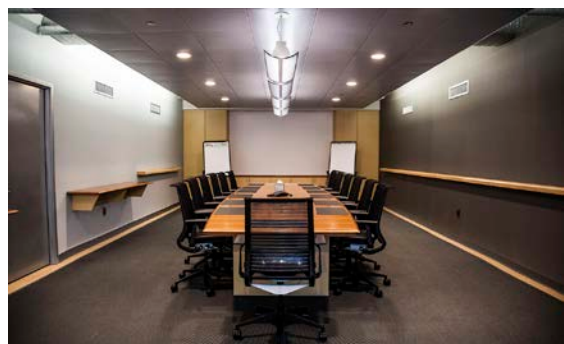
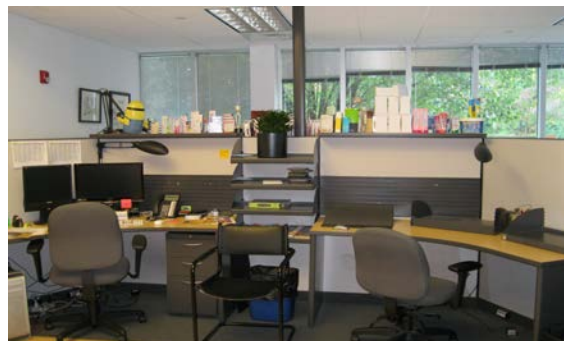




# OFFICE SPACE FOR LEASE

## 120 TOKENEKE ROAD

DARIEN, CT



### Property Features

- Prominent signage for full-building user
- Full floors available
- Easy access to Interstate 95
- Campus setting
- On-site management, card-access 24 hours/7 days per week
- Located within walking distance of Darien train station
- 4/1,000 SF parking ratio

### Building Availabilities & Features

Available Space:	Partial Lower Level	8,255 SF
	Full 1 <sup>st</sup> floor	20,260 SF (Divisible)
	Full 2 <sup>nd</sup> floor	20,260 SF (Divisible)

Term: Negotiable

Possession: Immediate

Asking Rate: \$35.00/SF gross + electric

### OFFICE SPACE FOR LEASE

For more information, contact:

**Jodie Dostal**  
**Senior Director**

203 326 5805

[jodie.dostal@cushwake.com](mailto:jodie.dostal@cushwake.com)

A licensed real estate salesperson in CT & NY,  
affiliated with Cushman & Wakefield of Connecticut, Inc.

**Kathleen Fazio**  
**Director**

203 326 5848

[kathleen.fazio@cushwake.com](mailto:kathleen.fazio@cushwake.com)

A licensed real estate broker in CT & NY,  
affiliated with Cushman & Wakefield of Connecticut, Inc.

Four Stamford Plaza  
107 Elm Street, 8<sup>th</sup> Floor  
Stamford, CT 06902

[cushmanwakefield.com](http://cushmanwakefield.com)

A full commission computed and earned in accordance with the rates and conditions of our agency agreement with our principal, when received from our principal, will be paid to the cooperating broker who consummates a lease which is unconditionally executed and delivered by and between lessor and lessee (a copy of the rates and conditions referred to above is available upon request).

