



2800
TOWER

PHOENIX

2800 N CENTRAL AVENUE | PHOENIX, AZ

EVERYTHING YOU NEED. ALL RIGHT HERE AT 2800 TOWER.

2800 N CENTRAL AVENUE | PHOENIX, AZ

sre.co

**LEE &
ASSOCIATES**
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THE AMENITIES

FITNESS CENTER

CC'S RESTAURANT AND BAR

TENANT LOUNGE & CONFERENCE CENTER

OUTDOOR PARK WITH LAVISHLY LANDSCAPED PLAZA

BALCONIES ON UPPER FLOORS

WELLSPACE™ INITIATIVE

360 VIEWS OF PHOENIX SKYLINE

ONSITE MANAGEMENT & ENGINEERING BY GAEDEKE GROUP

24/7 KEY CARD ACCESS

6-STORY CONNECTED PARKING GARAGE



WELLSPACE™

Leading a new wave of wellness



BREATH OF
FRESH AIR



CONTINUOUS
SANITIZATION



COLLABORATIVE
DISTANCING



Fitwel®
Viral Response
Certified

WELLNESS FROM
EVERY ANGLE

COMMITTING TO WELLNESS

The wellbeing of our customers has always been paramount. We have led the industry in innovation for the past 25 years and are leading a new wave of wellness.

AWARDED FITWEL VIRAL RESPONSE CERTIFICATION - 2800 Tower is one of the first U.S. properties to achieve Fitwel Viral Response certification. Fitwel is the world's leading third-party healthy building certification system operated by the Center for Active Design (CfAD) and sets the industry standard for evidence-based strategies that promote positive health outcomes for building occupants and communities. The program was originally created by the U.S. Centers for Disease Control and Prevention and U.S. General Services Administration.

GPS FC-48 IONIZATION AIR PURIFICATION SYSTEM - GPS FC-48 ionization air purification system installed in the air handling units of the 5th, 6th, 20th and 21st floors, as well as the lobby, amenity floor and Edgemont Cafe. The system creates an ion charge designed to disrupt the surface proteins of viruses rendering them inactive.

ELEVATOR UPGRADES - Circulating fans replaced with sterilization and purification fans with built-in negative ion generator and UV-C lamp. UV-C lamp destroys molecular structure of bacteria and viruses. Test results show a purification efficiency and disinfection rate of up to 99%.

OUTSIDE AIR - We are optimizing fresh air intake into the building by actively monitoring the HVAC system in accordance with ASHRAE and CDC guidelines.







