OFFERING SUMMARY

LEASE RATE:	$18.00 SF/yr (Full Service)
AVAILABLE SF:	369 - 4,506 SF
FULL FLOOR SIZE:	4,450 SF
BUILDING SIZE:	82,000 SF
MARKET:	Pittsburgh
SUBMARKET:	CBD

PROPERTY DESCRIPTION

SVN Three Rivers Commercial Advisors is pleased to present unique office space for lease at the Bank Tower. The building has had a flurry of leasing activity and has successfully leased 24,634 RSF since November 2018.

The Bank Tower is centrally located in the heart of the Market Square District in Downtown Pittsburgh at the corner of Fourth Avenue and Wood Street. This location provides quick and easy access to all major businesses, banking, legal and government centers, as well as mass transportation, shopping, restaurants, and coffee. Several parking garages, numerous outdoor lots, and the Wharf parking area are all within walking distance.

PROPERTY HIGHLIGHTS

- Smaller suits starting at 369 sf & Full floors available with 4,506 sf
- Abundant windows provide natural, spacious lighting throughout
- 2 Building conference rooms
- Offers a blend of world elegance and efficient unique office space
- Building security guard
- Full service leases include professional management, cleaning, and utilities
- The Bank Tower is centrally located in the heart of the Market Square District

SPACES	SPACE SIZE
SUITE 510	529 SF
SUITE 504	369 SF
SUITE 610	610 SF
SUITE 803	705 SF
FLOOR 10	376 - 1,163 SF
FLOORS 12	4,506 SF

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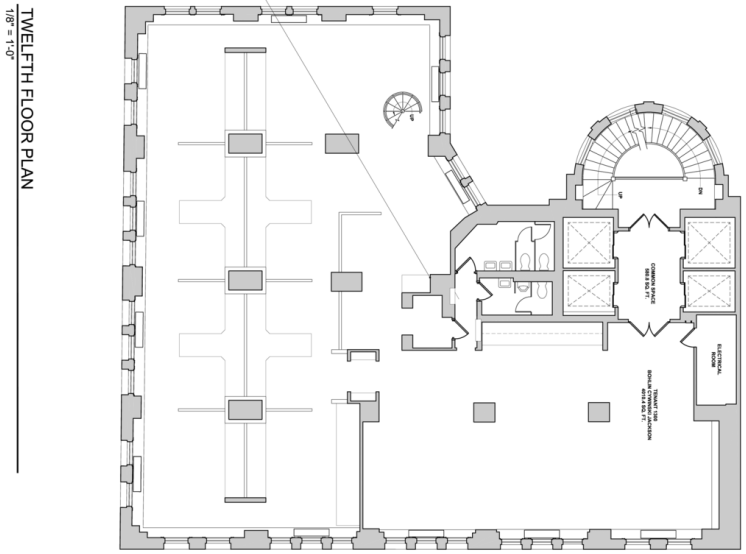
Full Floor Available:
±4,500



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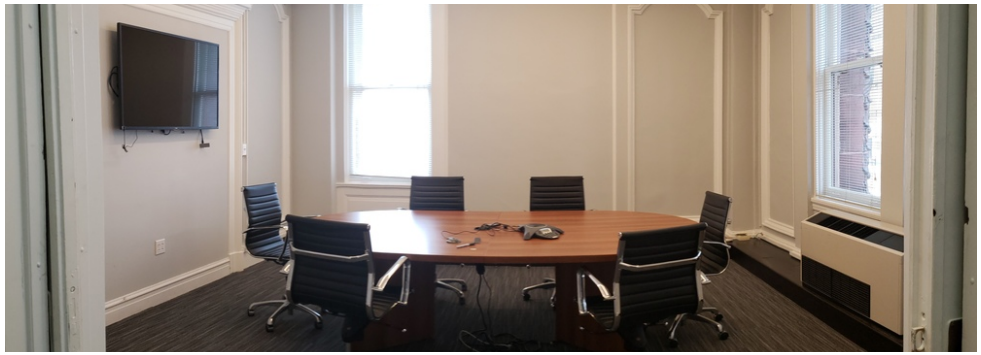

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