



SAWYER POINT
BUILDING

720 EAST PETE ROSE WAY | CINCINNATI, OH 45202

SAWYER POINT BUILDING

182,721 RSF Class A building with garage and surface parking located on the edge of Cincinnati's CBD.

- *Asking \$13.95 /SF Net + \$10.42 /SF OpEx*
- *Suites ranging from 6,786 – 33,476 RSF*
- *63,321 Total Available RSF*



Highlights

- **Expansive, Sky-Lit Atrium** accommodating up to 260 guests, ideal for receptions, gatherings, and large-scale events
- **Rooftop Terrace & Activity Space** offering versatile indoor-outdoor options with scenic views
- **State-of-the-Art Fitness Center** featuring modern equipment, private lockers, and full shower facilities
- **Dedicated Conference Center** with seating for up to 150 attendees, perfect for meetings, trainings, and presentations
- **Complimentary Visitor Parking** for added convenience
- **Prime Location Across from Sawyer Point Park & Yeatman's Cove Park**, providing access to pickleball, tennis, volleyball, walking paths, and year-round special events
- **Complimentary Wi-Fi** available throughout the building atrium and rooftop terrace
- **Highly Accessible Location** with quick, direct access to all major interstates



Dedicated freight elevator



EV chargers



Grab n' Go café (Sawyer Point Market)



