

SHILLITO LOFTS

A GREAT PLACE TO WORK



**TOWNE
PROPERTIES**



AT THE CORNER OF SEVENTH & RACE

- 50,519 SF of office/retail space available
- Within a few blocks of all of Downtown Cincinnati's major office buildings, restaurants, and cultural venues
- Minutes from I-71 & I-75
- On-site amenities include a fitness center with a yoga room, weights and basketball court, an atrium with collaboration & gathering areas, co-working space, and a private club room
- Multiple excellent parking options nearby
- \$17.95/rsf Gross + Utilities



SPACE PLAN IDEAS & CONCEPTS



COLLABORATION



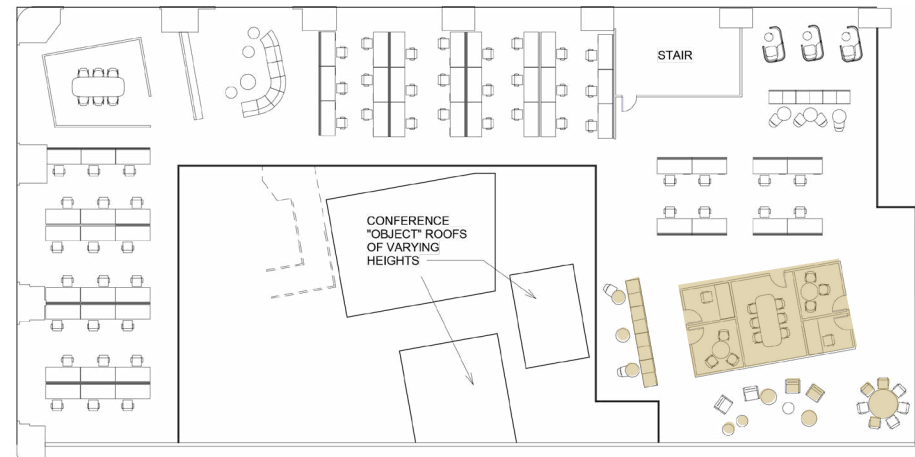
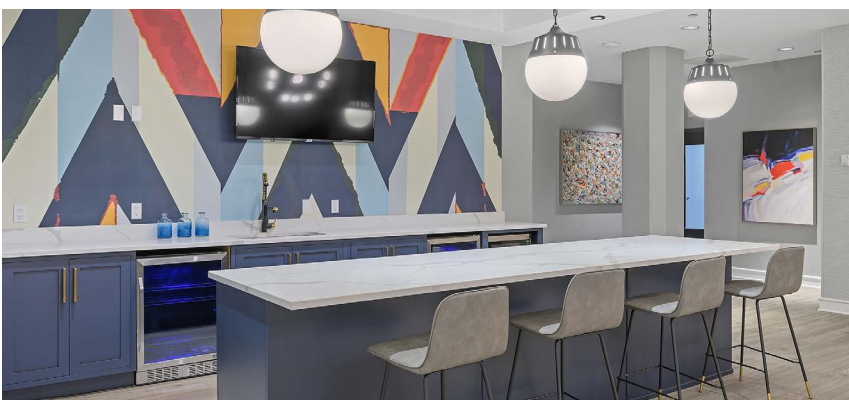
SOCIAL RECEPTION



