

707 SUMMER

707SUMMERSTREET.COM



PREMIER MODERN OFFICE

- Located in downtown Stamford
- Abundant parking in secure, covered, three-level garage
- Extensive capital improvements including updated building lobby, elevators, HVAC system, restrooms, and parking structure
- Deluxe shuttle service to/from Stamford Amtrak/Metro-North Station
- Building owner and manager headquartered on site
- Winner of BOMA Building of the Year Award and BOMA Earth Award

CENTRAL, ACCESSIBLE LOCATION

- Minutes to I-95 and Stamford Train Station; 10 minutes to Merritt Parkway
- Surrounded by blue-chip corporate neighbors
- Walking distance to Stamford Town Center, restaurants, shopping, banks, library, theaters, Courtyard by Marriott hotel, Mill River Park, and Stamford Train Station
- 45 minutes to LaGuardia, 60 minutes to JFK, and 25 minutes to Westchester County Airport

LOCAL, LONG-STANDING OWNERSHIP & MANAGEMENT

- The Ashforth Company, founded in 1896, and headquartered in Fairfield County for over 40 years
- Own, develop, manage over 13 million square feet on the east & west coasts

ENVIRONMENTALLY & HEALTH CONSCIOUS WORK ENVIRONMENT

- Property renovated and operating with highly efficient building management systems, including modern energy management and automated temperature control systems, and office lighting motion sensors
- State-of-the-art needlepoint bipolar ionization (NPBI) system and MERV 16 air filters provide superior indoor air quality, significantly reduce airborne viruses & other pollutants, and reduces energy consumption
- LED lighting in parking garage and stairwells
- Eco-encouraged priority parking for hybrid vehicles and bicycles
- Ownership/management committed to environmental stewardship and social responsibility; results in lower operating costs



For leasing information:

Betsy Buckley, Senior Vice President
203 705-2227 | c. 203 913-7404
betsy.buckley@am.jll.com

George R. Walker, SIOR, Senior Vice President
203 705-2264 | george.walker@am.jll.com

707 Summer Street • Stamford, CT • 203 359-8500





SPACE AVAILABILITY

FLOOR	SIZE (RSF)	PRICE (+ ELEC.)
3	13,445	\$30.00
5	8,446	\$30.00

PROPERTY FACTS

- BUILDING AREA** 73,924 square foot Class A office space on three floors situated on 1.3 acres
- OWNERSHIP** The Ashforth Company
- MANAGEMENT** Albert B. Ashforth, Inc.
- MAJOR TENANTS** The Ashforth Company; Albert B. Ashforth, Inc. – Management Services; A.P. Construction; OneWall Communities LLC; Michael Page; Fugazy Sports; Treeline Biosciences; Liberty Wealth Advisors LLC; BI Worldwide

- YEAR BUILT** Constructed in 1982; major renovations in 2002
- SECURITY & ACCESS** Card access at exterior, garage lobby doors and gates; lobby security/concierge service
- PARKING** Abundant parking in secure, covered, three-level garage; eco-encouraged priority parking for hybrid vehicles and bicycles



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Amenities



DELUXE SHUTTLE SERVICE TO/FROM STAMFORD AMTRAK/METRO-NORTH STATION



FULLY LANDSCAPED COURTYARD WITH PARK BENCH SEATING



CENTRAL, ACCESSIBLE LOCATION

Five minute walk to Stamford Town Center, restaurants, coffee shops, shopping, banks, library, theaters, Courtyard by Marriott hotel, Mill River Park. 15 minute walk to Stamford Amtrak/Metro-North Station.

Walk Score gives 707 Summer Street a 94 out of 100 – “Walker’s Paradise”.



HEALTH FAIR



FALL FOOD DRIVE



ICE CREAM SOCIAL

CLIENT SERVICES PROGRAM

Client appreciation events and philanthropy-based activities benefitting local nonprofits, all designed to provide a productive environment and create a sense of community at 707 Summer Street.

Location Map

1
SUMMER & SPRING STREET RESTAURANTS & CAFES

2
COURTYARD BY MARRIOTT

3
MILL RIVER PARK

4
STAMFORD TRAIN STATION

← STAMFORD HOSPITAL & HEALTH SERVICES 5 MINUTE DRIVE

✈️ CLOSE TO AIRPORTS
WESTCHESTER: 25 MINUTES
LGA: 45 MINUTES
JFK: 60 MINUTES

STAMFORD TRAIN STATION & I-95
15 MINUTE WALK / 5 MINUTE DRIVE

↑ MERRITT PARKWAY
10 MINUTE DRIVE

5
THE ARMON HOTEL & CONFERENCE

6
RIDGWAY SHOPPING PLAZA

7
BEDFORD STREET SHOPPING, RESTAURANTS, PUBS

8
TARGET & BROAD STREET SHOPPING, COFFEE, FITNESS

9
FERGUSON LIBRARY

10
STAMFORD TOWN CENTER



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1 18 Restaurants and More!

