



Presented by  Group representing

Powerscourt Properties

25,000 SF Class A and B Office

For Lease – Up to 4,500 SF contiguous at the Fairfield Black Rock train station!

1525 Kings Highway East
Fairfield, Connecticut



Location

Easy access to Exit 23 and 24 of I-95, close to Post Road and downtown Fairfield.

Two-minute walk to the Fairfield Metro train station.

Description

- 16,850 SF two story fully renovated elevator building.
- Parking: 80 parking spaces available
- Handicap accessible

All information is subject to errors and omissions

About the Space

- 16,850 SF two-story fully renovated elevator building
- Parking: 80 parking spaces available

Asking Rent

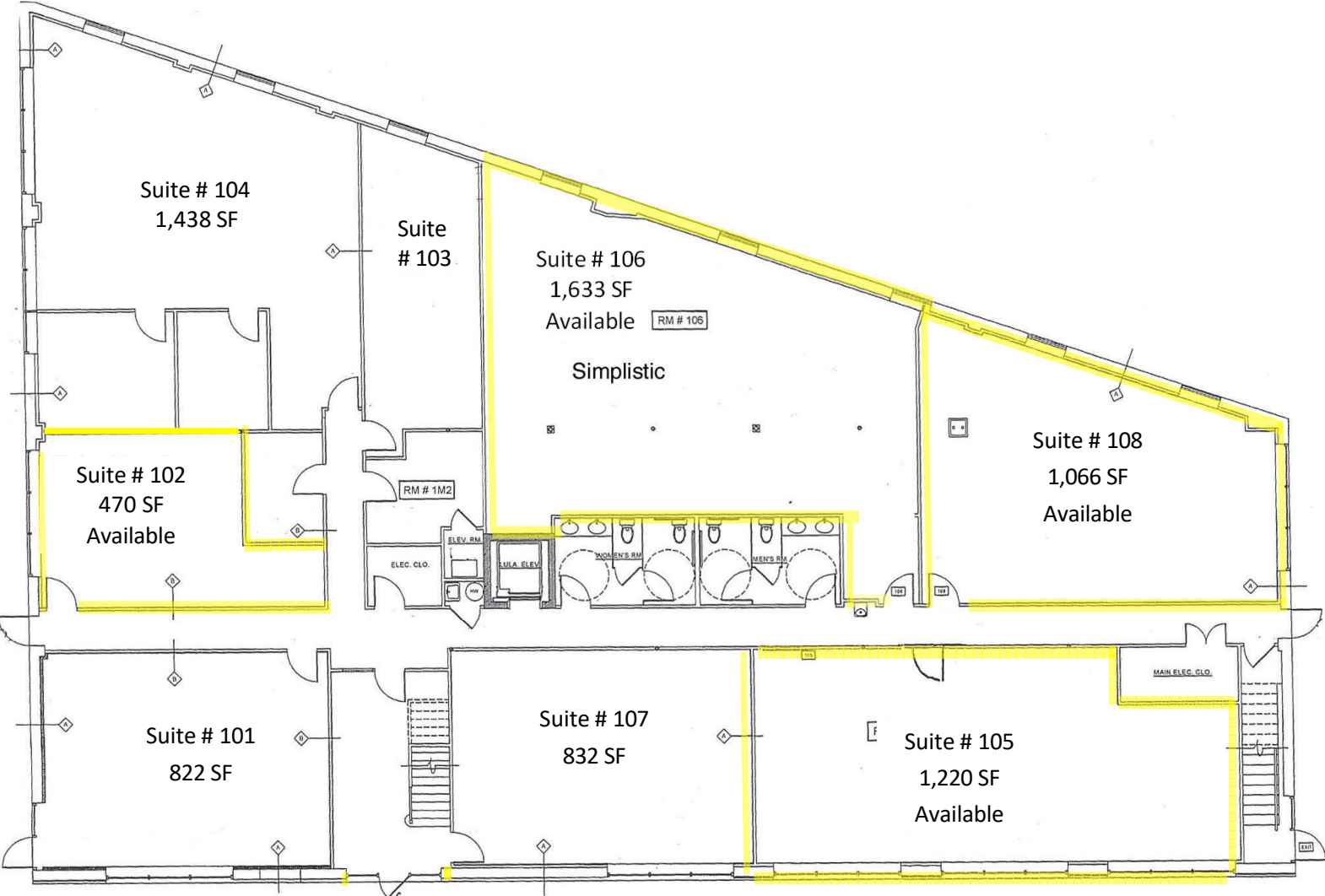
- Suite 102 – 470 SF - \$35 SF + \$3.75 SF for Electric
- Suite 105 – 1,220 SF - \$30 SF + \$3.75 SF for Electric
- Suite 106 – 1,633 SF - \$30 SF + \$3.75 SF for Electric
- Suite 108 – 1,066 SF - \$30 SF + \$3.75 SF for Electric
- Suite 206 – 1,253 SF - \$30 SF + \$3.75 SF for Electric
- Suite 208 – 635 SF - \$35 SF + \$3.75 SF for Electric
- Suite 210 – 2,628 SF - \$35 SF + \$3.75 SF for Electric

