

# 3 LANDMARK SQUARE, STAMFORD, CONNECTICUT

## BUILDING SPECIFICATIONS

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<b>YEAR BUILT</b>	1977												
<b>ARCHITECT</b>	Moshe Safdie & Associates												
<b>BUILDING SIZE</b>	128,286 sf												
<b>BUILDING HEIGHT</b>	5 Floors + PH												
<b>BUILDING CONSTRUCTION</b>	<p>A mix of travertine marble, stone and brick floors with wood, fabric and glass accents</p> <p>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.</p>												
<b>FLOOR SIZES</b>	<p>3,060 to 21,780 sf</p> <table><tr><td><b>Floor 1</b></td><td>15,510 sf</td></tr><tr><td><b>Floor 2</b></td><td>17,870 sf</td></tr><tr><td><b>Floors 3&amp;4</b></td><td>20,920 sf</td></tr><tr><td><b>Floor 5</b></td><td>21,780 sf</td></tr><tr><td><b>Penthouse</b></td><td>3,060 sf</td></tr><tr><td><b>Annex(Floors 2-4)</b></td><td>6,750 sf</td></tr></table>	<b>Floor 1</b>	15,510 sf	<b>Floor 2</b>	17,870 sf	<b>Floors 3&amp;4</b>	20,920 sf	<b>Floor 5</b>	21,780 sf	<b>Penthouse</b>	3,060 sf	<b>Annex(Floors 2-4)</b>	6,750 sf
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<b>FLOOR LOADS</b>	50lbs per sf												
<b>CEILING HEIGHT</b>	8'6" typical floor to finish ceiling												
<b>FLOOR-TO-FLOOR HEIGHT</b>	10'6"												
<b>COLUMN SPACING</b>	33'												
<b>MULLION PACING</b>	4'7"												
<b>HVAC/SUPPLEMENTAL COOLING</b>	Cold and hot deck constant air volume plant, controlled by multiple VAVs in each floor with perimeter hydro heating baseboard												
<b>ELECTRIC</b>	There are two electrical feeds with an automatic transfer switch that supply ample electrical capacity throughout the complex												
<b>LIFE/SAFETY</b>	Addressable fire alarm system, fully sprinkled, generator for life support and elevator recall												
<b>SECURITY/ACCESS</b>	24-hour/7day attended security complemented by card access systems and digital camera systems												
<b>TELECOM/CABLE</b>	Redundant telecommunications and high speed connectivity are available throughout the complex via major providers Providers: AT&T, Verizon, Lightpath, Cogent and Cablevision												
<b>TRANSPORTATION</b>	Private shuttle service to the Stamford Transportation Center Immediate access to I-95 and all connecting major roadways												
<b>AMENITIES</b>	<ul style="list-style-type: none"><li>• Immediate access to all downtown amenities including restaurants and hotels</li><li>• Barbershop, money exchange, nine screen movie theater, Stamford Town Center Mall, tailor, dry cleaner, travel agency and optical lens store</li><li>• Multi-purpose conference facility with seating for up to 35 people and state-of-the-art technology</li><li>• There is ample parking provided in Landmark's garage via self and valet parking</li><li>• Electric vehicle charging stations</li><li>• Auto detail services</li><li>• 20,000 sf fitness facility for tenants only, complete with squash courts, cardio equipment, weights, locker rooms, showers and saunas</li><li>• Full-time concierge services</li></ul>												

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### MAJOR TENANTS

Aeroteck, Inc., Boardroom, Inc., Leukemia Lymphoma Society, Inc., RBC Capital Markets, LLC, and Sacred Heart University, In

### UTILITIES

Electric CL&P  
Gas: Yankee gas  
Water: Aqurion

### ELECTRONIC WORK ORDERS

Web based system provides convenient electronic work orders for all tenant work request