- Barcelona Wine Bar
- Bartaco
- Flinder's Lane Kitchen & Bar
- Sally's Apizza
- Siena Ristorante
- Post Office
- Printing Services
- Courtyard by Marriott
- Burlington
- AMC Theater

2 Target and More!

- Target w/ Grocery, CVS & Starbucks
- UCONN Stamford
- Coffee Shops
- Citibank & Citizens Bank

4 15 Restaurants and More!

- Acuario Restaurant
- Çka Ka Qëllu
- Columbus Park Trattoria
- Kouzina Greek Taverna
- Pokémoto

3 22 Restaurants and More!

- Bedford Thai
- Fish Restaurant & Bar
- Hop & Vine Taproom
- Kyushu Ramen & Sushi
- Mecha Noodle Bar
- Remo's Brick Oven Pizza
- Coffee Shops
- Ferguson Library
- Salon
- CVS
- Avon Theater

5 14 Restaurants and More!

- Blackstones Steakhouse
- Cilantro
- Navaratna Indian
- Sushi X2
- Palace Theater
- Residence Inn by Marriott
- Bank of America

6 Mill River Park

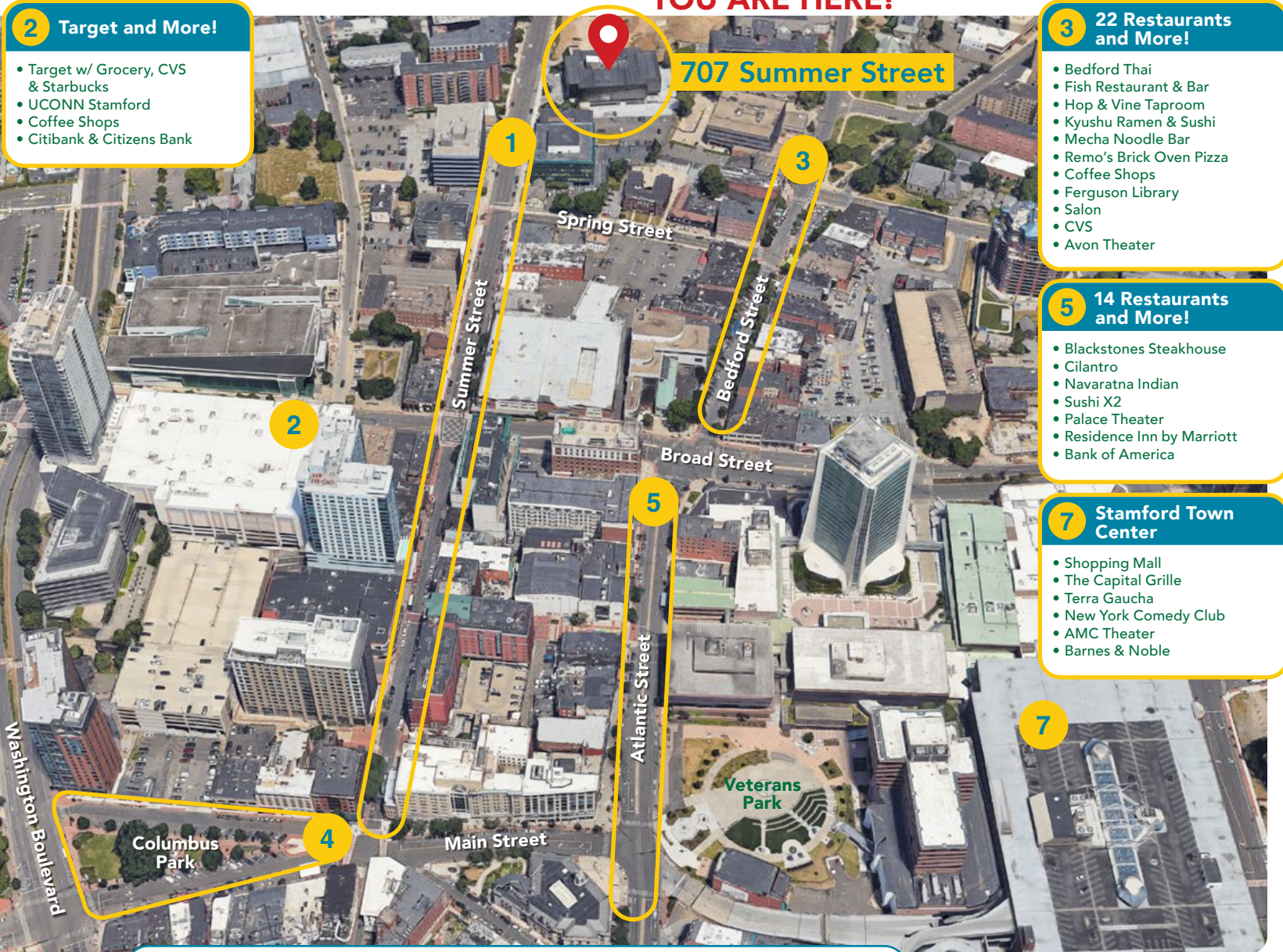
- Walking Paths
- Carousel Pavilion
- Whittingham Discovery Center
- Skating Rink
- Community Events

