

# A PLACE TO ENGAGE

GRAB WHAT'S NEXT





**BIG SPACE  
IS WITHIN REACH**

- Large block of high-rise spaces
- Efficient floor plates
- Incredible city views
- True CLASS A creative space available
- Lofted space & upgraded offices
- Opportunity for private high-rise outdoor decks



# GRAB ONTO AMAZING EXTRAS

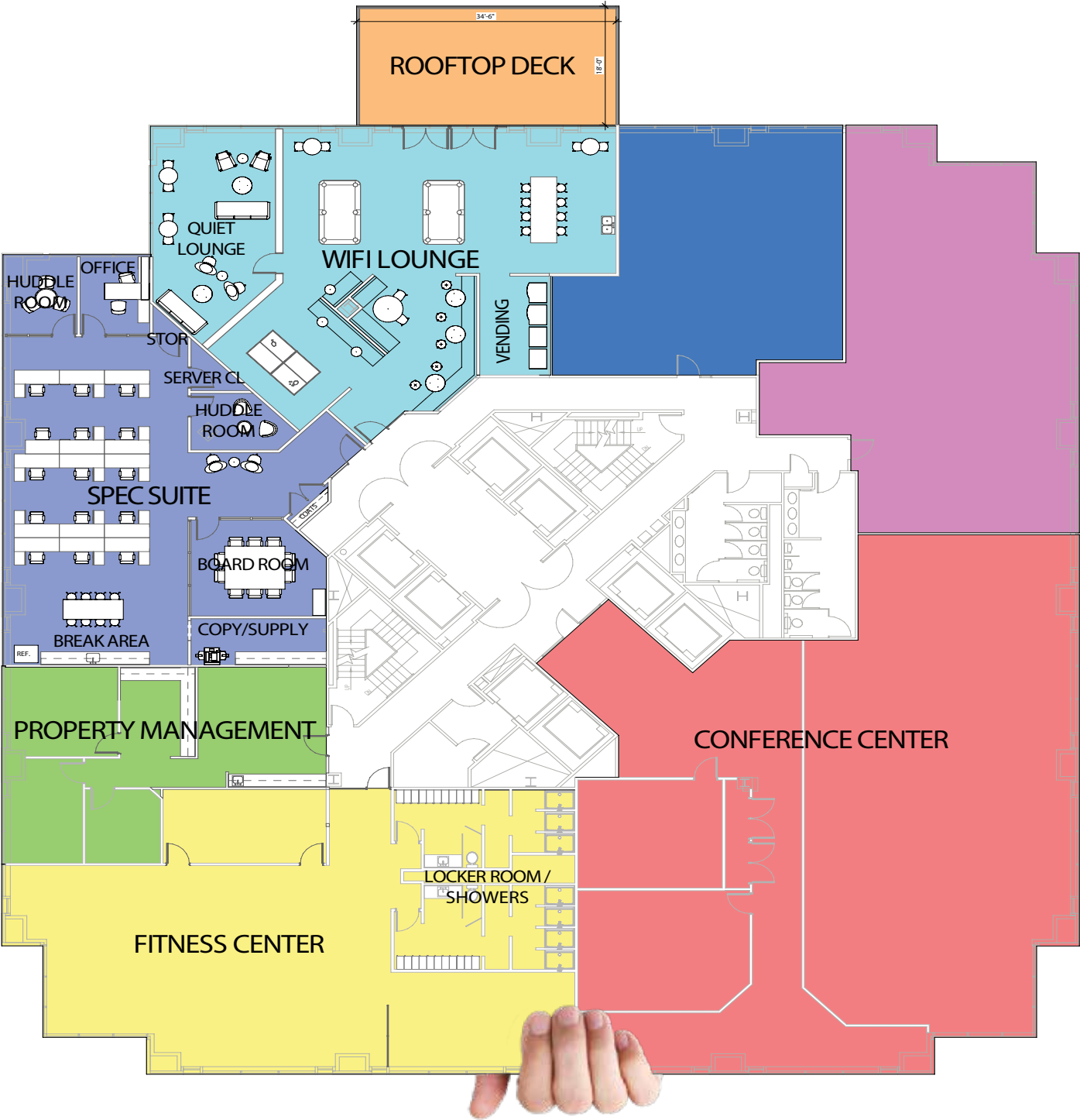
- Newly-remodeled Conference Center
- New Tenant Lounge with WiFi
- Indoor parking garage with entry directly into the building
- Quick access to BMO Harris Bank & CVS Pharmacy
- On-site property management & maintenance
- 24-7 staffed security

