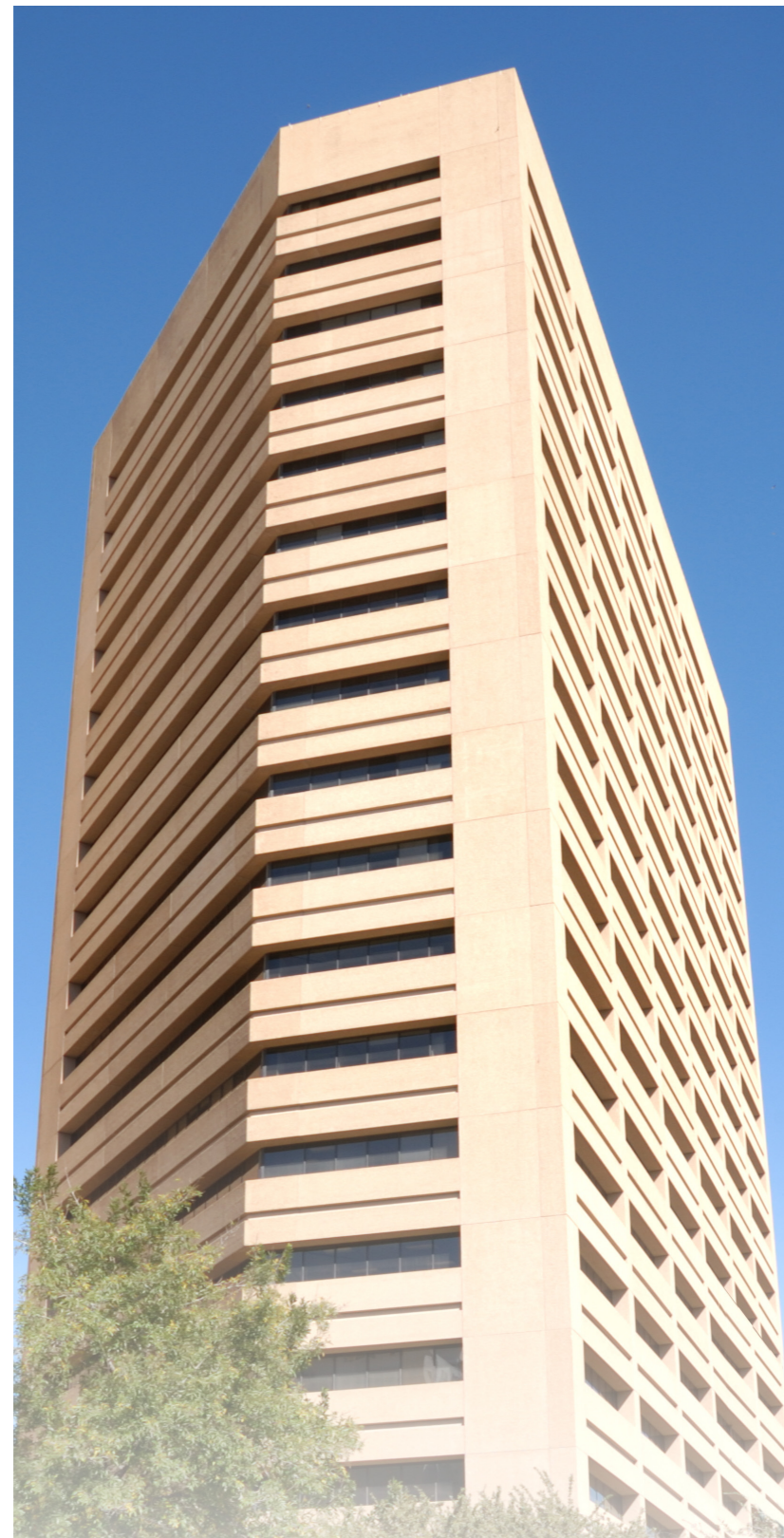




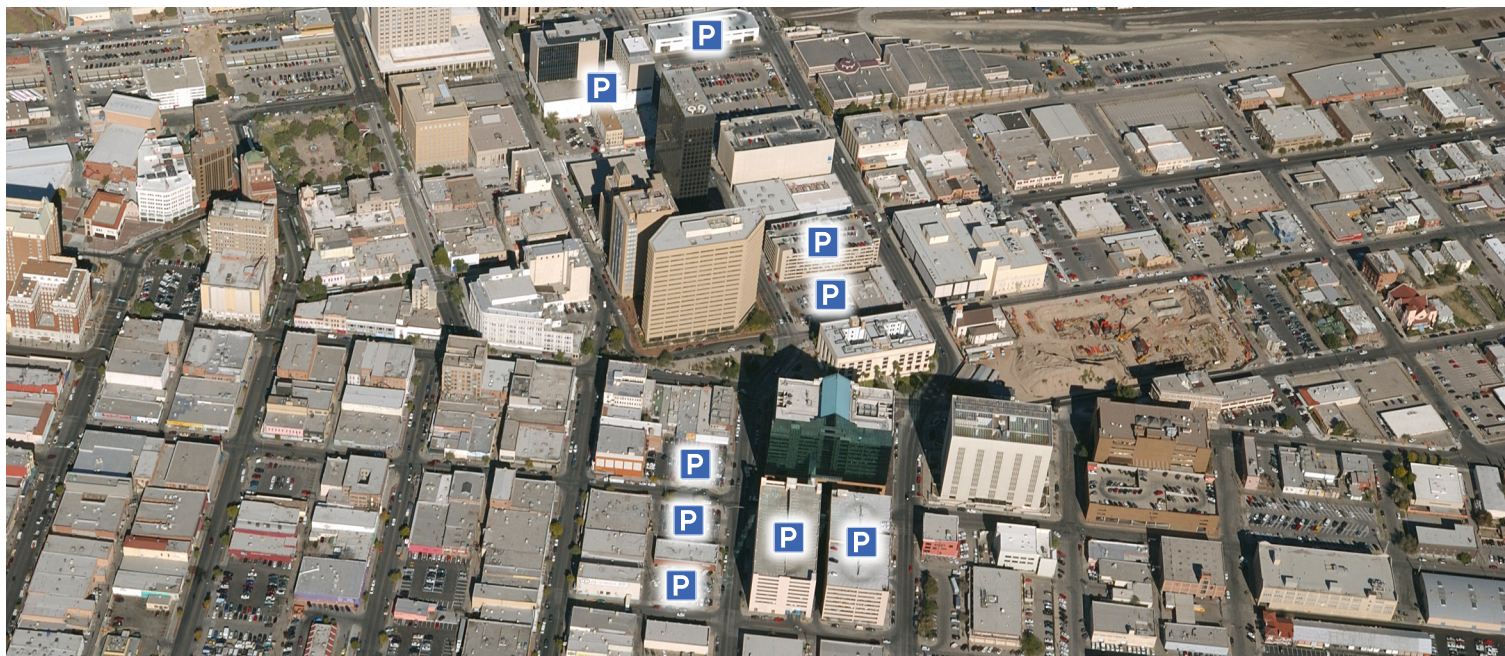
For more information please contact Terri Porsberg or Laura Pople at 915-241-6684



## 100 STANTON TOWER

PREMIER DOWNTOWN  
OFFICES





# 100 STANTON TOWER

If El Paso has a first class office building, it is 100 Stanton Tower, located in downtown El Paso, Texas. Stanton Tower is the largest office building in the El Paso market with 379,000 rentable square feet on eighteen floors and per floor has the largest floor area, approximately 20,000 rentable square feet.

Among the features which stand out for Stanton Tower is a security guard on site 24/7. Additionally, an Interguard card access system controls access to the building, the elevators and access from the upper floor elevator lobbies to the floors.

In terms of life safety features, Stanton Tower has a wet fire sprinkler system installed throughout the building and has a fire detection system. In case of a power failure, Stanton Tower has three backup diesel powered generators which assure that fire hose pumps, elevators

and chillers and water circulating pumps continue function thus providing additional fire protection, floor to floor transportation and air conditioning.

The building has an efficient air conditioning system which is controlled by a Metasys system. The air conditioning is supplied by three chillers and two low pressure boilers which provide chilled and hot water through a four pipe system to a minimum of fourteen VAV distribution boxes on each floor. With the above system you have real control over the temperatures in your office space and there is plenty of redundancy

Should you wish to vary the location of power outlets in your office or run additional communication or data cabling in your office, the 100 psf live load concrete floor in your office overlays a ducted metal deck through which the wiring and cabling may be run. Almost no buildings in the El Paso market provide this feature.