7 Stamford Town Center

- Shopping Mall
- The Capital Grille
- Terra Gaucha
- New York Comedy Club
- AMC Theater
- Barnes & Noble

← **STAMFORD HOSPITAL & HEALTH SERVICES**
15 MINUTE WALK

↓ **STAMFORD TRAIN**
15 MINUTE WALK



WALK SCORE® = 94 "WALKER'S PARADISE" (per WalkScore.com)

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LOCAL AMENITIES

TYPE OF BUSINESS	BUSINESS NAME	ADDRESS	PHONE NUMBER
ARTS CENTERS	Levitt Pavilion for the Performing Arts	40 Jessup Road, Westport	203 221-4422
	New York Comedy Club Stamford	230 Tresser Blvd.	203 441-5157
	Palace Theater	61 Atlantic Street	203 325-4466
	Silvermine Guild Arts Center	1037 Silvermine Rd, New Canaan	203 966-9700
BAKERIES	DiMare Pastry Shop	12 Largo Drive South	203 967-CAKE
	Liz Sue Bagels	63 High Ridge Road	203 323-4611
BANKS	Bankwell	612 Bedford Street	203 391-5777
	Chase Bank	45 Prospect Street	203 969-3235
	Citibank	15 Broad Street	203 274-8178
	Citizens Bank	59 Broad Street	203 674-6743
	First Bank of Greenwich	900 Summer Street	203 413-6101
	M&T Bank	350 Bedford Street	203 359-6013
	Stamford Bank & Trust	600 Summer Street	203 969-7515
	Federal Hairstylists II	4 Landmark Square	203 348-4576
BARBERS	Hoyt-Bedford Barber Shop	173 Morgan Street	203 324-1994
	New Styles	85 Prospect Street	203 223-0489
	Barnes & Noble	100 Greyrock Place	203 323-1248
BOOK STORES	Honey Joe's Family Coffeehouse	5 Broad Street	203 324-0803
COFFEE	Lorca	125 Bedford Street	203 504-2847
	Starbucks Coffee	100 Greyrock Place	203 323-1152
	Winfield Street Coffee	96 Broad Street	203 569-7003
	Child Care Center of Stamford	90 Maple Avenue	203 323-5944
DAYCARE/PRESCHOOL	Creative Learning at FPC	1101 Bedford Street	203 965-8390
	Play to Learn Childcare	20 Forest Street	203 832-3519
	Sunrise Child Development Center	35 Hoyt Street	203 554-2228
DELIS/CAFES	Summerford's	3001 Summer Street	203 708-9145
	Cafe OoLaLa	177 Broad Street	203 353-3300
	Capriccio Café	189 Bedford Street	203 356-9819
	Enzo's Italian Fine Foods	2802 Summer Street	203 406-9648
	The Little Gourmet Shop	2777 Summer Street	203 247-5803
	Robek's	2397 Summer Street	203 359-2100
	Sandwich Maestro	90 Atlantic Street	203 325-0802
	Summer Street Kitchen	1410 Summer Street	203 325-9636
	DRY CLEANERS	Mario's Professional Dry Cleaning	3001 Summer Street
Executive Cleaners		21 High Ridge Road	203 977-7882
Ridgeway Cleaners		2802 Summer Street	203 323-8441
Wolfe's Dry Cleaners		288 Bedford Street	203 323-8960
FLORIST	Nobu Florist of Stamford	135 Main Street	203 324-4370
	Stamford Florist	625 Bedford Street	203 327-2170
GYMS	Stamford Square Fitness Center	3001 Summer Street	203 356-9985
	Core Principles @ 3001 Stamford Square	3001 Summer Street	203 914-6396
	LA Fitness	52 6th Street	203 353-8810