On-site management



Low-cost and free parking with access to 500+ surface & garage spaces





LOBBY



ROOFTOP TERRACE

SAWYER POINT BUILDING



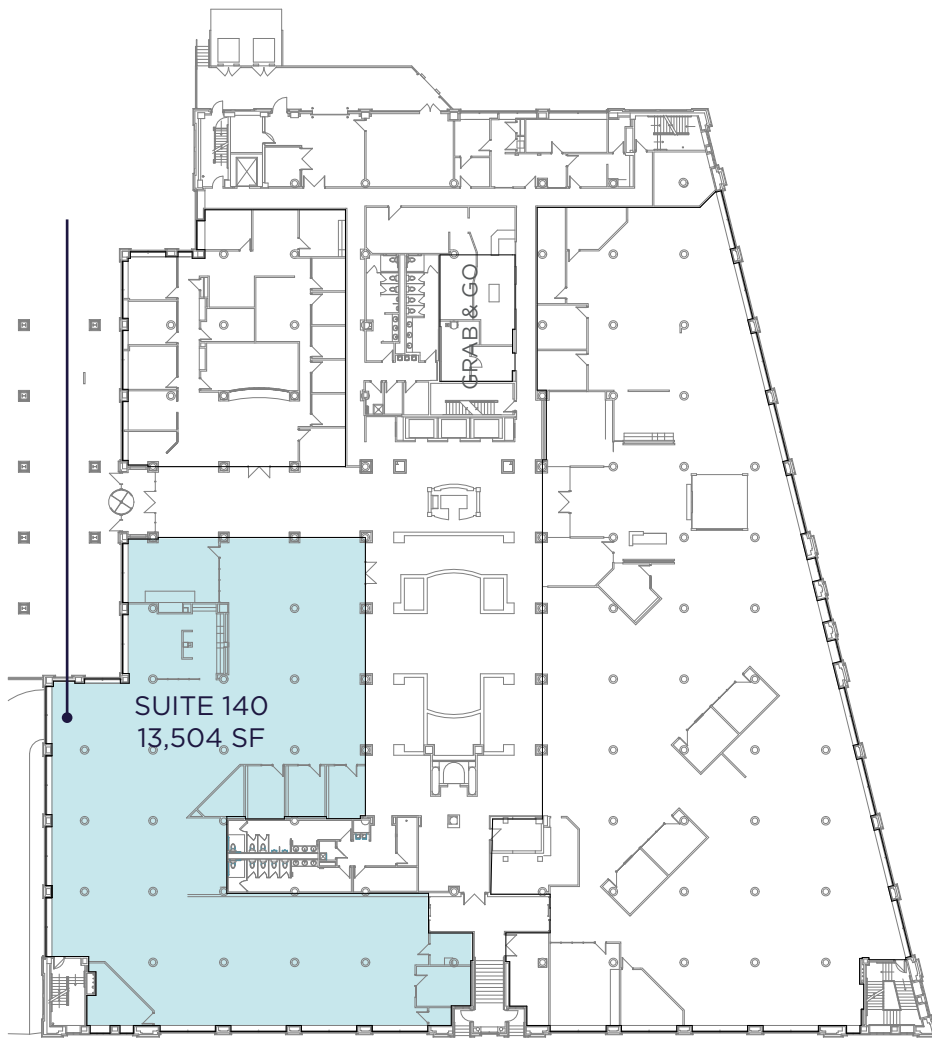
CONFERENCE CENTER



