

55 Merritt Blvd, Trumbull, CT 06611

Office + Flex Property for Lease



Office and Flex Space Available for Rent in Trumbull Corporate Park: 57,013 RSF of office space and 9,119 RSF of flex space is available for lease. The flex spaces are on the ground floor and office space is available on the first and second floor of a 97,263 RSF building. The office spaces feature over 40+ private window offices, countless interior offices, multiple conference rooms, a training center, restrooms, cafe areas, and several bullpen areas. One flex space features open space with 9' to 10' 6" ceilings, and a garage door with direct access outside the building. Each space can be subdivided or taken as one.

The building is conveniently located just off Exit 11 on Route 8 with easy access to the Merritt Parkway (Route 15), I-95, and I-84.

Site Info

Space Available: 57,013 RSF (office) + 9,119 RSF (flex)

Total Building Size: 102,388 SF

Land: 8.03 acres

Zoning: I-L3

Year Built: 1970

Construction: Concrete

Stories: Two

Features

Parking: Abundant Parking

Loading: 1 Garage Door (10' x 11' 6")

Amenities: Wet Sprinkler System

Rental Info

Lease Rate (office): Negotiable

Lease Rate (flex): Negotiable

Utilities

Water/Sewer: City/City

Heating: Gas

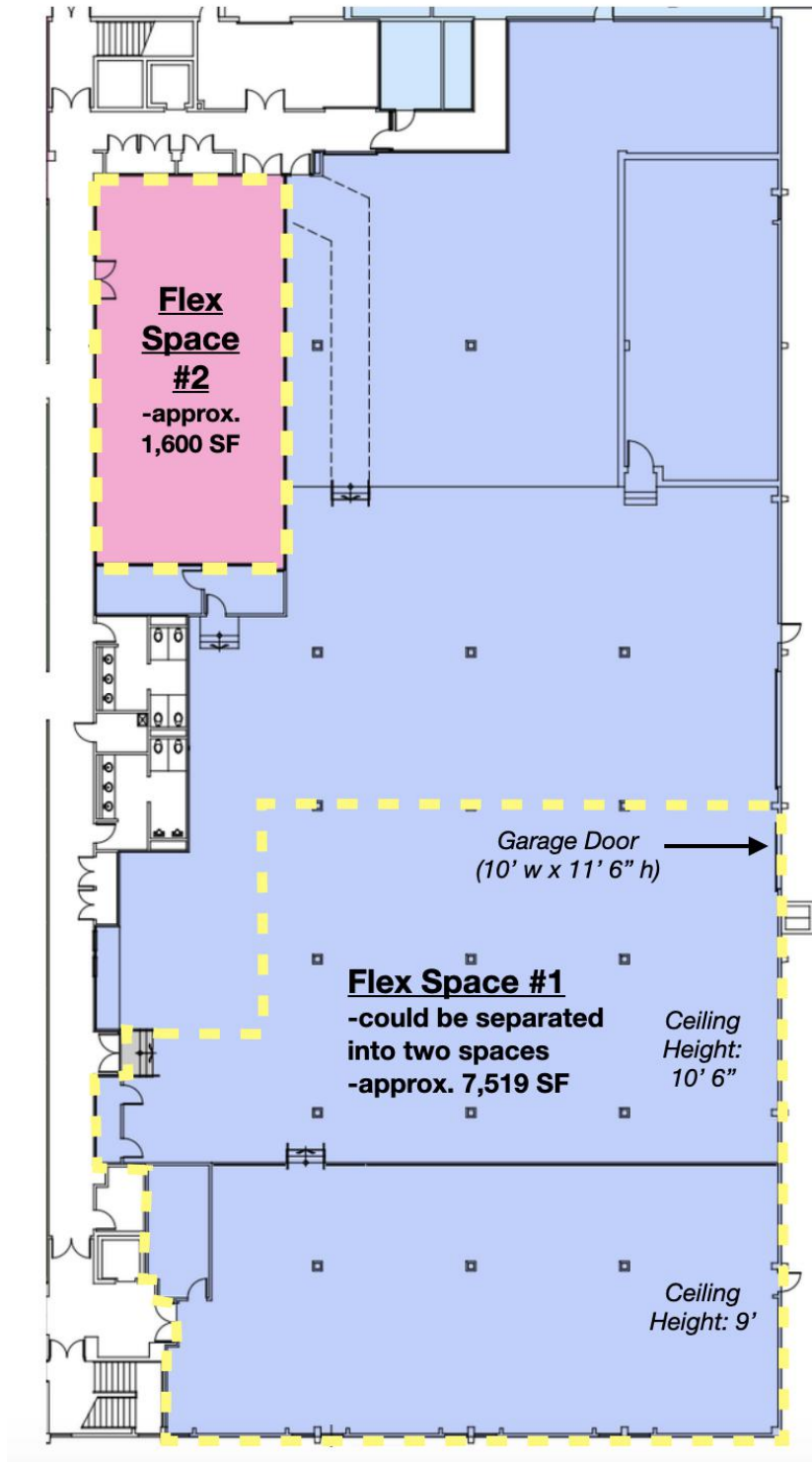
A/C: Central

Power: 20 amp, 110 volt outlets present, can be increased to 800 amp/480 volt

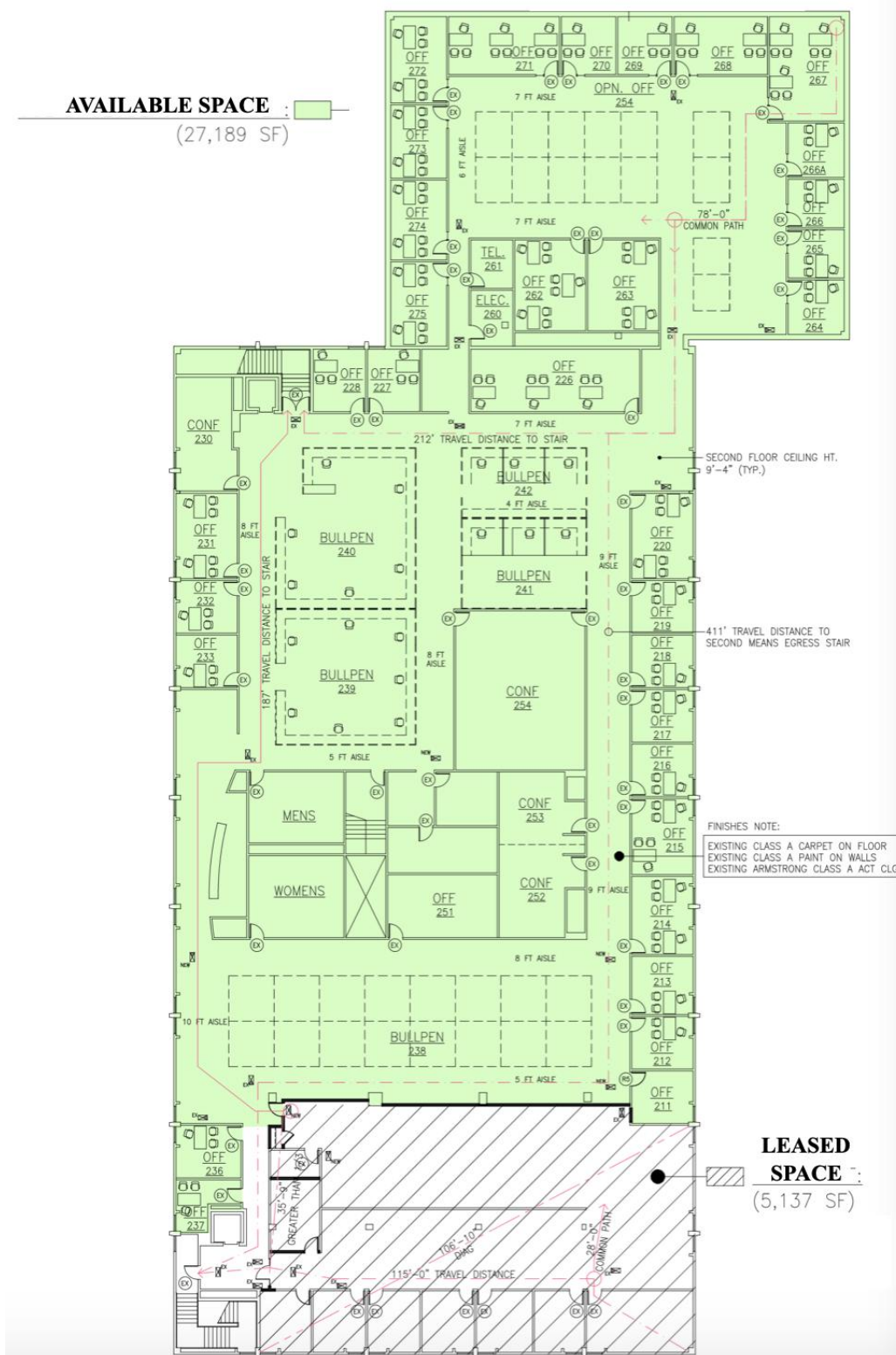
55 Merritt Blvd, Trumbull, CT
Floor Plan: 1st Floor- Office Space