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TYPE OF BUSINESS	BUSINESS NAME	ADDRESS	PHONE NUMBER
HOTELS	Courtyard by Marriott	275 Summer Street	203 358-8822
	The Armon Hotel & Conference	2701 Summer Street	203 359-1300
	The Lloyd Stamford	909 Washington Blvd.	203 363-7900
	Residence Inn	25 Atlantic Street	203 564-5000
	Stamford Suites	720 Bedford Street	203 359-7300
LIBRARY	Ferguson Library	1 Public Library Place	203 964-1000
LOCKSMITH	A1 Locksmith	2324 Washington Blvd.	203 326-1836
MOVIE THEATERS	AMC Landmark 8	5 Landmark Square	203 324-3100
	AMC Majestic 6	118 Summer Street	203 323-1600
MUSEUMS	Avon Theatre	272 Bedford Street	203 967-3660
	Bartlett Arboretum & Gardens	151 Brookdale Road	203 322-6971
	Bruce Museum	1 Museum Drive, Greenwich	203 869-0376
	The Maritime Aquarium at Norwalk	10 North Water St, Norwalk	203 852-0700
COPYING/PRINTING	Stamford Museum & Nature Center	39 Scofieldtown Road	203 322-1646
	FedEx Office Print & Ship Center	980 High Ridge Road	203 968-8100
	Rapid Press	555 Summer Street	203 348-3615
POST OFFICE	USPS	500 Summer Street	203 321-3910
RESTAURANTS	Acuario Restaurant	78 W. Park Place	203 998-7722
	Bar Rosso	30 Spring Street	203 388-8640
	Barcelona Wine Bar	222 Summer Street	203 348-4800
	Bari167	167 Bedford Street	203 504-8270
	Bartaco	222 Summer Street	203 323-8226
	Bedford Thai	77 Bedford Street	203 595-5577
	The Capital Grille	230 Tresser Blvd.	203 967-0000
	Çka Ka Qëllu	15 Clark Street	203 354-0735
	Curley's Diner	62 West Park Place	203 348-2020
	Fish Restaurant & Bar	245 Bedford Street	203 724-9300
	Flinder's Lane Kitchen & Bar	184 Summer Street	203 323-3137
	Hop and Vine Taproom	30 Spring Street	--
	Hudson Social CT	128 Bedford Street	203 817-0700
	Kashi	131 Summer Street	203 890-9995
	Kotobuki	457 Summer Street	203 359-4747
	Kouzina Greek Taverna & Bar	223 Main Street	203 588-0110
	Kyushu Ramen and Sushi	235 Bedford Street	203 614-8689
	Love Meat Korean BBQ	485 Summer Street	203 274-6136
	Lucky's Classic Burger & Malt Shop	209 Bedford Street	203 978-0268
	Mecha Noodle Bar	151 Bedford Street	203 801-7577
	Remo's Brick Oven Pizza	35 Bedford Street	203 973-0077
	Sally's Apizza	66 Summer Street	203 599-0066
	Siena Ristorante	519 Summer Street	203 351-0898
	Soul Tasty	29 Main Street	203 504-2625
	Terra Gaucha Brazilian Steakhouse	230 Tresser Blvd.	475 977-3522
	Tigin Irish Pub & Restaurant	175 Bedford Street	203 353-8444
	SALONS	Noelle Spa	1100 High Ridge Road
Stamford Floris		44 6th Street	203 348-0800
Totally Tip Nail Spa		110 Bedford Street	203 504-5889
SHOPPING	Burlington	74 Broad Street	203 363-0450
	Stamford Town Center	100 Greyrock Place	203 324-0935
TAXI/CAR SERVICE	Target	21 Broad Street	203 388-0006
	All Quest	1177 High Ridge Road	203 570-1111
TRAIN	SCS Transportation & Limousine	127 Montauk Drive	203 588-9888
	Time to Go Limousine	65 Glenbrook Road	203 302-0201
	Metro-North New Haven Line	30 South State Street	877 690-5114



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AM

**Depart
Train Station**

6:45 am
7:15 am
7:45 am
8:15 am
8:45 am
9:15 am
9:45 am

**Arrive
707**

6:53 am
7:23 am
7:53 am
8:23 am
8:53 am
9:23 am
9:53 am

**Arrive
3001**

6:59 am
7:29 am
7:59 am
8:29 am
8:59 am
9:29 am
9:59 am

**Arrive
2777**

7:02 am
7:32 am
8:02 am
8:32 am
9:02 am
9:32 am

Ashforth Express Shuttle Schedule

To and From the Stamford Transportation Center

- Ashforth provides a premier shuttle to and from the Stamford Transportation Center, with stops at three of our buildings.
- The Ashforth Express is a free amenity to those who work in our building and picks up and drops off outside the first floor lobby.

PM

**Depart
3001**

3:57 pm
4:27 pm
4:57 pm
5:27 pm
5:57 pm
6:27 pm
6:57 pm

**Depart
2777**

3:59 pm
4:29 pm
4:59 pm
5:29 pm
5:59 pm
6:29 pm
6:59 pm

**Depart
707**

4:03 pm
4:33 pm
5:03 pm
5:33 pm
6:03 pm
6:33 pm
7:03 pm

**Arrive
Train Station**

4:13 pm
4:43 pm
5:13 pm
5:43 pm
6:13 pm
6:43 pm
7:13 pm

Sustainable & Health-Conscious Work Environment

HEALTHY BUILDING = HEALTHY EMPLOYEES

Ashforth cares about your employees as much as our own. We have a long-standing commitment to providing health-conscious work environments and understand that a sustainable and healthy building will improve your employees' health and productivity, ultimately helping reduce healthcare cost and illness-related absences. Ashforth's overall sustainable and healthy building program includes efforts to provide superior air quality, create opportunities for employees to stay active and eat healthy, and operate sustainable buildings.

