

Building 321 Research Parkway, Meriden, CT

Property Description:	49,400 RSF 3 Story Office Building
Property Location:	Adjacent to the Four Points Sheraton. Near I-91/Route 15 interchange.
Access	Excellent access to I-691 & I-91 & Merritt Pkwy.
Uses:	Office
Parking	199 spaces
Construction:	Built in 1984. Steel reinforced poured concrete, pre-cast stone panel w/ EIFS
HVAC:	5 sequential gas - fired furnaces 3 roof mounted air conditioning units with forced air distribution
Water:	Municipal water
Sewer:	Sanitary sewer
Gas:	Natural gas
Power:	600 amp main electric services with various meters
Bldg Renovations:	Extensive renovations to common areas and tenant spaces. Significant capital improvements. Re-lamped entire building w/ energy efficient T-8 lights in 2007
Space Available:	31,247 RSF on 2nd and 3rd floors
Leasing Information:	David Barnes or Jennifer Gosslin CBRE 185 Asylum Street Hartford, CT 06103 860-525-9171