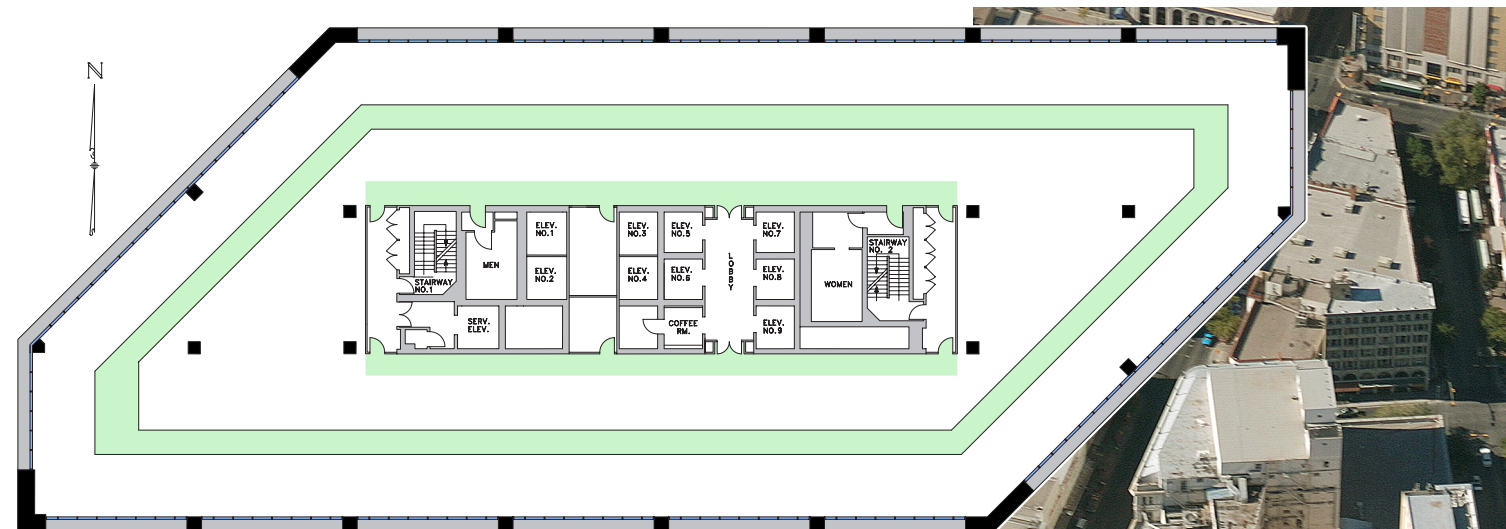
Vertical transportation is provided by nine electronically controlled passenger elevators and a dedicated 5,000 pound capacity freight elevator. The freight elevator serves each floor from a large truck accessible freight loading area in the basement. A dedicated freight elevator is a real convenience and assures that your client arrive at their selected floor in a first class manner every time.



For your communication needs, every substantial communications carrier has service to the main communications room located in the basement. The carriers include AT&T, Sprint, Time Warner Cable, TW Telecom & Verizon. The services are fiber optic as well as copper.

A variety of privately owned parking garages and surface lots as well as government owned garages in the vicinity of the building offer a variety of rates and parking plans for your employees and clients.

If there is a first class building in the market this is it. We welcome the opportunity to show the building and discuss your needs at your convenience.



## FEATURES

- 379,000 Rentable Square Feet
- Eighteen stories
- Approximately 20,000 square foot floors which may be subdivided
- The floors in the building are concrete with a 100 psf live load bearing capacity poured over a ducted metal deck which provides for multiple runs of electrical, communication and data cables within the floor structure
- Every substantial communication carrier has service to the building.
- Chilled water and hot water four pipe air conditioning serving a minimum of fourteen VAV boxes on each floor. To enhance the efficiency of the air conditioning the compressors are controlled by Metasys system.
- A wet fire sprinkler system is installed throughout the building
- Nine passenger electronically controlled elevators which are ADA compliant and one 5,000 pound capacity freight elevator
- Back up generators for life safety systems such as fire hose pumps, elevators, and chillers and water circulating pumps
- Security guard on site twenty four hours per day seven days a week
- Interguard card access system which basically controls access to the building, the elevators, and then access from the elevator lobbies on each floor to the floor
- There are a variety of privately owned parking garages and surface lots as well as government owned garages in the vicinity which provide parking for the building