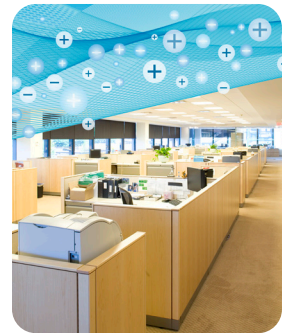
SUSTAINABLE WORKPLACE

- Ownership/management committed to environmental stewardship and social responsibility; results in lower operating costs.
- Ashforth is an ENERGY STAR Partner and all of its owned buildings have above-average ratings. 707 Summer Street is above the 75 threshold to be ENERGY STAR-rated.
- Through Renewable Energy Certificates (RECs), Ashforth purchased its electricity generated from renewable resources: 50% for three owned properties in CT – 3001 Stamford Square, 707 Summer Street, and Greenwich Plaza; and 100% for Liberty Centre in OR.
- Ashforth utilizes an ESG data management platform – Measurabl – to measure, analyze, and report on our ESG efforts and to see and understand trends, outliers, and patterns to help make improvements. Ashforth also uses Measurabl's Asset Optimization tool that provides real-time utility readings, building-level insights, and operational efficiency recommendations.
- State-of-the-art BMS that continuously monitors building systems.
- All building systems throughout Ashforth-owned properties have been re-commissioned to optimize efficiency, reducing energy consumption approximately 5%.
- Building common areas and parking garage retrofitted with ENERGY STAR-rated LED lighting.
- Superior energy reducing building systems including high-efficiency heat pumps with eco-friendly 410A refrigerant.
- Low-flow restroom fixtures; eco-friendly cleaning supplies used.
- Low water-use landscaping and rain-sensing irrigation systems
- Eco-encouraged priority parking for hybrid vehicles & bicycles.
- Free shuttle to and from the Stamford Transportation Center.
- Long-standing Ashforth Green Council develops and implements environmentally-responsible initiatives for the company and owned properties.
- Sustainability-based events including Ashforth's annual Environmental Awareness Week, e-cycling, and used book and clothing recycling drives benefit local nonprofits.



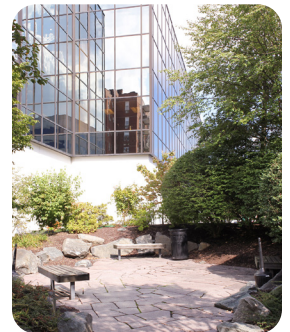
SUPERIOR AIR QUALITY

- 707 Summer Street's needlepoint bipolar ionization (NPBI) system improves indoor air quality (IAQ) and significantly reduces energy consumption.
- In addition to significantly reducing disease-causing viruses such as COVID-19, NPBI dramatically reduces airborne particles, odors and contaminants that typically cause asthma, allergies, headaches and irritation. Studies have shown use of this technology leads to a reduction of illness-related absences and improvement in employee health and productivity.
- By modulating outdoor air intake, the system also helps decrease energy consumption and costs. In addition, the system enables building staff to monitor, in real time, indoor air quality throughout the buildings.
- Ashforth has also upgraded all air filters from MERV 13 to 16, the highest level for office buildings. These filters, in combination with the ionization system, work to remove over 90% of airborne pollutants.
- Smoke-free policy indoors and outdoors – signage installed.



HEALTHY ENVIRONMENT

- Landscaped courtyard with park bench seating
- Healthy food options within five minute walking distance or through online food ordering with on-site delivery.
- AED and trained personnel on-site
- On-site health events featuring flu shots, blood drives, health screenings, chair massage, fitness classes and games.
- Tenant events and activities provide opportunities for social engagement.
- Bicycle racks
- 16-foot by 17-foot living wall in main lobby



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Cleaner, Safer Air

WHAT WE DID

- The Ashforth Company conducted an independent indoor air quality (IAQ) study and based on our extensive research and testing, we made significant upgrades to optimize IAQ in our buildings. In addition, our study focused on improving IAQ in conference rooms and other small, enclosed spaces which are often densely occupied or used for an extended period of time. (see report on reverse side)
- Ashforth installed GPS's (Global Plasma Solutions) state-of-the-art needlepoint bipolar ionization (NPBI) systems in all three of its owned buildings in Connecticut to help protect their tenants, employees, and visitors from COVID-19 and other viruses and pollutants.
- New NPBI systems were installed in 707 Summer Street and 3001 Stamford Square. Greenwich Plaza upgraded its bipolar ionization system that was originally installed in 2015.
- In addition to installing these systems, all air filters were upgraded from MERV 13 to MERV 16, the highest level possible for office buildings.
- To better address the additional issue of COVID-19 droplets or aerosols being spread by individuals and immediately transmitted to others in densely occupied small spaces such as conference rooms, Ashforth installed a supplemental NPBI ionizer at the point in the building filtration duct immediately prior to the diffuser distributing the air into our corporate headquarters' conference room at 707 Summer Street.