OPEN ENVIRONMENT



LARGE CONFERENCE



BUILDING AMENITIES



PRIVATE CLUB ROOM



BIKE STORAGE & REPAIR



FITNESS CENTER & YOGA ROOM



STORAGE

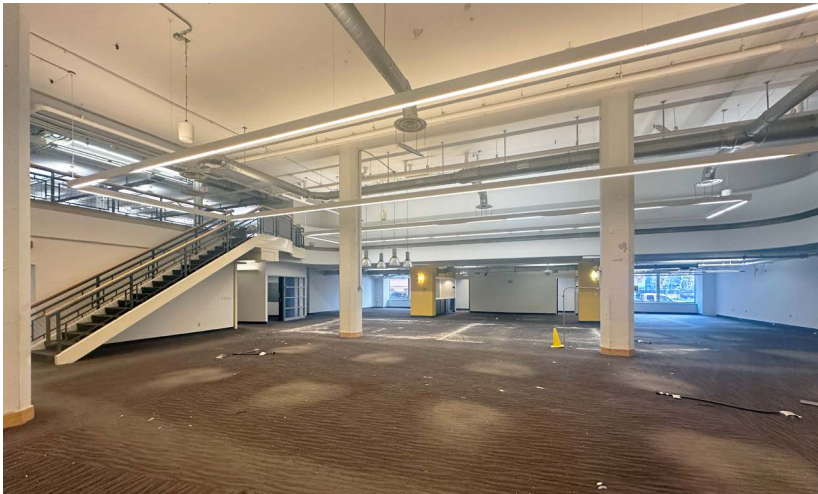
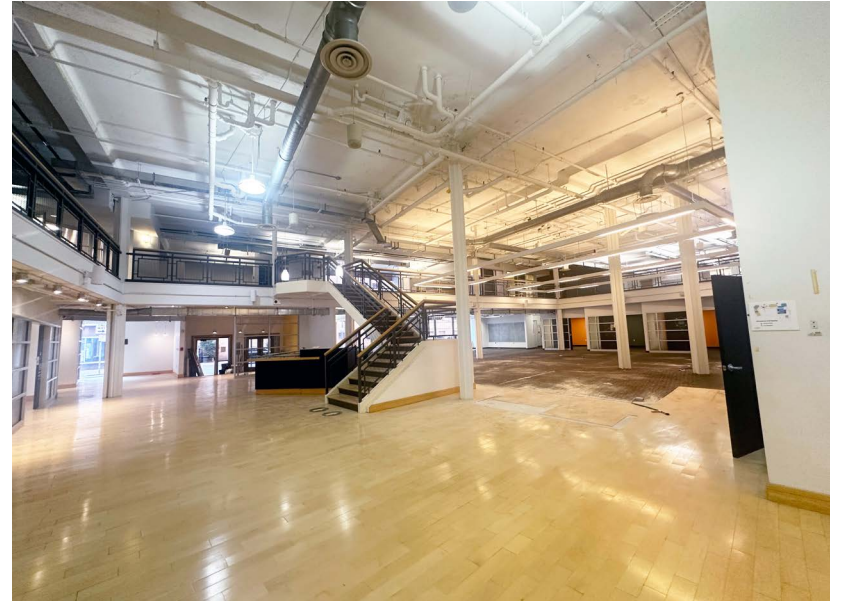


RETAIL/OFFICE OPPORTUNITY

- 7,216 SF of corner streetscape space, great for retail
- Can be demised smaller
- Facing two boutique hotels: TownePlace Suites by Marriott and Kinley Cincinnati Downtown
- Catty-corner from Butcher & Barrel restaurant and bar