Single Offices available starting at \$800/month all included.

All information is subject to errors and omissions

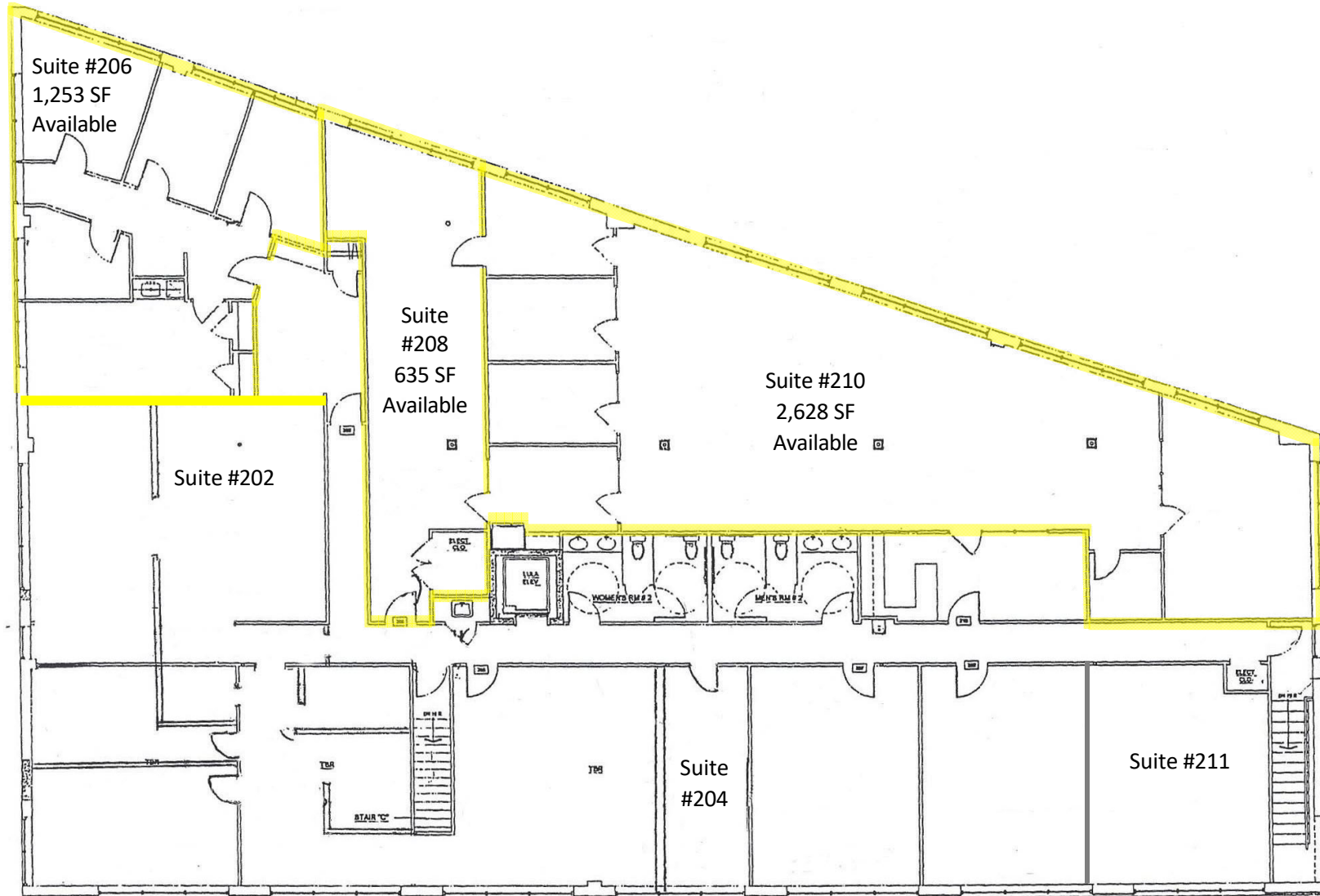


First Floor Plan



All information is subject to errors and omissions.