SPEC SUITES

2800 TOWER HAS BRAND NEW SPEC SUITES THAT ARE COMPLETELY
MOVE-IN READY, RANGING FROM 1,495 SF UP TO 5,406 SF.

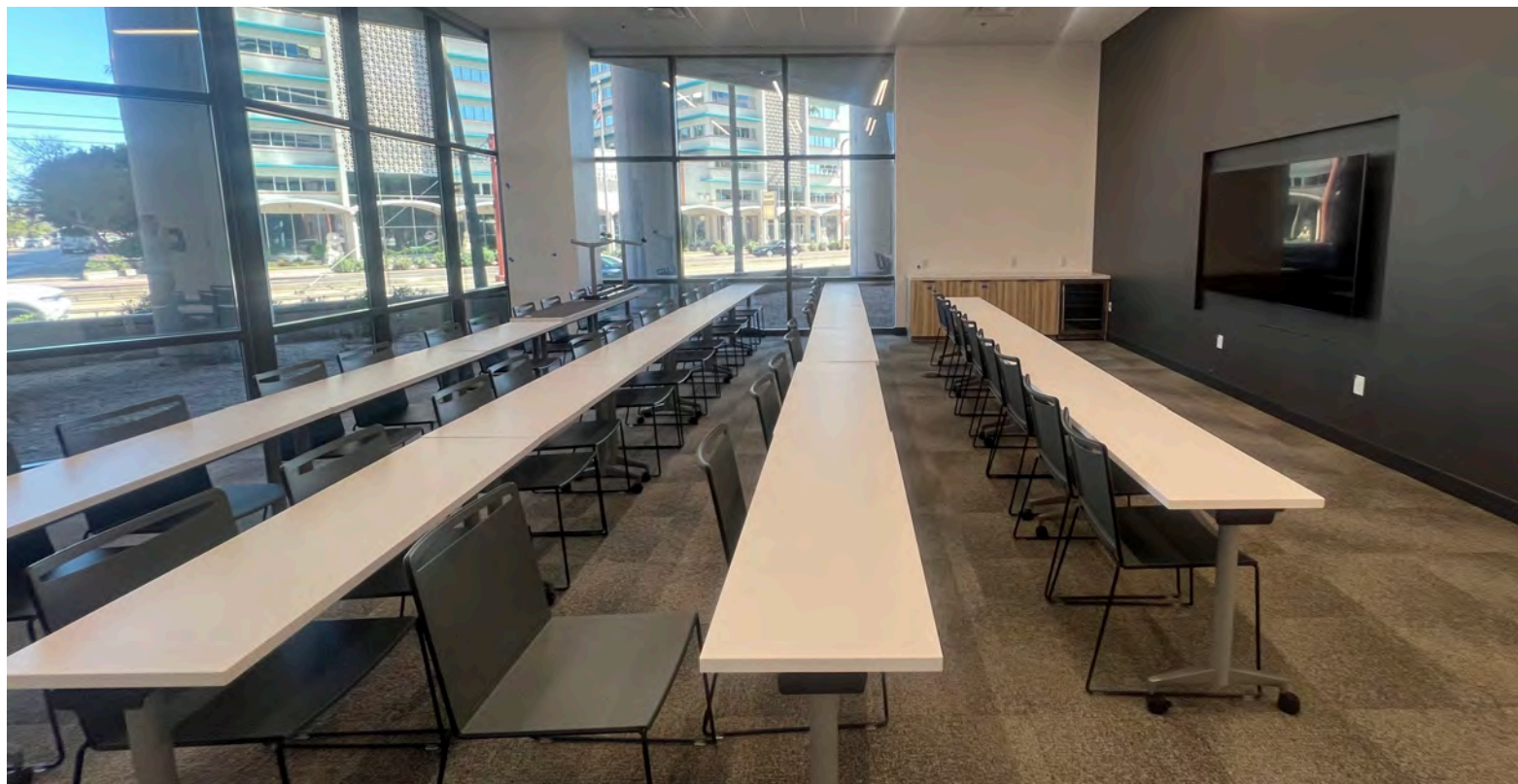
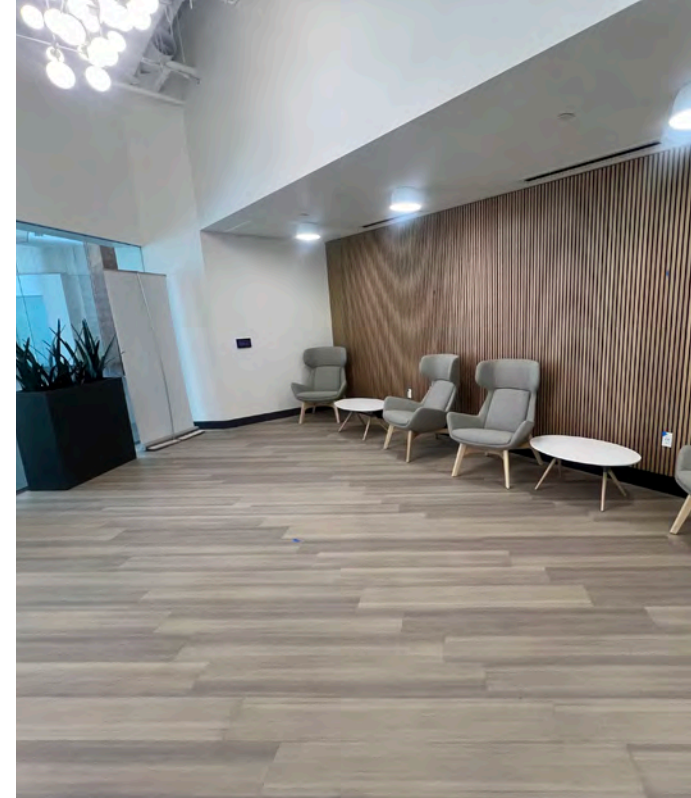


RENOVATED LOBBY

THE RENOVATED LOBBY WELCOMES GUESTS TO ONE OF THE MOST
PRESTIGIOUS HIGH-RISE OFFICE BUILDINGS IN PHOENIX:

A 21-STORY CLASS A, 370,736 RSF BUILDING.