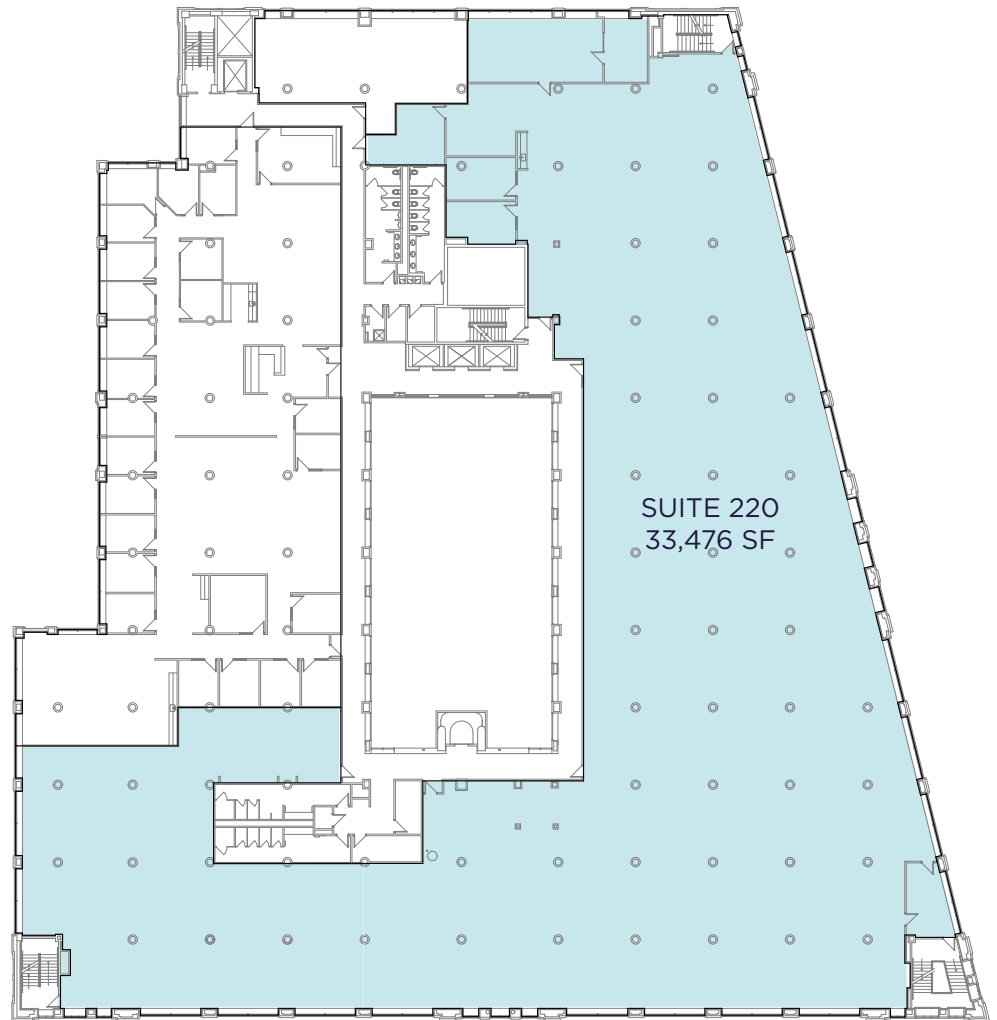
FITNESS CENTER

Floorplans

FLOOR 1

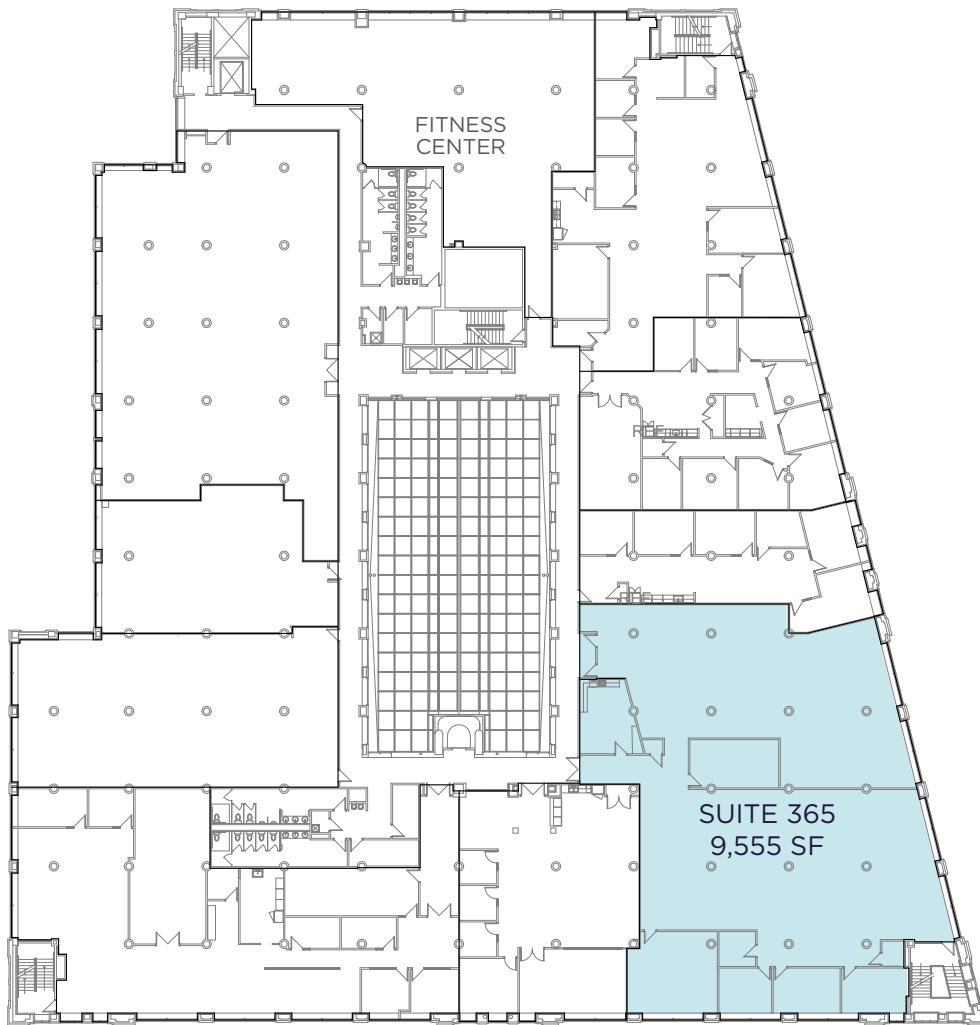


FLOOR 2

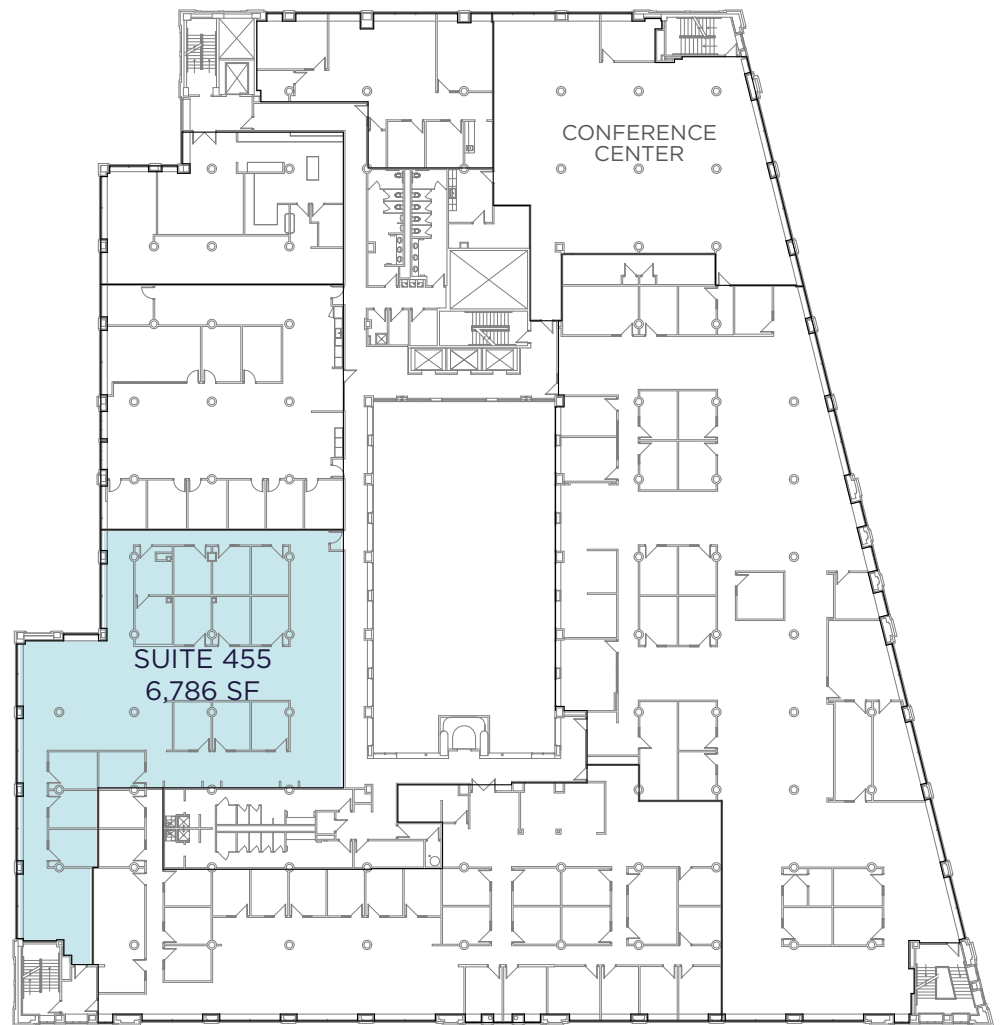


Floorplans

FLOOR 3



FLOOR 4



Location

TENANT PARKING OPTIONS

- P1** Garage - 1:1,000 RSF *reserved*
 - Additional \$110 /month per space
- P2** West Lot - 1.5:1,000 RSF *unreserved*
 - Additional \$70 /month per space
- P3** East Lots - 2:1,000 RSF *unreserved*
 - Additional \$55 /month per space