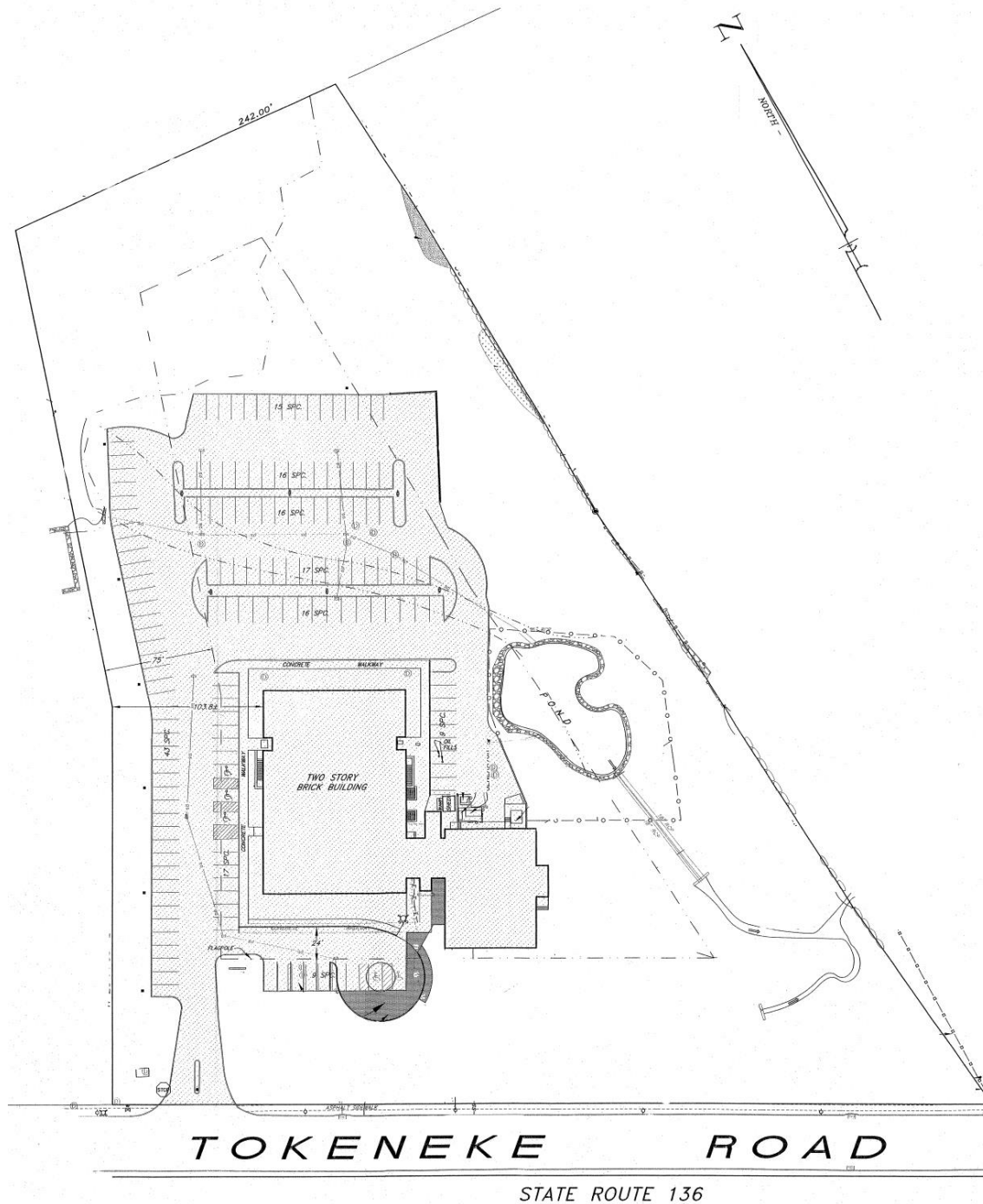


# OFFICE SPACE FOR LEASE

## 120 TOKENEKE ROAD

DARIEN, CT

### SITE PLAN



For more information, contact:

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Senior Director  
203 326 5805  
jodie.dostal@cushwake.com

**Kathleen Fazio**  
Director  
203 326 5848  
kathleen.fazio@cushwake.com

**Cushman & Wakefield of Connecticut, Inc.**  
107 Elm Street, 8<sup>th</sup> floor  
Four Stamford Plaza  
Stamford, CT 06902  
203 326 5800  
cushmanwakefield.com

