

2 LANDMARK SQUARE, STAMFORD, CONNECTICUT

BUILDING SPECIFICATIONS

YEAR BUILT	1974
BUILDING HEIGHT	3 floors
BUILDING CONSTRUCTION	A mix of travertine marble, stone and brick floors with wood, fabric and glass accents Facade: Landmark Square has undergone a full repositioning including a new facade on One Landmark Square, new outdoor plazas with valet parking and a concierge, new roofs and cooling towers where necessary, upgraded common area finishes and new amenities throughout
FLOOR SIZES	9,040 to 15,730 sf
FLOOR LOADS	50lbs per sf
CEILING HEIGHT	8'6" typical floor to finish ceiling
FLOOR TO CEILING HEIGHT	10'6"
COLUMN SPACING	30'
MULLION SPACING	60"
ELEVATORS	1 passenger elevator and 1 freight elevator
HVAC/SUPPLEMENTAL COOLING	Cold and hot deck constant air volume plant, controlled by multiple VAVs in each floor with perimeter hydro heating baseboard
ELECTRIC	There are two electrical feeds with an automatic transfer switch that supply ample electrical capacity throughout the complex
LIFE/SAFETY	Addressable fire alarm system, fully sprinkled, generator for life support and elevator recall
SECURITY/ACCESS	24-hour/7day attended security complemented by card access systems and digital camera systems
TELECOM/CABLE	Redundant telecommunications and high speed connectivity are available throughout the complex via major providers Providers: Frontier, Verizon, Lightpath, Cogent and Cablevision
TRANSPORTATION	Private shuttle service to the Stamford Transportation Center Immediate access to I-95 and all connecting major roadways
AMENITIES	<ul style="list-style-type: none">• Immediate access to all downtown amenities including restaurants and hotels• Barbershop, money exchange, nine screen movie theater, Stamford Town Center Mall, tailor, dry cleaner, travel agency and optical lens store• There is ample parking provided in Landmark's garage via self and valet parking• Electric vehicle charging stations• Auto detail services• 20,000 sf fitness facility for tenants only, complete with squash courts, cardio equipment, weights, locker rooms, showers and saunas• Full-time concierge services
PARKING	There is ample parking provided in Landmark's garage below the complex and visitors utilize valet parking on the main plaza Additional parking is provided by multiple garages/lots that surround the complex; 1025 covered spaces
MAJOR TENANTS	SAC Acquisitions LLC Katon Partners, LLC
UTILITIES	Electric: CL&P Gas: Yankee Gas Water: Aquarion
ELECTRONIC WORK ORDERS	Web based system provides convenient electronic work orders for all tenant work request