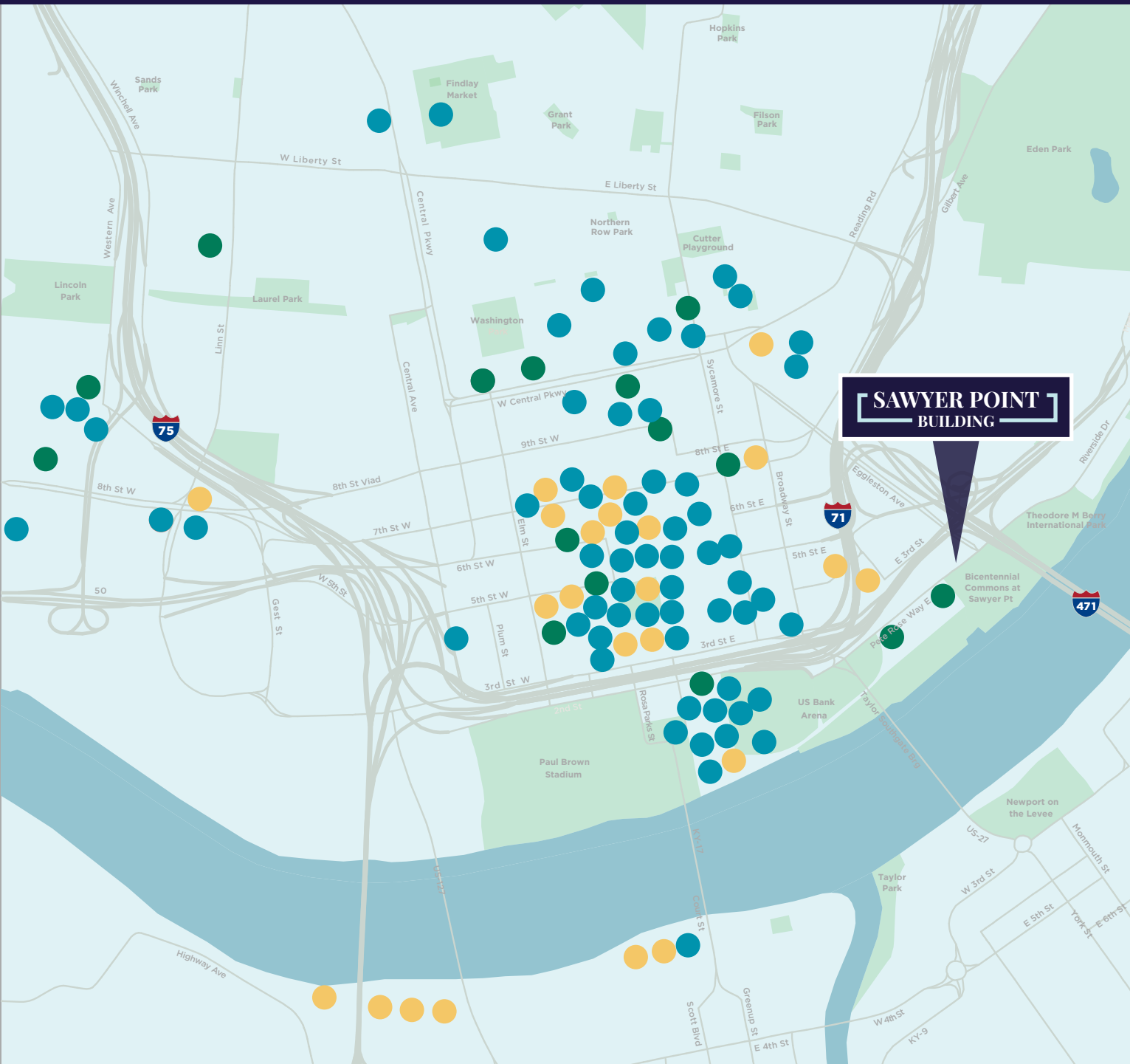
ADDITIONAL PARKING OPTIONS

- P4** Eggleston Garage - 235 spaces
 - \$100 /month per space
- P5** L&N Loop Lot - 164 spaces
 - \$90 /month per space
- P6** 5th & Eggleston Lot - 235 spaces
 - \$100 /month per space

SAWYER POINT PARK
& YEATMANS COVE

SAWYER POINT
BUILDING

MT. ADAMS



64 EAT

23 STAY

13 LIVE

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