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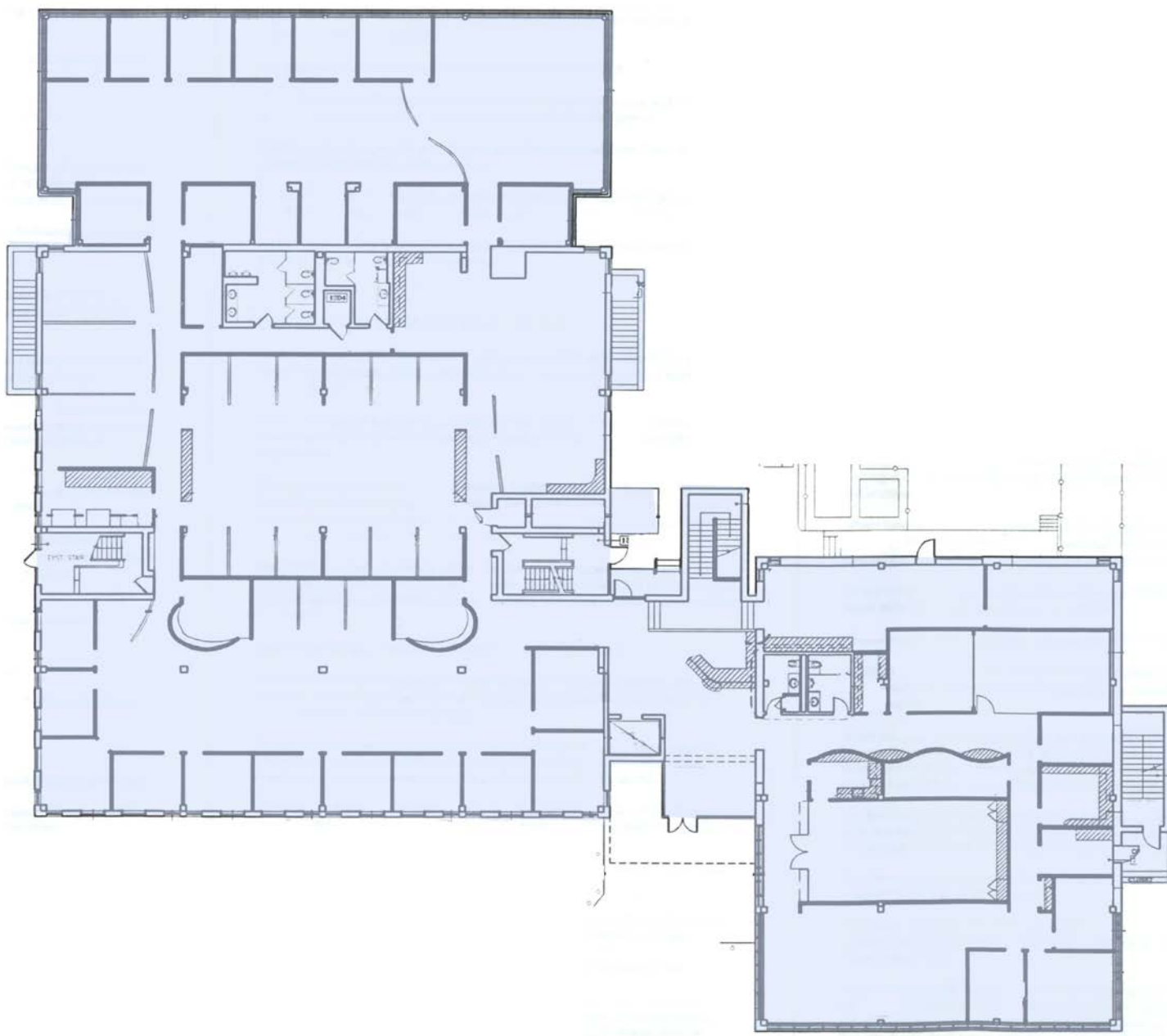


# OFFICE SPACE FOR LEASE

## 120 TOKENEKE ROAD

DARIEN, CT

### FIRST FLOOR



For more information, contact:

**Jodie Dostal**  
Senior Director  
203 326 5805  
jodie.dostal@cushwake.com

**Kathleen Fazio**  
Director  
203 326 5848  
kathleen.fazio@cushwake.com

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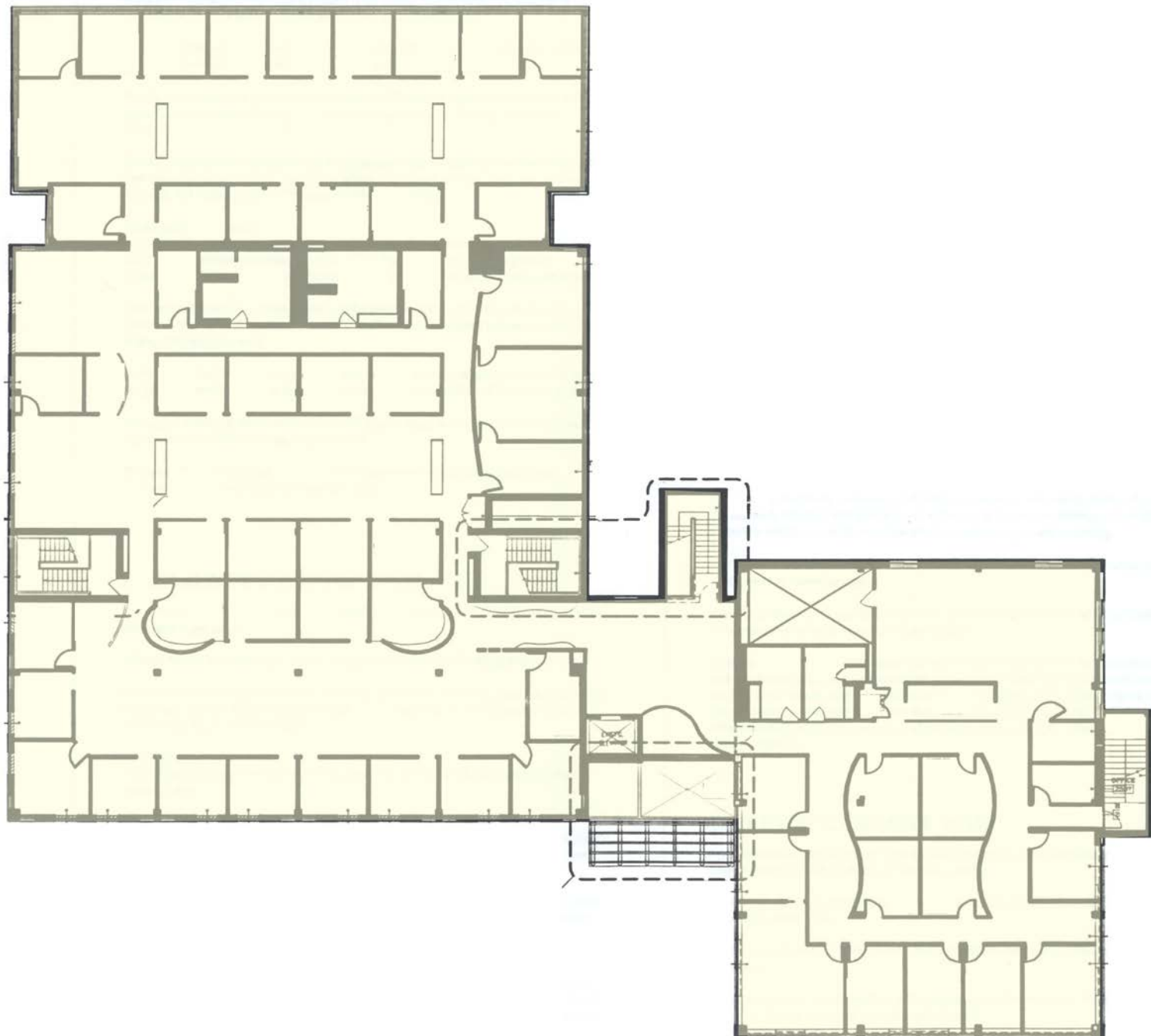


# OFFICE SPACE FOR LEASE

## 120 TOKENEKE ROAD

DARIEN, CT

### SECOND FLOOR



For more information, contact:

**Jodie Dostal**  
Senior Director  
203 326 5805  
jodie.dostal@cushwake.com

**Kathleen Fazio**  
Director  
203 326 5848  
kathleen.fazio@cushwake.com

**Cushman & Wakefield of Connecticut, Inc.**  
107 Elm Street, 8<sup>th</sup> floor  
Four Stamford Plaza  
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cushmanwakefield.com