Second Floor Plan



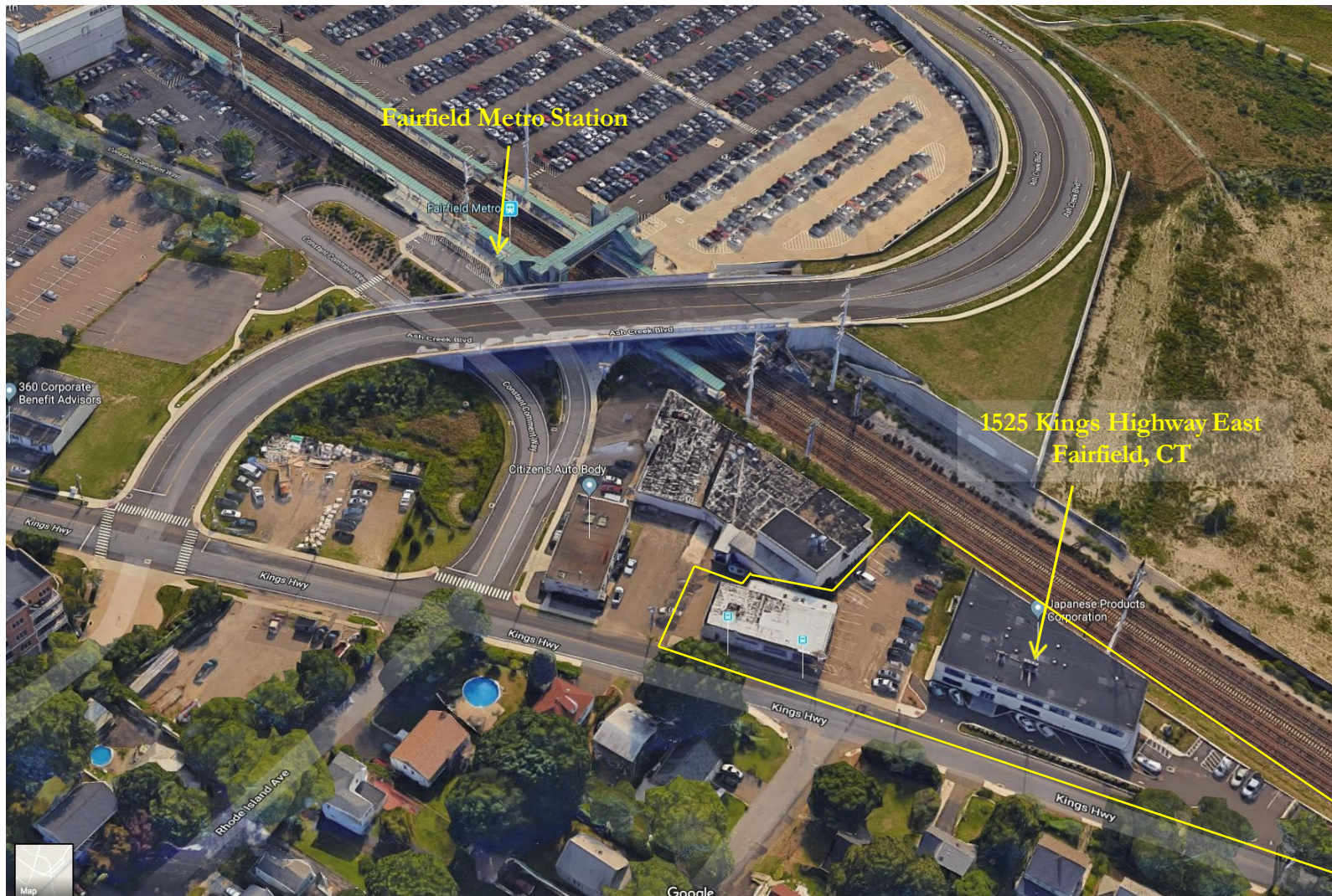
All information from sources deemed reliable and is submitted subject to errors, omissions, change of price, rental, prior sale and withdrawal without notice.