**PLUS+**

- Updated full amenity floor
- A completely renovated & expanded fitness center with towel service
- Exterior building signage opportunities
- Common outdoor rooftop deck
- Electric car-share at front door
- **And even more to come!**







Conference Center



Wifi Lounge



Rooftop Deck

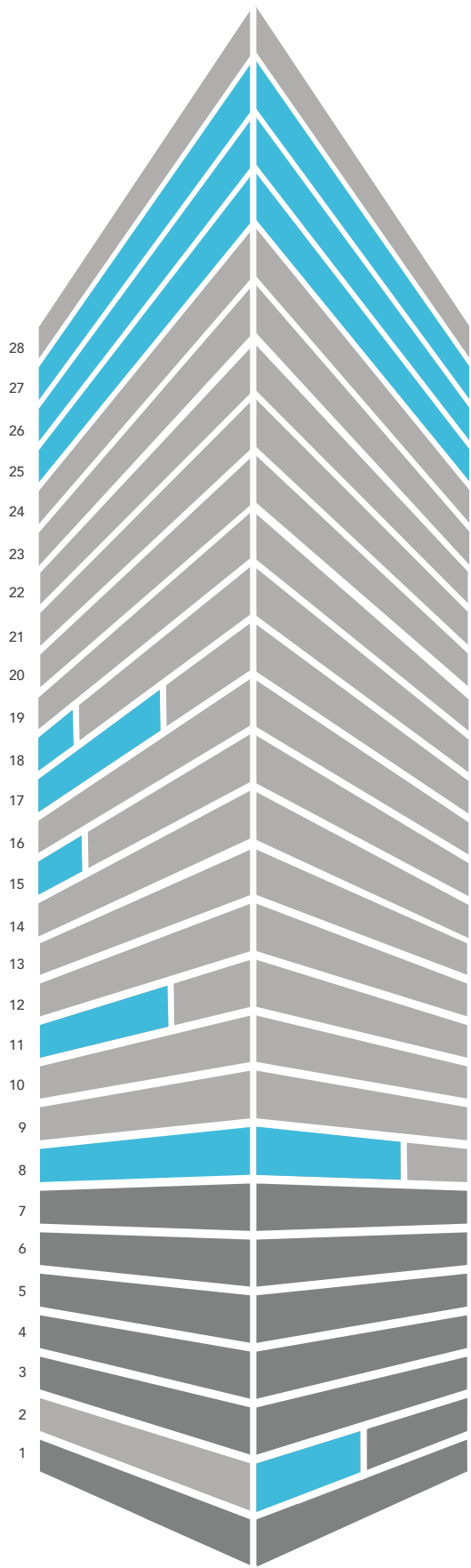
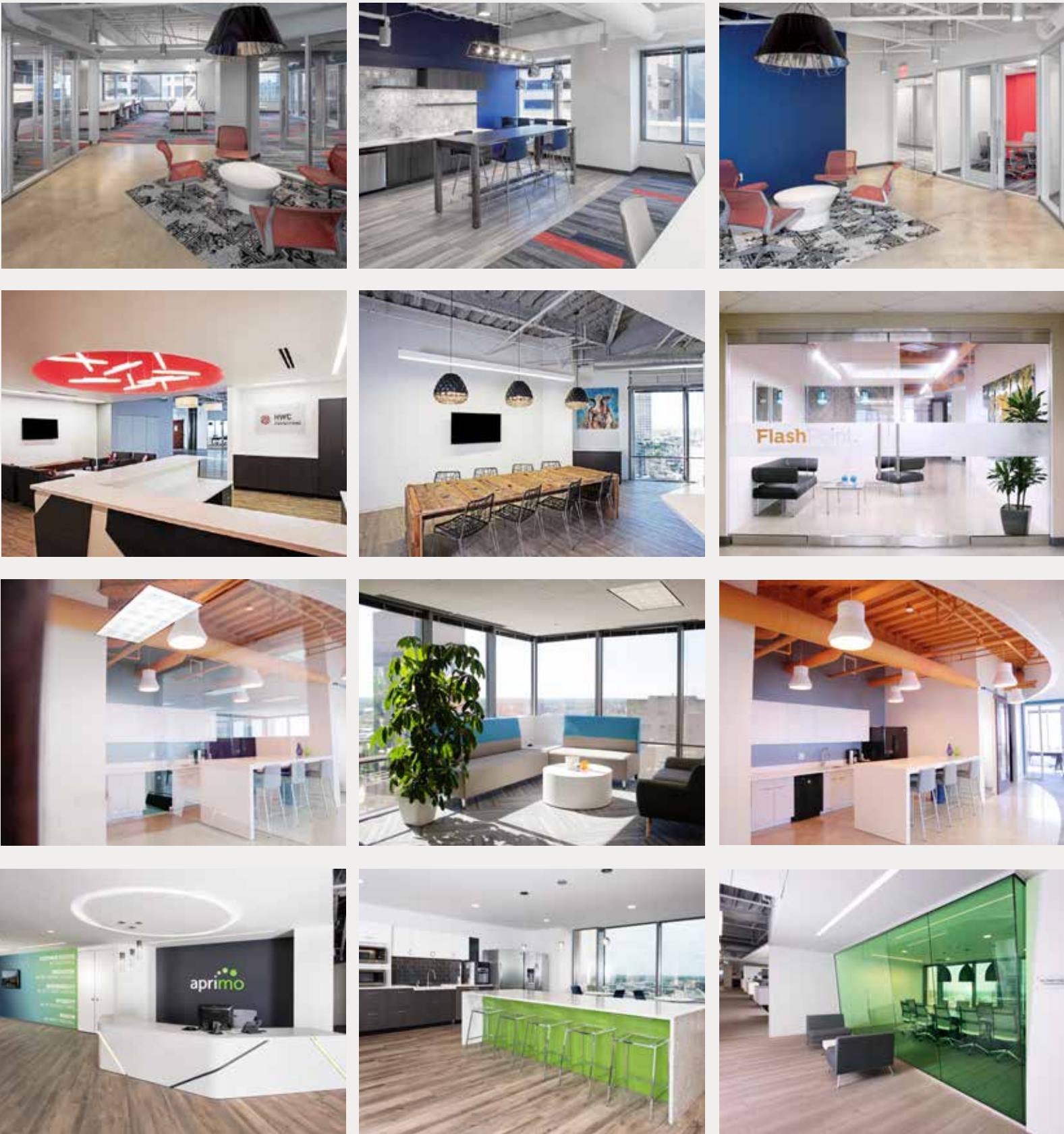