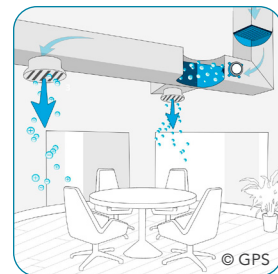
WHY WE DID IT

- Our goal was to improve the air quality in our buildings and protect our tenants, employees, and visitors to the highest extent possible from COVID-19 and other viruses and pollutants.
- NPBI in combination with MERV 16 filters significantly reduces disease-causing pathogens such as COVID-19 and other viruses.
- In addition to significantly reducing disease-causing viruses such as COVID-19, NPBI dramatically reduces airborne particles, odors and other illness-causing contaminants that typically cause asthma, allergies, headaches and irritation.
- Studies have shown use of this technology leads to a reduction of illness-related absences and improvement in employee health and productivity.
- NPBI is one of the safest, most energy-efficient and effective ways to reduce or eliminate pollutants in the air.



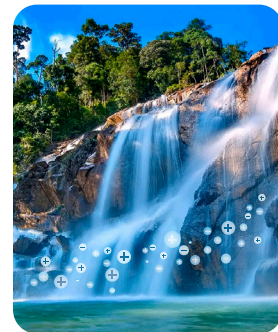
HOW NEEDLEPOINT BIPOLAR IONIZATION (NPBI) WORKS

- Global Plasma Systems' patented NPBI™ technology uses an electronic charge to create a plasma field filled with a high concentration of positive and negative ions.
- As these ions travel with the air stream, they attach to particles, pathogens, and gasses. The ions help to agglomerate fine sub-micron particles, making them drop to the floor or filterable. The ions kill pathogens by immediately robbing them of life-sustaining hydrogen.
- The ions break down harmful VOCs with an Electron Volt Potential under twelve into harmless compounds like O₂, CO₂, N₂ and H₂O. The ions produced travel within the air stream into the occupied spaces, cleaning the air everywhere the ions travel, even in spaces unseen.
- Through this naturally occurring chemistry the air is purified to the level seen in most natural environments.
- The NPBI™ system by GPS (Global Plasma Solutions) consistently ranks as a leading technology for pathogen mitigation.



THE BENEFITS

- On many days, the air quality in Fairfield County is unacceptable and, on those days, it is clear that the air quality is dramatically better in buildings with superior filters and air cleaning devices.
- The NPBI systems now installed in our Ashforth owned office buildings are circulating air that is equivalent to or better than the air circulated in hospitals (excluding operating rooms) using HEPA filters with MERV ratings of 17-20. The systems also provide greater protection against volatile organic compounds, allergens and other airborne bacteria and viruses.
- NPBI systems produce more ions comparable to pristine outdoor air such as that near waterfalls, which produce extremely high level of ions. This is all very promising for the future of cleaner, safer, indoor air in all buildings.



Ashforth's Indoor Air Quality Study

The effect of our upgraded needlepoint bipolar ionizers on the removal of airborne particles in air moving through MERV 13 filters showed dramatic results in all three buildings. Our ability to upgrade to MERV 16 filters by adding our ionization system resulted in an even more significant improvement in particle removal.

Methodology & Results

Particle Count Reduction Between Outdoor & Indoor Air

particle count (≥ 0.3 microns)



Further Reduction in Particle Count with Additional Conference Room Ionizer

in particle levels between two nearby conference rooms – one with an extra ionizer mounted in a supply duct close to the room vs. a comparable conference room across the hall with just the building ionizer system – indicated that the added ionization further reduced the level of airborne particles.

NPBI combined with higher levels of filtration provides the cleanest air

The ENCON and Ashforth teams started collecting data in the fall of 2020 using an Extech VPC300 particle counter (shown at right). Measurements of particle levels (0.3 microns per cubic centimeter or greater) were taken in various locations within the office buildings under varying conditions (e.g., with NPBI™ products switched on or off and with different levels of filtration). Outside measurements were also collected for comparison purposes, making the relative particle counts on each day most important since the starting particle levels of the outside air varied each day of testing. ENCON collected initial measurements, but the Ashforth team handled the majority of data collection, which has also been reviewed by GPS, the manufacturer of the ionizers.



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OWNERSHIP & MANAGEMENT

With a 128-year history, The Ashforth Company is one of the nation’s oldest and most respected commercial real estate operating companies. As a real estate investor and operator, Ashforth provides fully integrated services including asset and property management, general contracting and construction management. Directly and through its affiliates, the company is invested in or manages over 13 million square feet of office space, and over 7,000 multifamily units.

