

The Colliers logo is located in the top right corner. It consists of the word "Colliers" in a white serif font, centered within a dark blue rounded rectangle. Below the rectangle are three horizontal stripes: a yellow one on top, a red one in the middle, and a blue one on the bottom.

Colliers

A large, semi-transparent blue rectangular overlay is positioned on the left side of the image. The words "For Lease" are written in a white, clean sans-serif font, centered within this overlay.

For Lease

A white rectangular overlay is positioned on the left side, overlapping the blue "For Lease" overlay. It contains the property address in a blue sans-serif font.

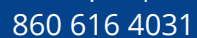
Meriden Executive Park  
530 & 538 Preston Avenue  
Meriden, CT 06450

The agent's name is displayed in a white sans-serif font against the dark blue background of the bottom banner.

**Jay R. Wamester SIOR**

The agent's title is displayed in a white sans-serif font against the dark blue background of the bottom banner.

Principal | Colliers Market Leader

The agent's phone number is displayed in a white sans-serif font against the dark blue background of the bottom banner.

860 616 4031

The agent's email address is displayed in a white sans-serif font against the dark blue background of the bottom banner.

[jay.wamester@ct.colliers.com](mailto:jay.wamester@ct.colliers.com)

The Meriden Executive Park is a signature two-building, Class A office complex with immediate access and visibility from I-91 that features ample on-site parking, outdoor seating areas and excellent views.



# Available Space

BUILDING	FLOOR	SQ FT	LEASE RATE	AVAILABLE
530 Preston Ave (Bldg 1)	1st Floor	±17,158 sf	\$19.50 psf gross + electric	Immediately
530 Preston Ave (Bldg 1)	2nd Floor	±6,184 sf	\$19.50 psf gross + electric	Immediately
530 Preston Ave (Bldg 1)	3rd Floor	±24,527 sf	\$19.50 psf gross + electric	October 1, 2024
538 Preston Ave (Bldg 2)	2nd Floor	±2,951 sf	\$19.50 psf gross + electric	Immediately
538 Preston Ave (Bldg 2)	3rd Floor	±2,588 - ±8,509 sf	\$19.50 psf gross + electric	Immediately
<b>TOTAL</b>		<b>±59,329 sf</b>		

## Additional features

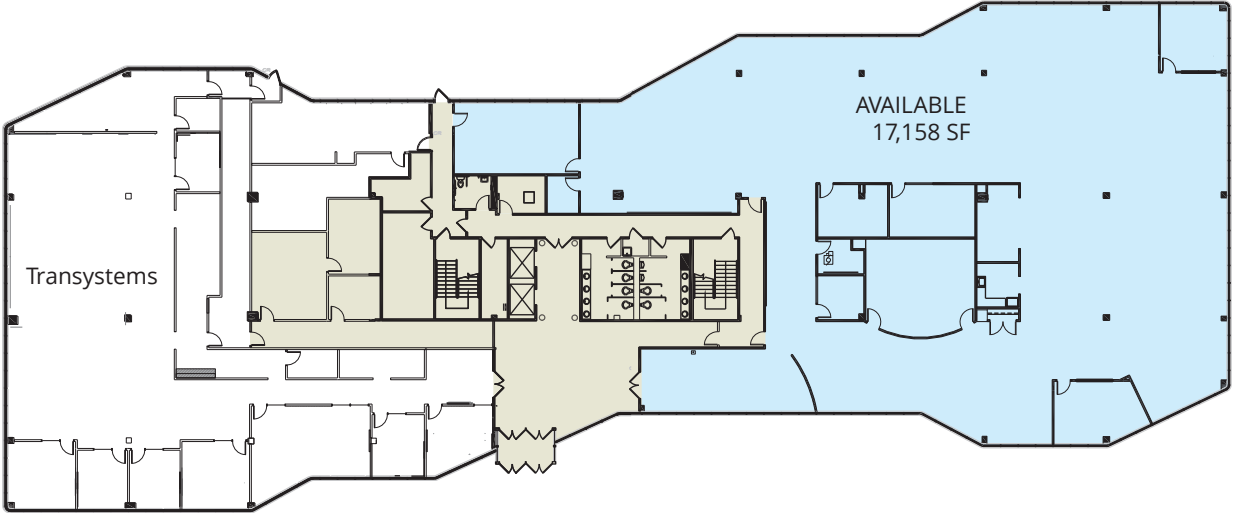
- Class A office space the Meriden Executive Park in Meriden, CT
- Two-building suburban business park with excellent access and visibility from I-91
- 4/1,000 on-site parking
- Outdoor seating areas
- Jogging paths with mountain views on a beautiful 17-acre campus
- Current tenants include USI Insurance, Transystems, Infinex Investments, Progressive, State Farm, Fusion LLC, Risk Placement Services and the U.S.Government



