

STAMFORD LANDING

46-78 SOUTHFIELD AVENUE, STAMFORD, CT



RETAIL AND OFFICE SPACE ON THE WATERFRONT

Stamford Landing's office buildings consist of lofty spaces and vaulted ceilings, and boast 1,500 linear feet of waterfront along with boat slips and boardwalks. These buildings are flanked by well-known restaurants Crab Shell and Prime. Harbor Point and Yale & Towne communities are a quick 5 minute drive away, where there are 31 restaurants and retailers as well as 2,800 residential apartments with a total of 4,300 units upon completion of the development.

The Live, Work and Play community that BLT created at Harbor Point continues its footprint at Stamford Landing. These four unique buildings, overlooking Stamford Harbor, are adjacent to a future residential development and an expansion of the marina.

Commuters are provided private, on-site shuttle service to the Stamford Transportation Center on a daily basis for access to Metro North and Amtrak/Acela. During the summer months, a complimentary water taxi is available to access Harbor Point's variety of restaurants for dinner.

The buildings provide on-site security guards and 24/7 card key access at all entries. On-site amenities include a fitness center, yoga studio and daycare.

Stamford Landing is located in an Enterprise Zone offering qualified businesses economic incentives. The four buildings lend themselves to flexibility, allowing Smart Tenant Growth.



FACT SHEET

Space Available: 1,000 RSF up to 31,000 RSF
(Additional space can be made available)

Complex: 4 Buildings situated on 13 acres

Built/Renovated: 1902 - Renovated 2014/2015

Stories: 2-4 Floors - Some with loft areas

**Square Footage/
Floorplates:** 1 Stamford Landing
72,442 RSF - Typical Floor 35,000 RSF
2 Stamford Landing
62,873 RSF - Typical Floor 35,000 RSF
3 Stamford Landing
59,971 RSF - Typical Floor 16,500 RSF
5 Stamford Landing
14,881 RSF - Typical Floor 8,552 RSF

Column Spacing: 20' - 25'

Ceiling Heights: 8'4" - 17'6" (Loft Space)



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