Fitness Center (locker room/showers)





Collage of Modern & Creative Spaces



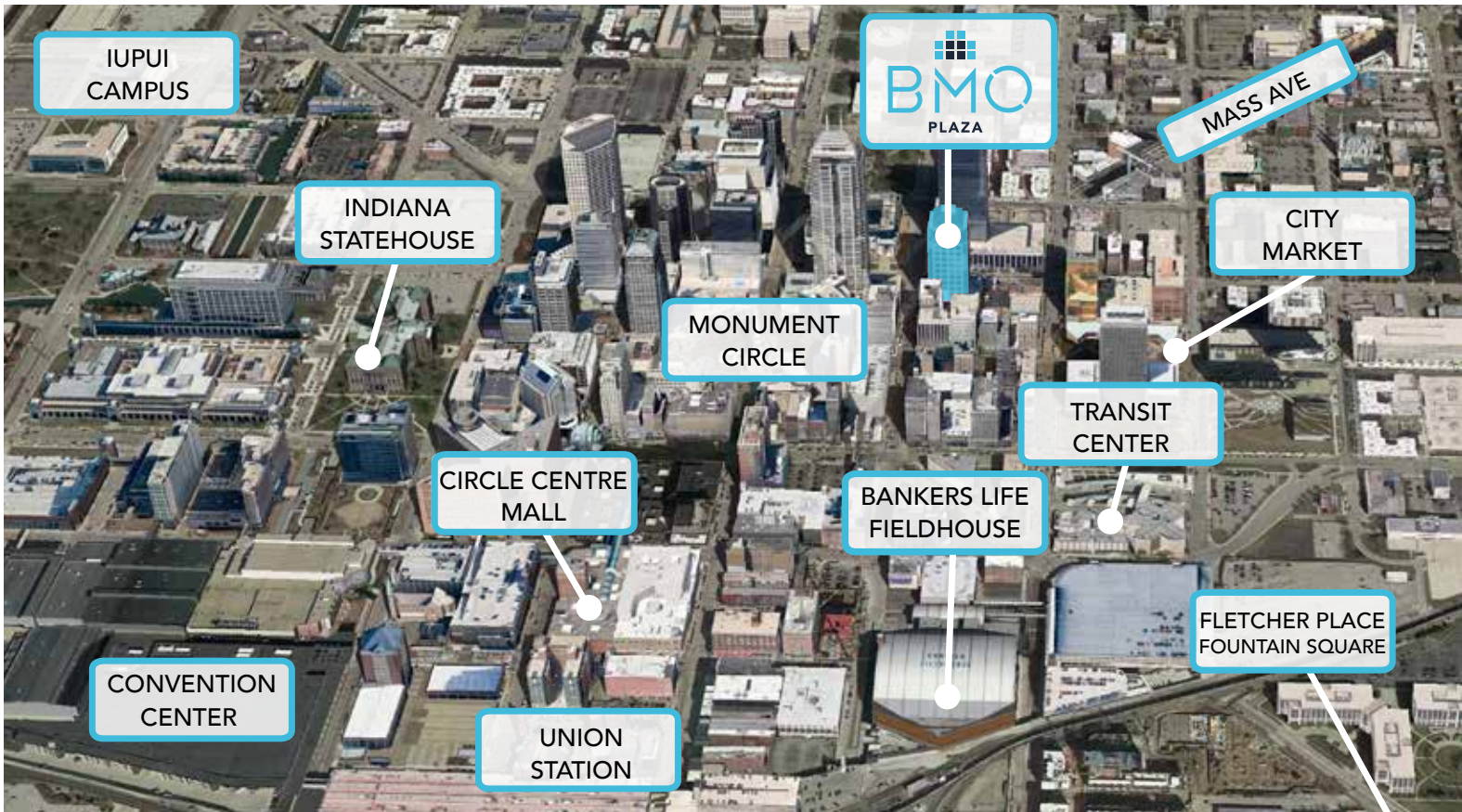
AVAILABLE SPACE

Floor	SF Available
27	17,218
26	18,481
25	18,481
18	2,184
17	7,751
15	2,918
11	8,197
8	17,857
2	2,474

- Available
- Leased
- Amenities: Conference Center, WiFi Lounge, Rooftop Deck, Fitness Center, Spec Suite, Property Management Office, Parking Garage

Amenity Floor





## A NEIGHBORHOOD OF AMENITIES & ACTIVITIES

### RETAIL

- Arts A Poppin
- Silver in the City
- Whole Foods
- J Benzal
- Global Gifts
- Stout's Footwear
- Watt's Blooming
- Three Dog Bakery
- Runners Forum
- Mass Ave Wine
- Needler's Fresh Market
- Nuture
- Tool Box Men's Supply
- Walgreens
- CVS
- Ace Hardware
- Indy Reads Books

### CULTURE

- IndyFringe
- ComedySportz Indpls
- Phoenix Theatre
- Crackers Comedy Club
- Old National Centre
- Rathskeller / Athenaeum
- Farmers Market
- The City Market
- Young Actors Theatre
- IndyHub

### FOOD & DRINK

- BRU Burger
- The Garden Table
- Louie's Wine Dive
- The Eagle
- Bakersfield
- Mesh
- Bazbeaux Pizza
- Union 50
- Ball & Biscuit
- Chatham Tap
- World of Beer
- Starbucks
- Sub Zero Nitrogen Ice Cream
- Sea Salt on Mass
- Ralston's Draft House
- Liberty Street
- Fat Dan's Deli
- Nine Irish Brothers
- Natural Born Juicers
- Goodfellas Pizzeria
- FortyFive Degrees
- Yats
- Best Chocolate in Town
- Mimi Blue Meatballs
- Black Market
- Livery
- Hedge Row



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