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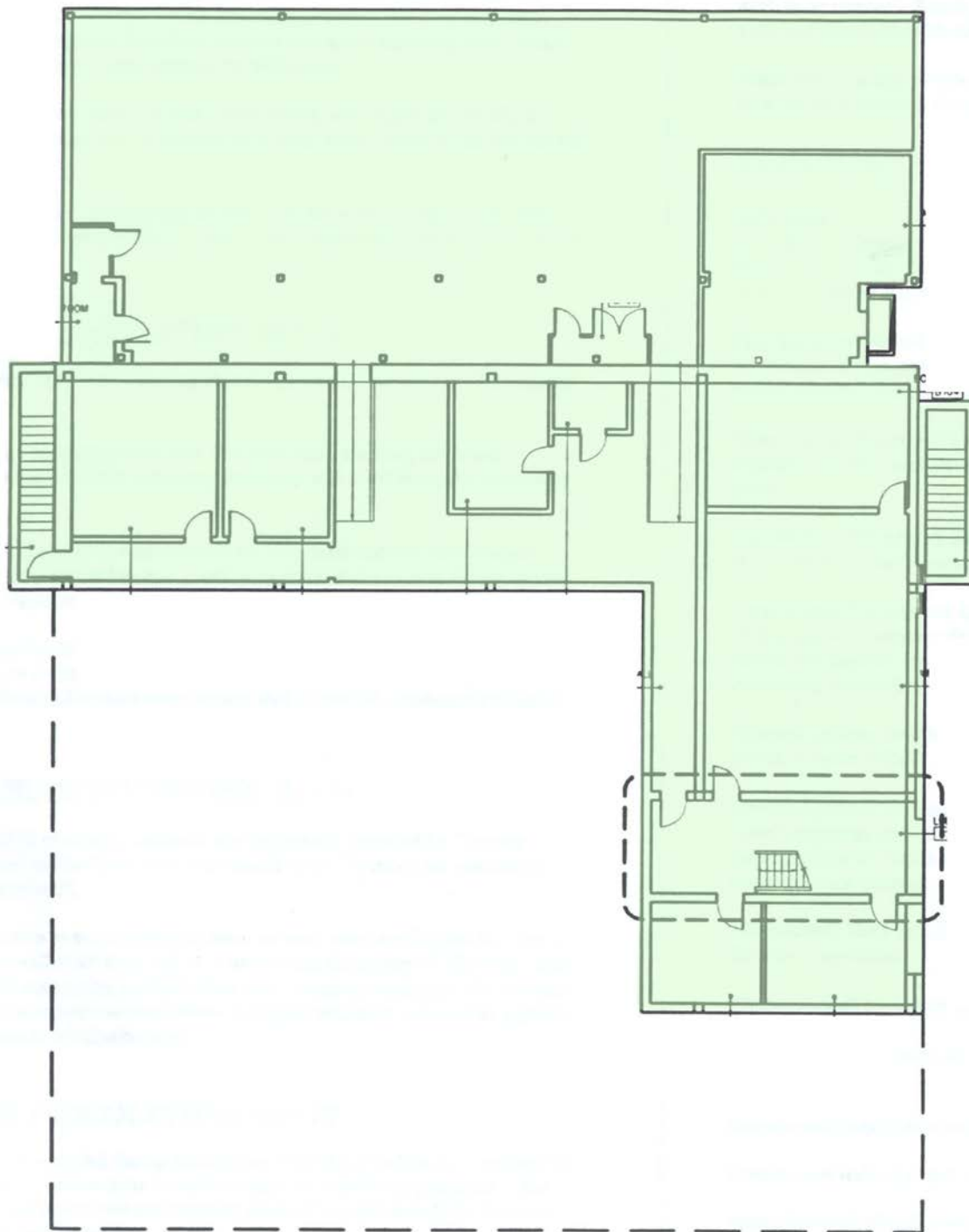


# OFFICE SPACE FOR LEASE

## 120 TOKENEKE ROAD

DARIEN, CT

### PARTIAL LOWER LEVEL



For more information, contact:

**Jodie Dostal**  
Senior Director  
203 326 5805  
jodie.dostal@cushwake.com

**Kathleen Fazio**  
Director  
203 326 5848  
kathleen.fazio@cushwake.com

**Cushman & Wakefield of Connecticut, Inc.**  
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