FIRST FLOOR OFFICE

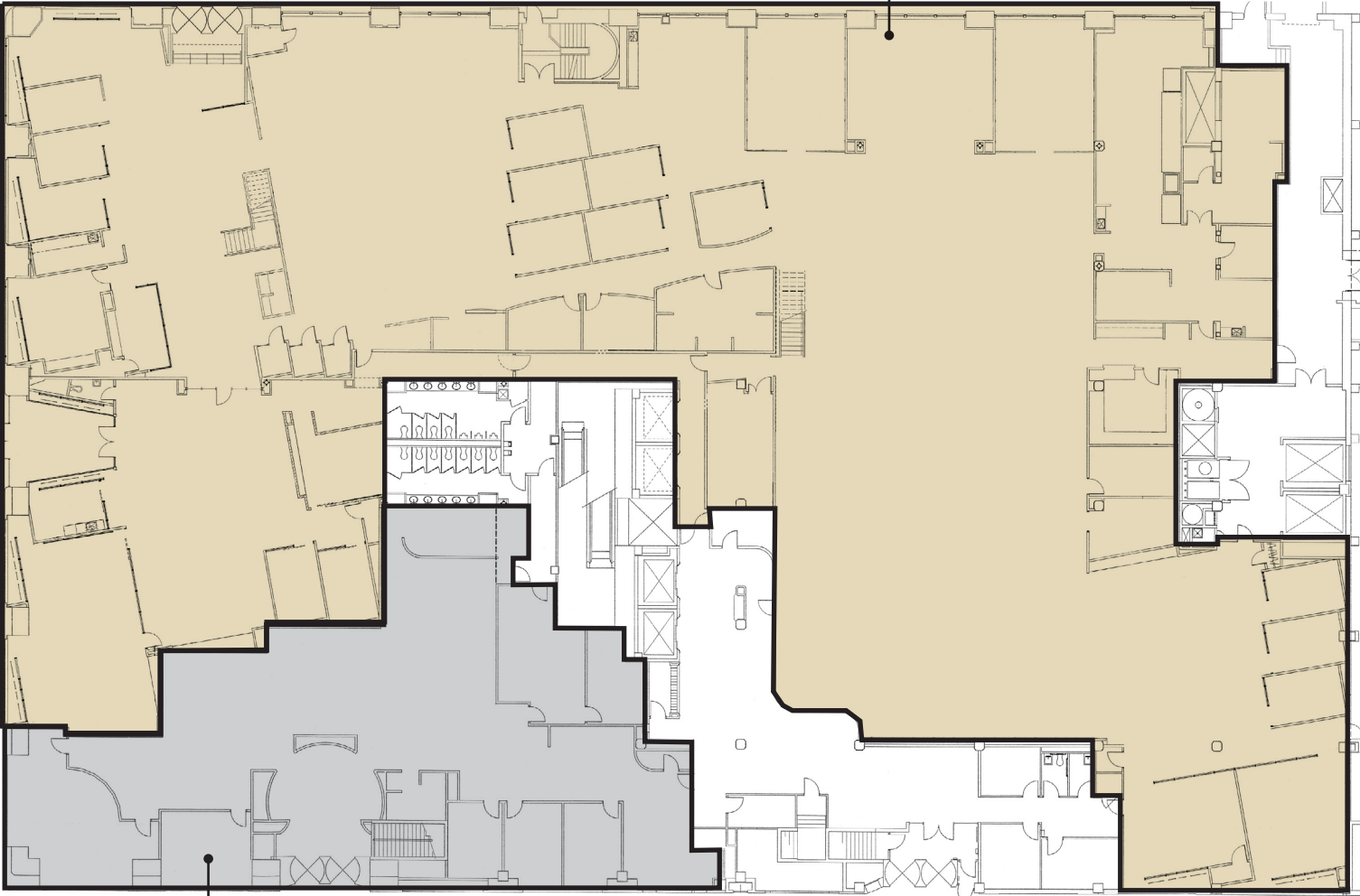


FIRST FLOOR

50,519 SF AVAILABLE



Office Space
43,303 SF



Retail/Office Space
7,216 SF

CINCINNATI ATTRACTIONS

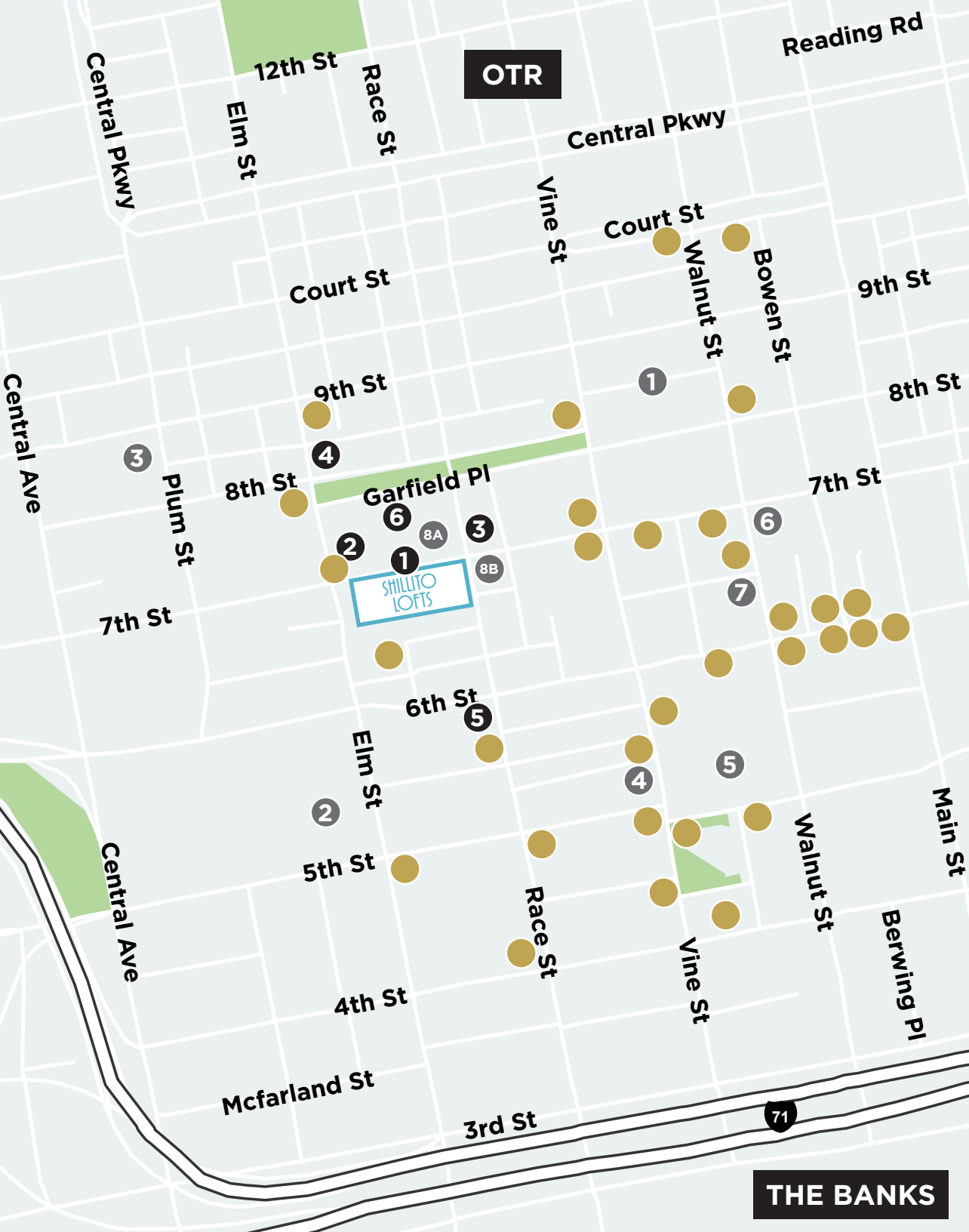
Shillito Lofts is located within five blocks of many attractions, residential properties and restaurants.

- Attractions
 1. Cincinnati & Hamilton County Public Library
 2. The Duke Energy Convention Center
 3. Cincinnati City Hall
 4. The Foundry
 5. Fountain Square
 6. The Aronoff Center for the Arts
 7. 21C Hotel and the Contemporary Art Museum
 8. Two boutique hotels
 - 8A. TownePlace Suites by Marriott
 - 8B. Kinley

- Residential Properties
 1. The Shillito Lofts (in building above office space)
 2. The Gramercy on Garfield
 3. Groton Lofts
 4. Greenwich on the Park
 5. Sixth & Race Apartments
 6. Garfield Tower

● Restaurants

Quickly linked to all points in the Cincinnati Business District between The Banks and OTR via the Streetcar (2 blocks away).





**FOR OFFICE SPACE
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**SHILLITO
LOFTS**

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