55 Merritt Blvd, Trumbull, CT
Floor Plan: 1st Floor- Flex Space

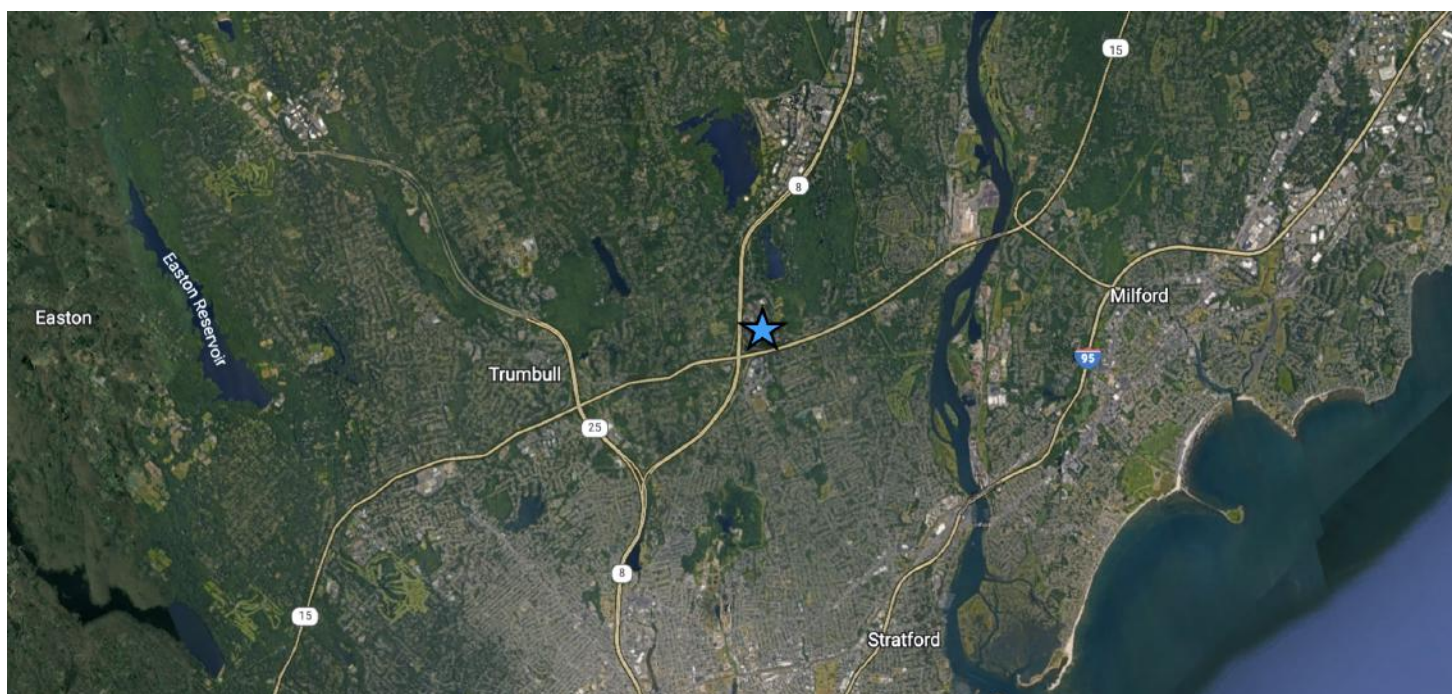
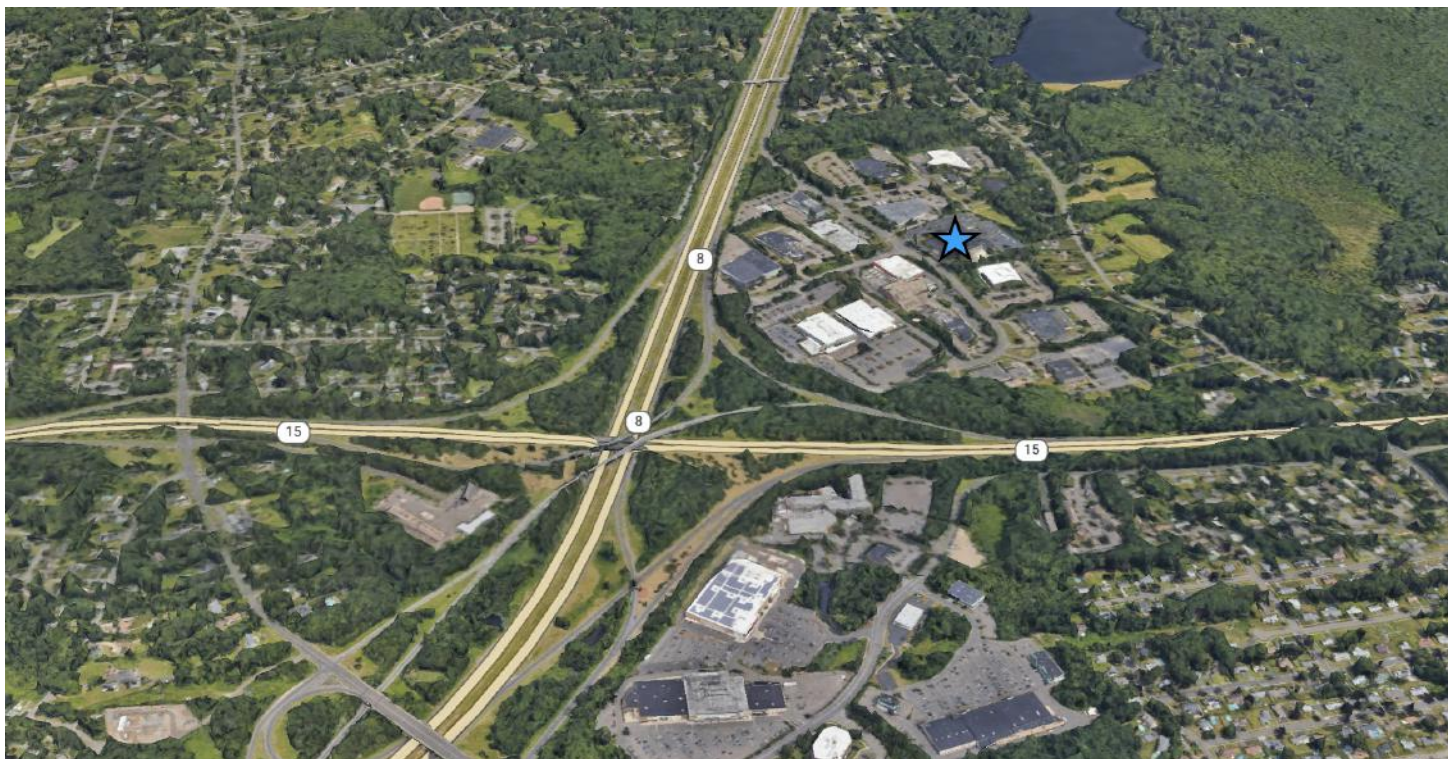