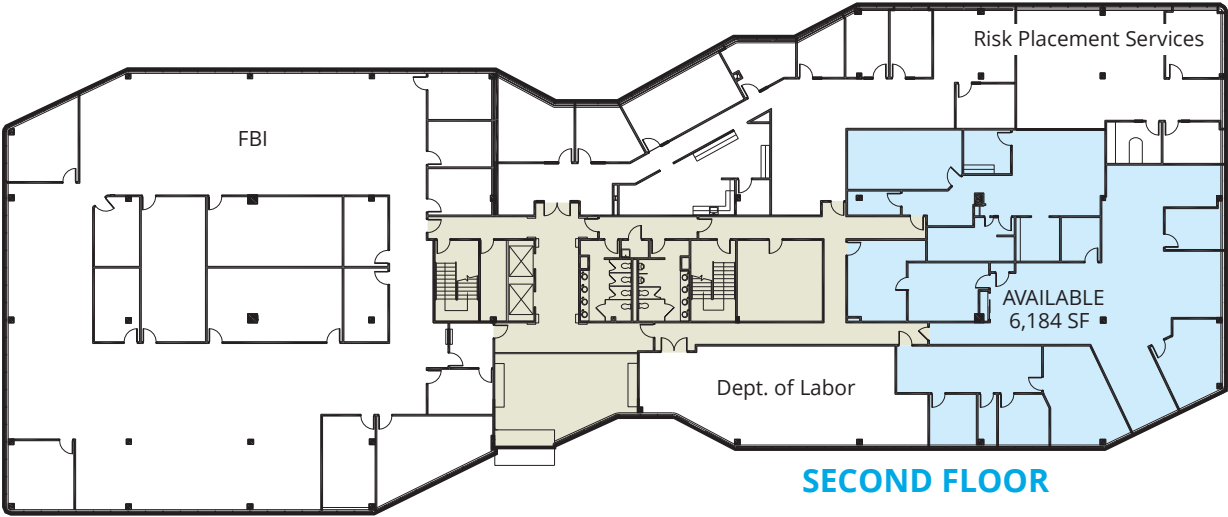
**Lease Rate**  
**\$19.50 psf gross + electric**

