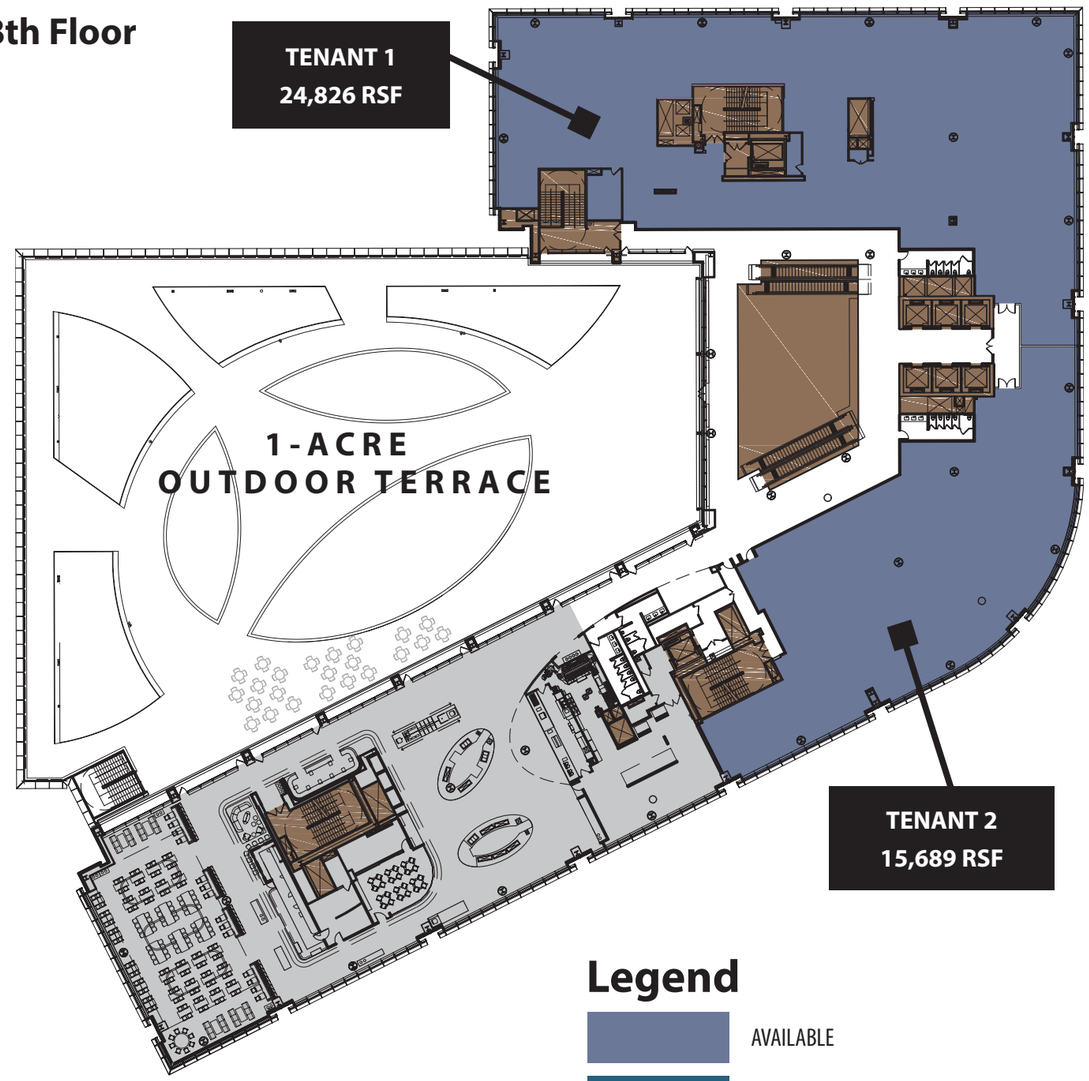
Floor Plans

8th Floor

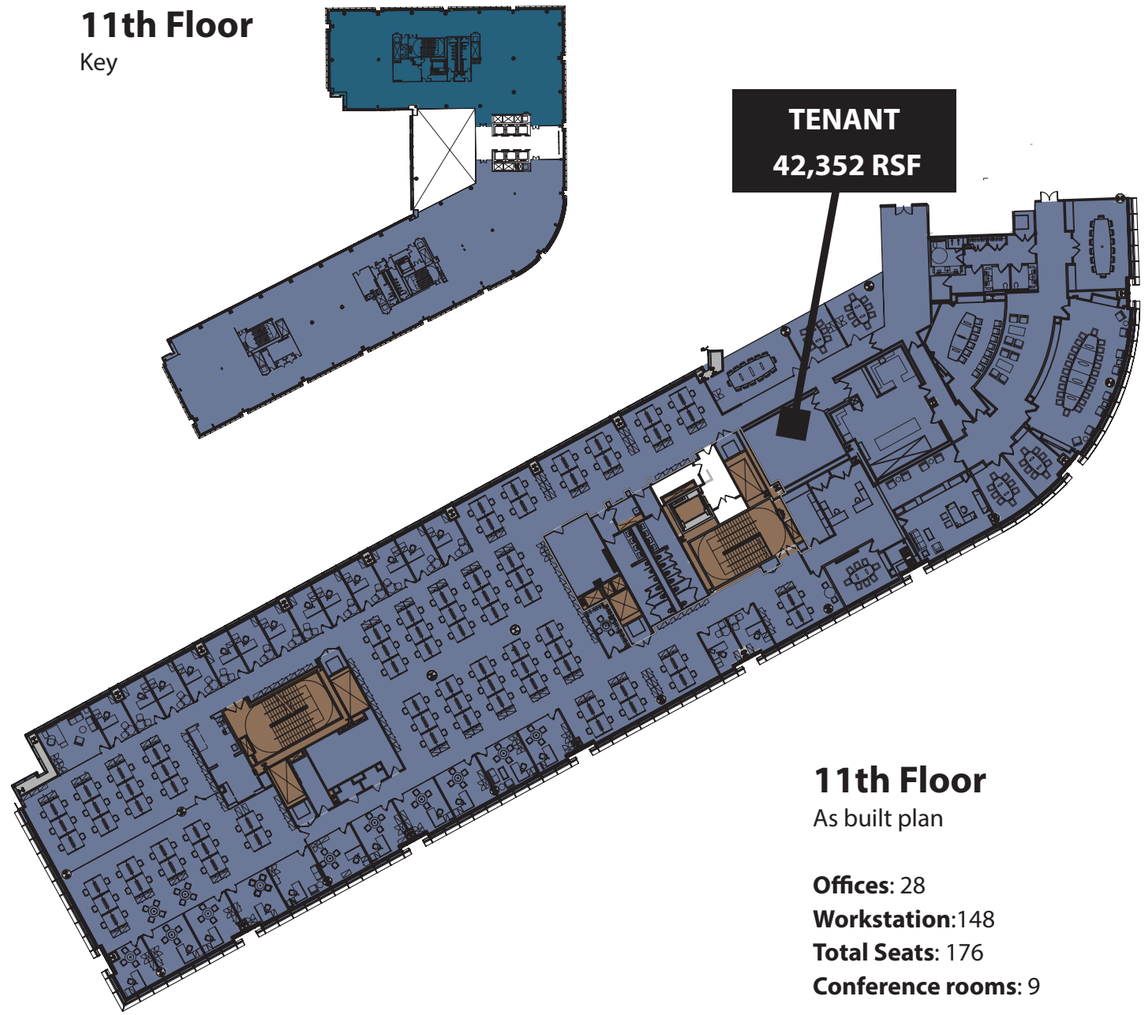


Legend

- AVAILABLE
- LEASED