An identity as an “Ashforth Managed Building” implies a long-term relationship for integrity, fairness, professionalism, and superior service — values consistent with The Ashforth Company’s Operating Principles. Each business located in an Ashforth owned and managed building is treated as a client. These clients expect and receive the highest level of customer service and satisfaction.

The experienced, full-time, on-site property management team includes a dedicated vice president/property manager and a property operations administrator. They are supported by full-time engineers, security officers and porters. This team is responsible for operating and maintaining the building and responding to clients’ needs. Ashforth’s unique client services program includes quality building services, regular communications with clients, client appreciation events and community-based activities all designed to provide a productive environment and create a sense of community at 707 Summer Street.



RYAN HARVEY
CEO & PRESIDENT, THE
ASHFORTH COMPANY



DAVID MARKS
SENIOR VP & DIRECTOR
OF OPERATIONS,
ALBERT B. ASHFORTH,
INC. – MANAGEMENT
SERVICES



GREENWICH PLAZA
GREENWICH, CT – 354,000 SQ. FT.



3001 STAMFORD SQUARE
STAMFORD, CT – 290,000 SQ. FT.



LIBERTY CENTRE
PORTLAND, OR – 285,000 SQ. FT.



707 SUMMER STREET
STAMFORD, CT – 74,000 SQ. FT.



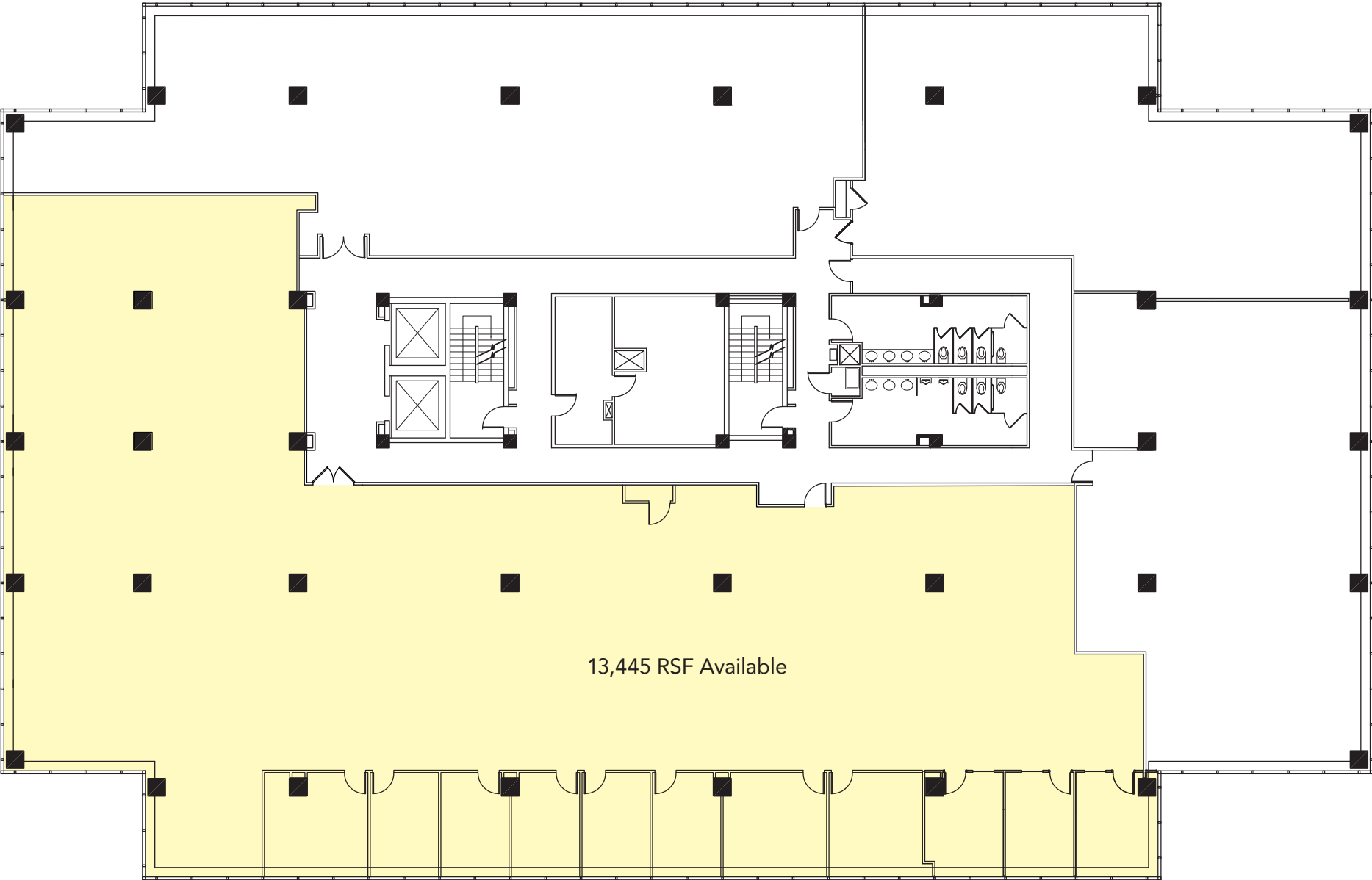
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THIRD FLOOR: 13,445 RSF AVAILABLE