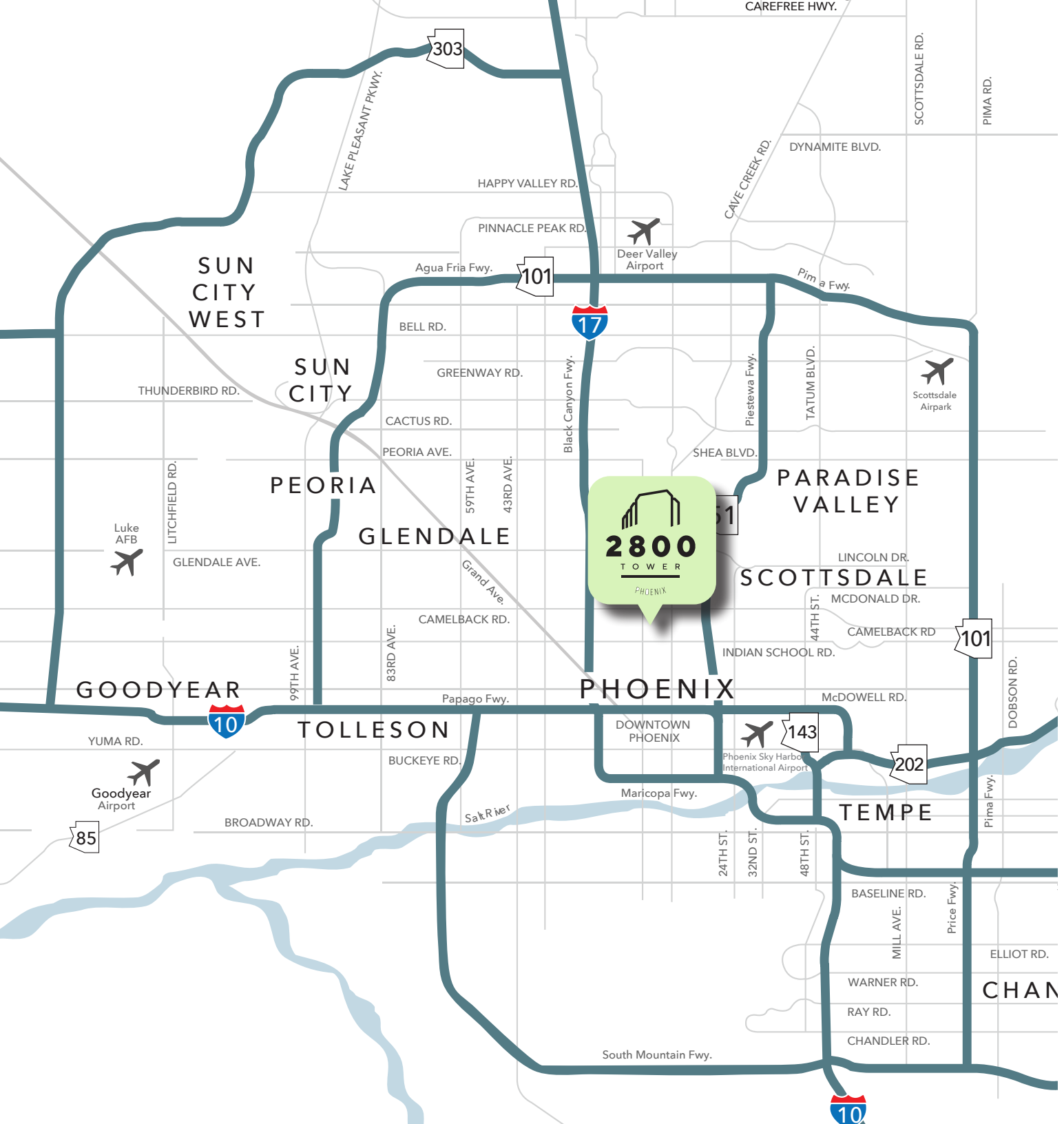




UPDATED COMMON AREAS

THE NEW TENANT LOUNGE BOASTS MODERNIZED FURNITURE,
A LARGE SCREEN TV AND STUNNING FLOOR-TO-CEILING
GLASS WINDOWS.

THE UPDATED CONFERENCE CENTER NOW ACCOMMODATES
40+ SEATS AND FEATURES SLEEK GLASS WINDOWS,
FLAT-SCREEN TV AND A CONVENIENT REFRESHMENT STATION.



LOCATION

LOCATED ON CENTRAL AVENUE JUST SOUTH OF THOMAS, 2800 TOWER IS IN THE HEART OF IT ALL.

THIS PROPERTY PROVIDES ACCESS TO COUNTLESS AMENITIES, CONVENIENT TRANSPORTATION, AND AN EXCITING NIGHTLIFE.