- AMENITY
- COMMON AREA
- MAJOR VERTICAL PENETRATIONS

11th Floor

Key



11th Floor

As built plan

Offices: 28
Workstation:148
Total Seats: 176
Conference rooms: 9

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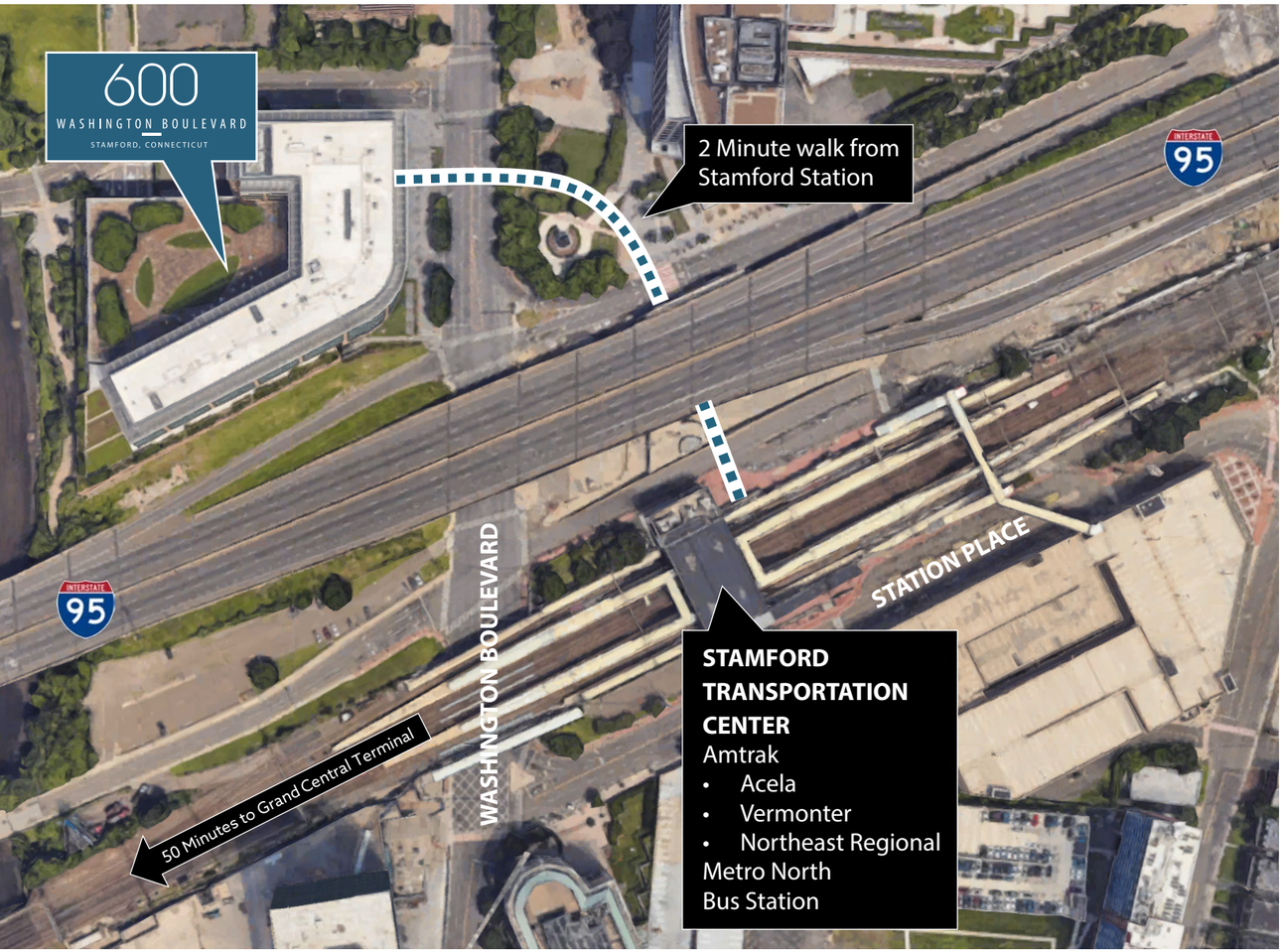