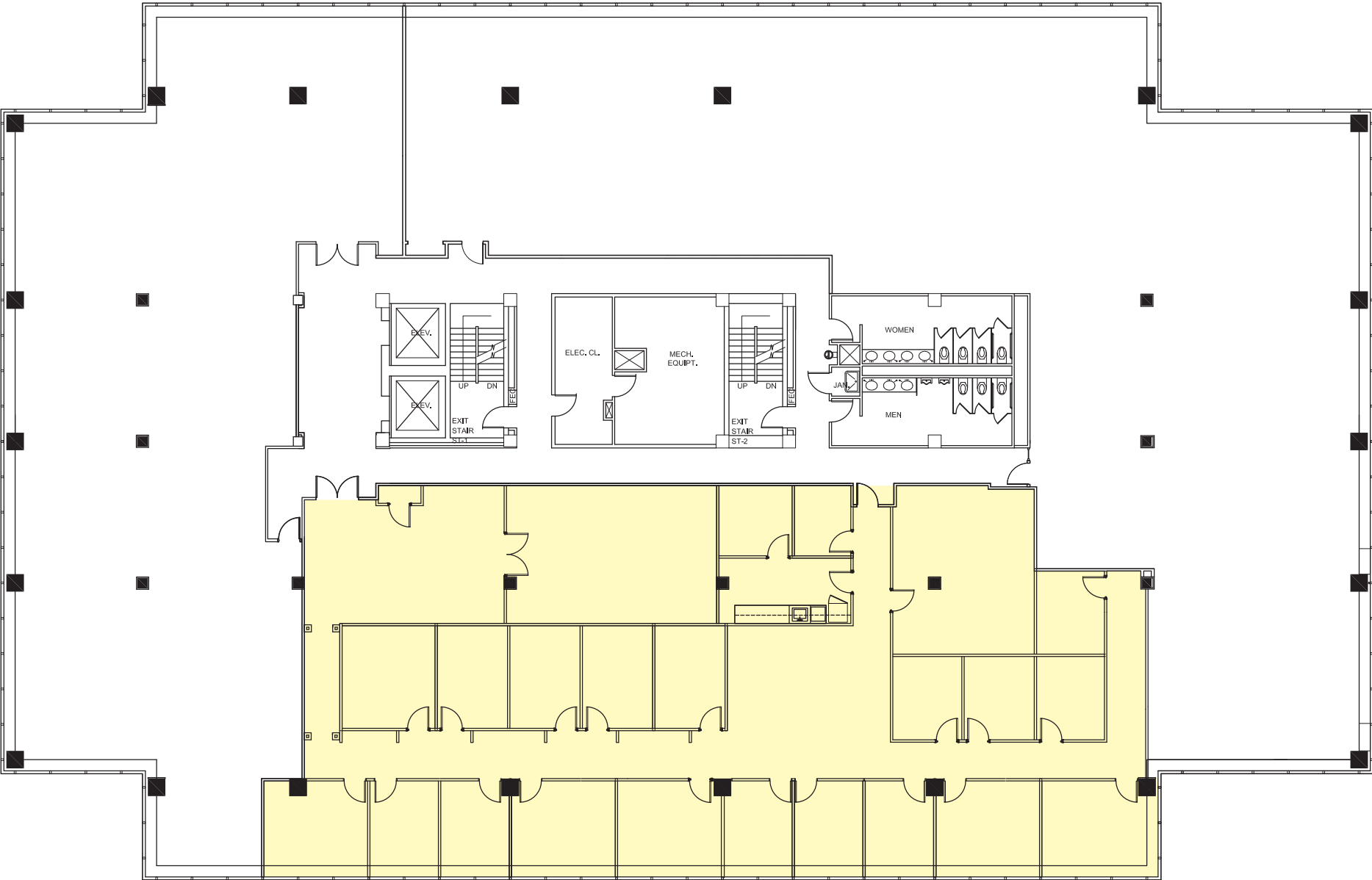


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FIFTH FLOOR: 8,446 RSF AVAILABLE



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Betsy Buckley, Senior Vice President
203 705-2227 | c. 203 913-7404 | betsy.buckley@am.jll.com

George R. Walker, SIOR, Senior Vice President
203 705-2264 | george.walker@am.jll.com

707 Summer Street • Stamford, CT • 203 359-8500





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MAIN ENTRANCE WITH VISITOR DROP-OFF



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MAIN LOBBY WITH LIVING WALL



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MAIN LOBBY



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PARK-LIKE OUTDOOR SEATING AREA



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THIRD FLOOR ELEVATOR LOBBY



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