55 Merritt Blvd, Trumbull, CT
Floor Plan: 2nd Floor- Office Space

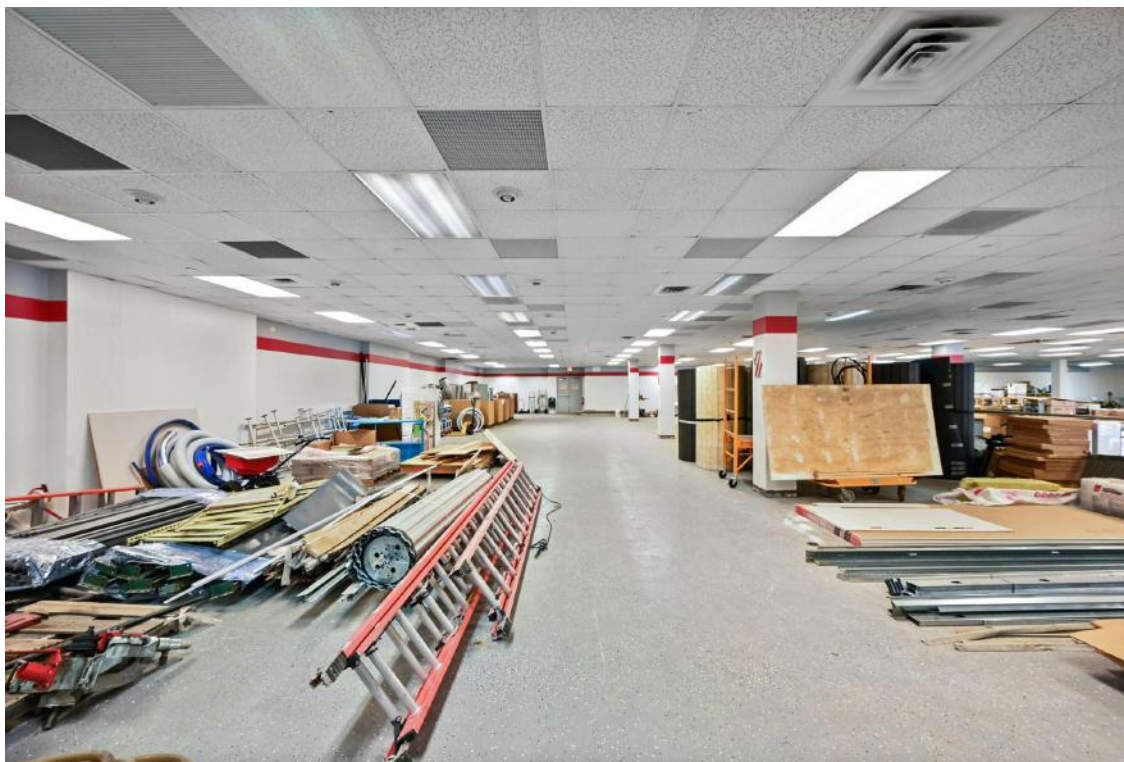


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Area Map



55 Merritt Blvd, Trumbull, CT
Photos- Flex Space #1



55 Merritt Blvd, Trumbull, CT
Photos- Flex Space #2



55 Merritt Blvd, Trumbull, CT
Photos: Office Space- 1st Floor



55 Merritt Blvd, Trumbull, CT
Photos: Office Space- 1st Floor



55 Merritt Blvd, Trumbull, CT
Photos: Office Space- 1st Floor



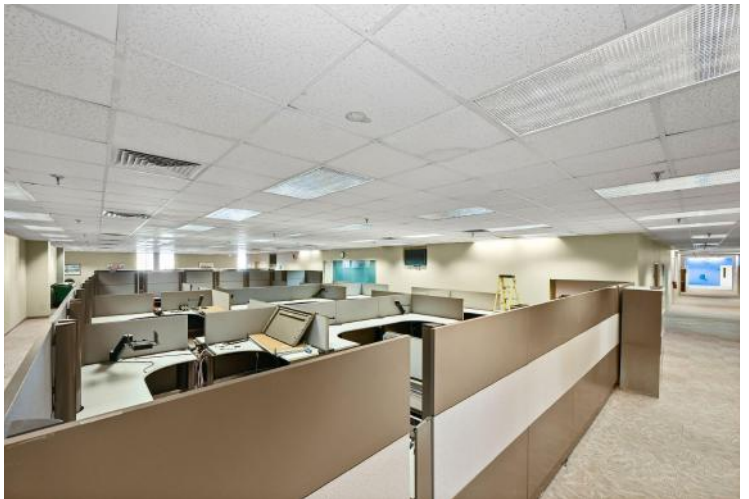
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Photos: Office Space- 1st Floor



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Photos: Office Space- 2nd Floor



55 Merritt Blvd, Trumbull, CT
Photos: Office Space- 2nd Floor



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Photos: Exterior