530 Preston Avenue  
Meriden, CT

Available  
Floor Plans



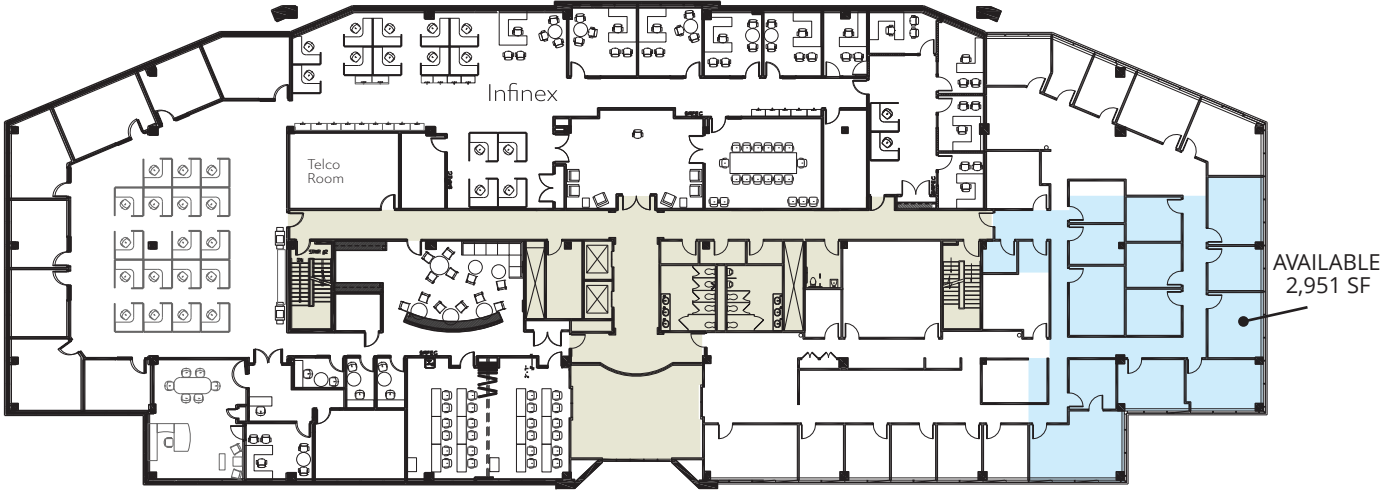
**FIRST FLOOR**



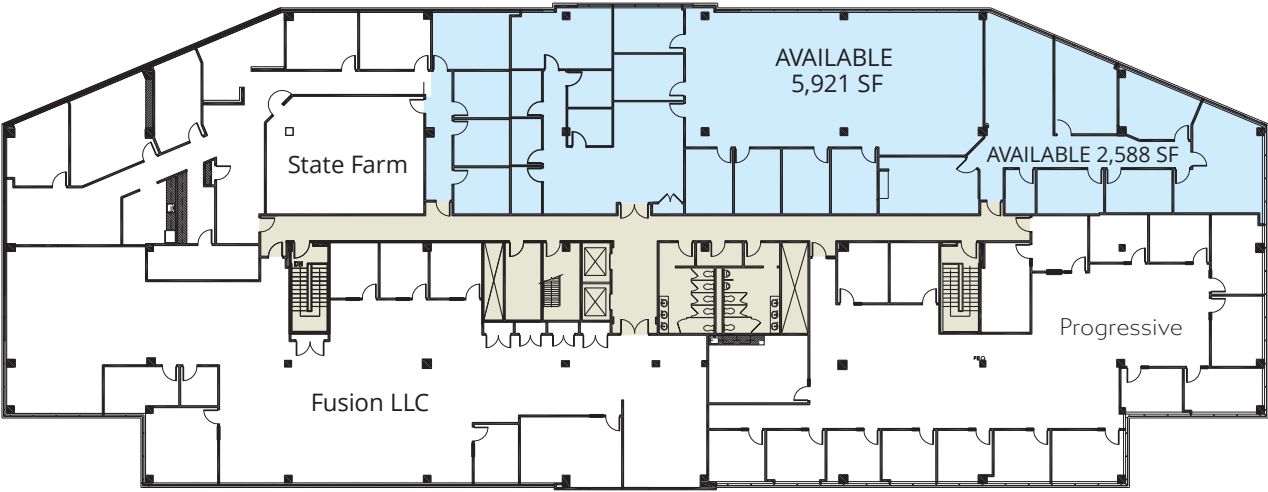
**SECOND FLOOR**

538 Preston Avenue  
Meriden, CT

Available  
Floor Plans



**SECOND FLOOR**



**THIRD FLOOR**

The Colliers logo consists of the word "Colliers" in a white, serif font, centered within a white rectangular border. Below the text is a horizontal bar with a color gradient from red to blue.

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