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Aerial



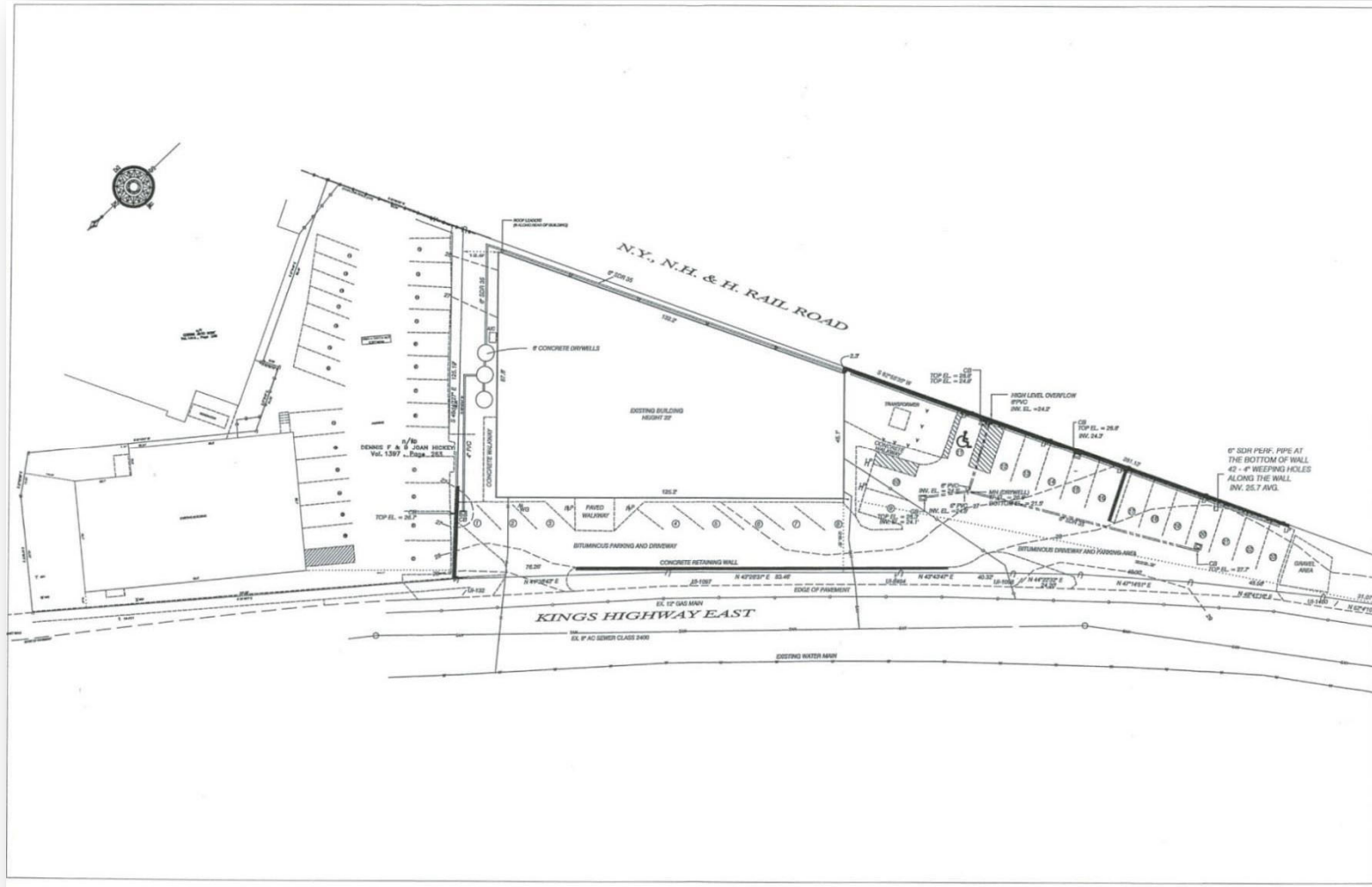
Additional Photos



Metro North Train Station Platform Next Door

All information is subject to errors and omissions

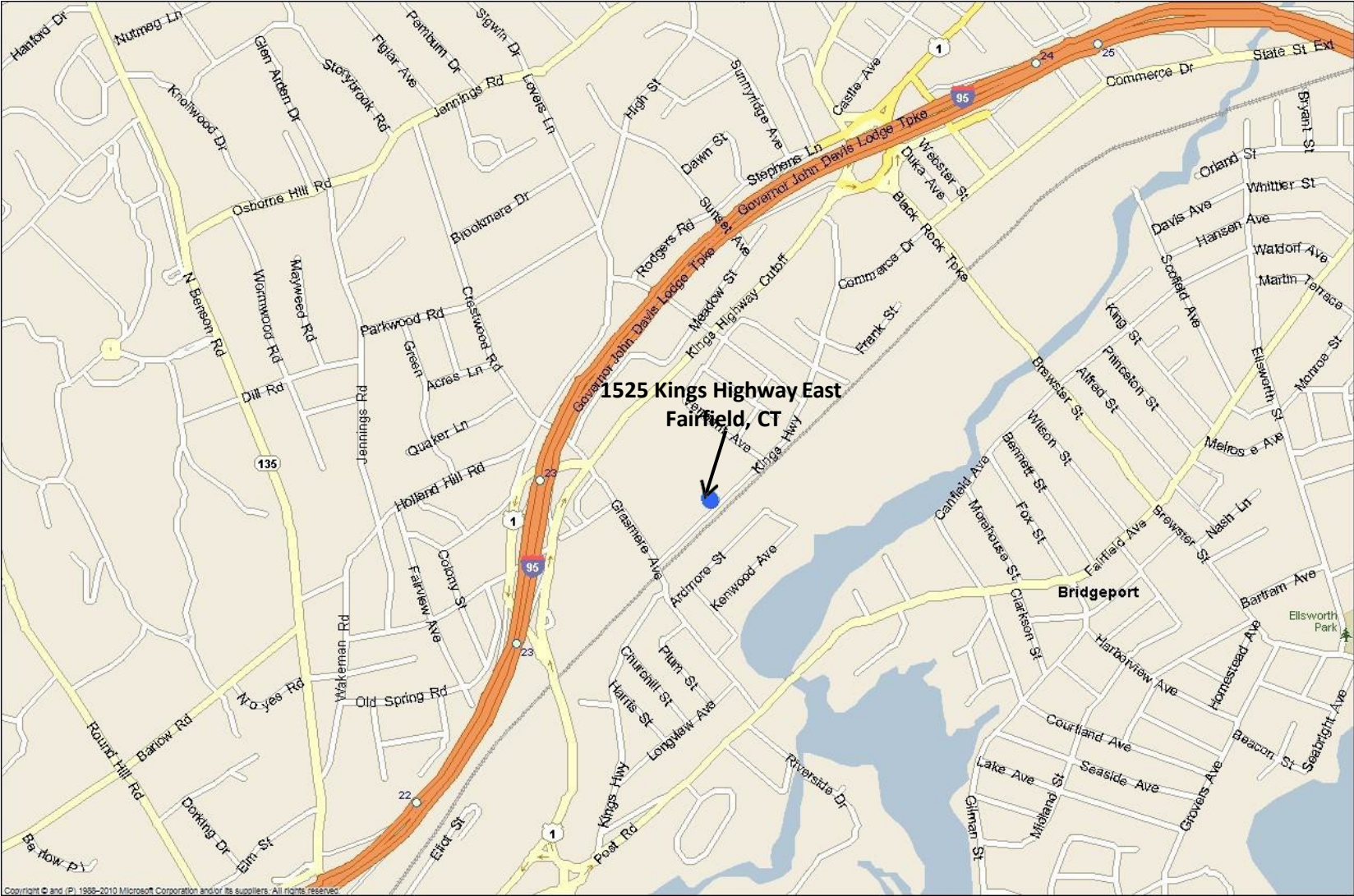
Site Plan



Parking Layout

All information is subject to errors and omissions

Map



All information is subject to errors and omissions



For additional information, please contact:

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The logo consists of the letters 'HK' in a blue, serif font, centered within a white square. This square is positioned at the bottom of a vertical blue bar that runs down the left side of the page.

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