



FOR SALE



Office

**CUSTOM BUILT
OFFICE CONDO**

**PRICE
\$1,350,000.00**

**7,814
SQUARE FEET**



575 MAIN 3RD FL MIDDLETOWN CT

The beautifully custom designed and environmentally friendly 3rd floor condominium at 575 Main Street in downtown Middletown is now being offered for sale. The entire property was built less than 20 years ago and this unit has only ever had one owner/occupant. The sellers spared no expense while having the property designed and constructed. The versatile layout includes a welcoming reception area, sun drenched private offices around the condominium's entire perimeter as well as a large conference room and a sizable break room in the center.

PROPERTY HIGHLIGHTS

- LEED certified: The unit has met rigorous standards for environmental and social responsibility
- 4 AC zones serviced by 4 gas powered Trane roof top units with a separate climate controlled server room
- In-place 60k diesel generator offering more than enough power in an emergency
- Located just a block from CT Route 9 which connects to Interstate highways I-91, I-84 & I-95
- Custom quartz counter tops throughout
- Located just blocks from Wesleyan University and Middlesex Hospital
- Fully accessible



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