CONVENIENCE & ACCESSIBILITY

±1 MILE

FROM I-10

1 BLOCK

FROM LIGHT RAIL

±5 MILES

FROM PHOENIX SKY
HARBOR

5,726

APARTMENTS
WITHIN 1.5 MILES

75

DINING OPTIONS
WITHIN 1 MILE

80

WALKABILITY
SCORE

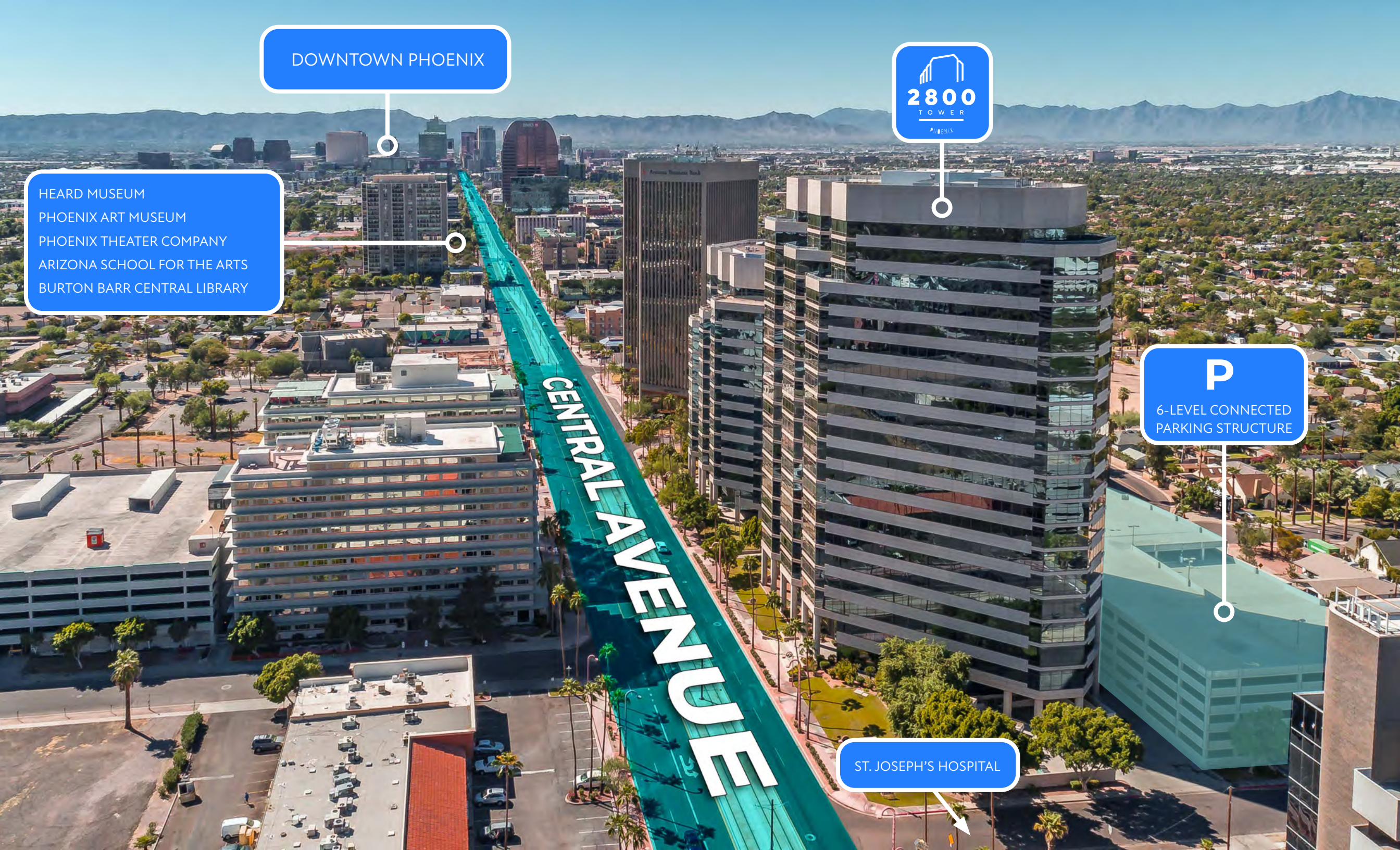
DOWNTOWN PHOENIX

2800
TOWER
#PHOENIX

HEARD MUSEUM
PHOENIX ART MUSEUM
PHOENIX THEATER COMPANY
ARIZONA SCHOOL FOR THE ARTS
BURTON BARR CENTRAL LIBRARY

P
6-LEVEL CONNECTED
PARKING STRUCTURE

ST. JOSEPH'S HOSPITAL



DINING & DRINKS



HOTELS



ENTERTAINMENT



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