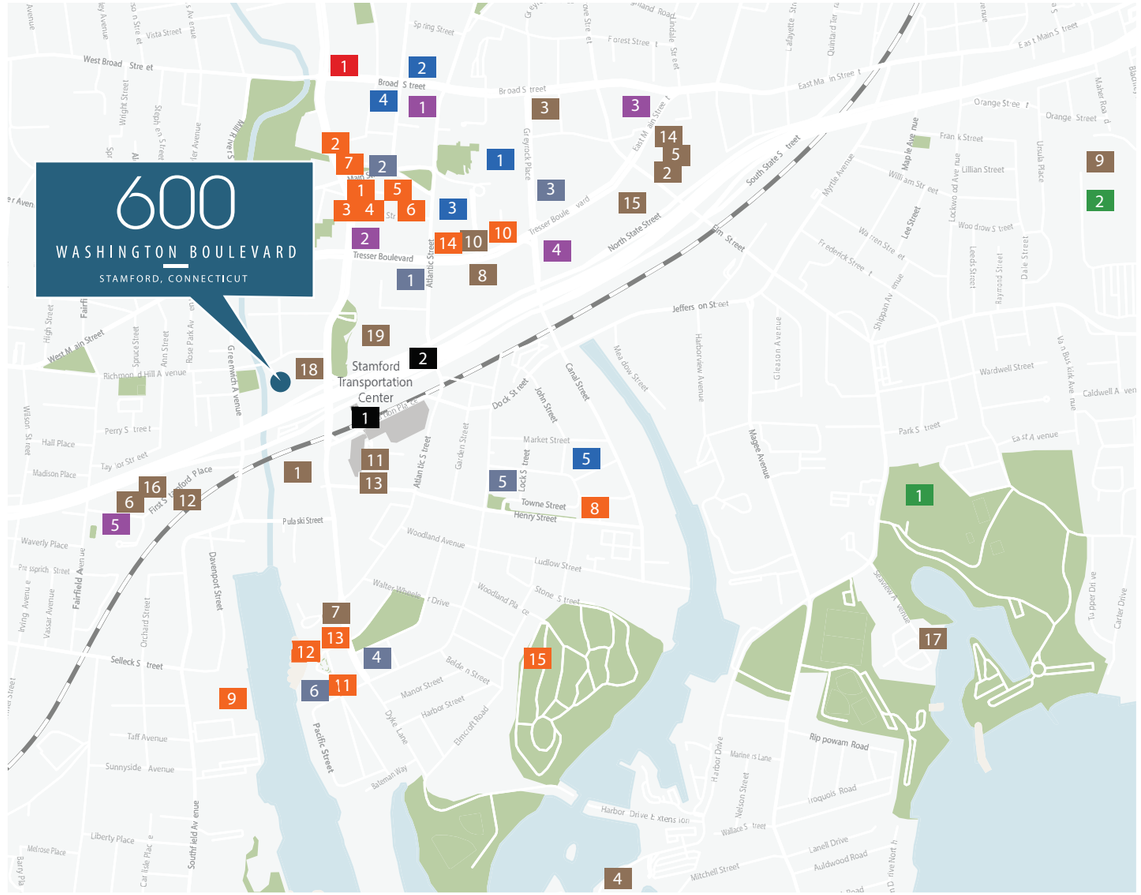

Area Amenities

BARS & RESTAURANTS

1	Tiernan's Pub & Restaurant
2	Acuario
3	Columbus Park Trattoria
4	Fin II
5	Fiesta On Main
6	Riviera Maya
7	Curley's Diner
8	Le Pain Quotidien
9	Crab Shell
10	The Capital Grille
11	Sign of the Whale
12	Bareburger
13	Fortina
14	Bobby V's Sports Bar

TRANSPORTATION

1	Stamford Transportation Center - MetroNorth, Amtrak, Bus Hub
2	Interstate 95

EDUCATION

1	University of Connecticut - Stamford

CORPORATE LOCATIONS

1	Charter Communications
2	Henkel Corporation
3	Indeed
4	First Reserve
5	Tudor Investment Corporation
6	Partner Reinsurance
7	Bridgewater Hedge Funds
8	Purdue Pharma
9	NBC Sports
10	PWC
11	Thomson Reuters
12	Ernst & Young
13	Jeffries
14	Deloitte
15	Citigroup
16	Elizabeth Arden
17	XL Global Services
18	RBS / UBS / Bank of America
19	WWE

RESIDENTIAL DEVELOPMENTS

1	Atlantic Station
2	Vela on the Park
3	URBY Stamford
4	101 Washington Blvd
5	111 Harbor Point
6	Beacon Harbor Point

SHOPPING

1	Stamford Town Center Mall
2	Burlington Coat Factory
3	Safavieh Home Furnishings
4	Target
5	Fairway Market

HOTELS

1	Courtyard by Marriott
2	The Lloyd
3	Sheraton Stamford Hotel
4	Stamford Marriott Hotel & Spa
5	Hilton Stamford Hotel & Meeting Center

PARKS & RECREATION

1	Cummings Park
2	Chelsea Piers

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