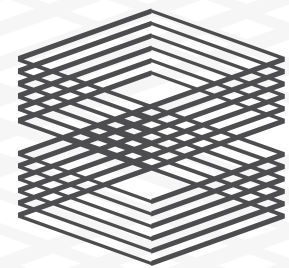


1201 F STREET

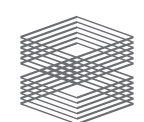
CONCEPTUAL RENDERINGS & PROPOSED RENOVATIONS



TISHMAN SPEYER

1201 F STREET

CONCEPTUAL AND NOT REFLECTIVE OF EXISTING CONDITIONS



TISHMAN SPEYER

CONCEPTUAL RENDERING OF 3RD FLOOR

1201 F STREET

CONCEPTUAL AND NOT REFLECTIVE OF EXISTING CONDITIONS

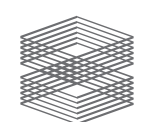


TISHMAN SPEYER

CONCEPTUAL RENDERINGS OF CONNECTION BETWEEN 2ND & 3RD FLOORS

1201 F STREET

CONCEPTUAL AND NOT REFLECTIVE OF EXISTING CONDITIONS



TISHMAN SPEYER

CONCEPTUAL RENDERINGS OF 3RD FLOOR PRIVATE TERRACE

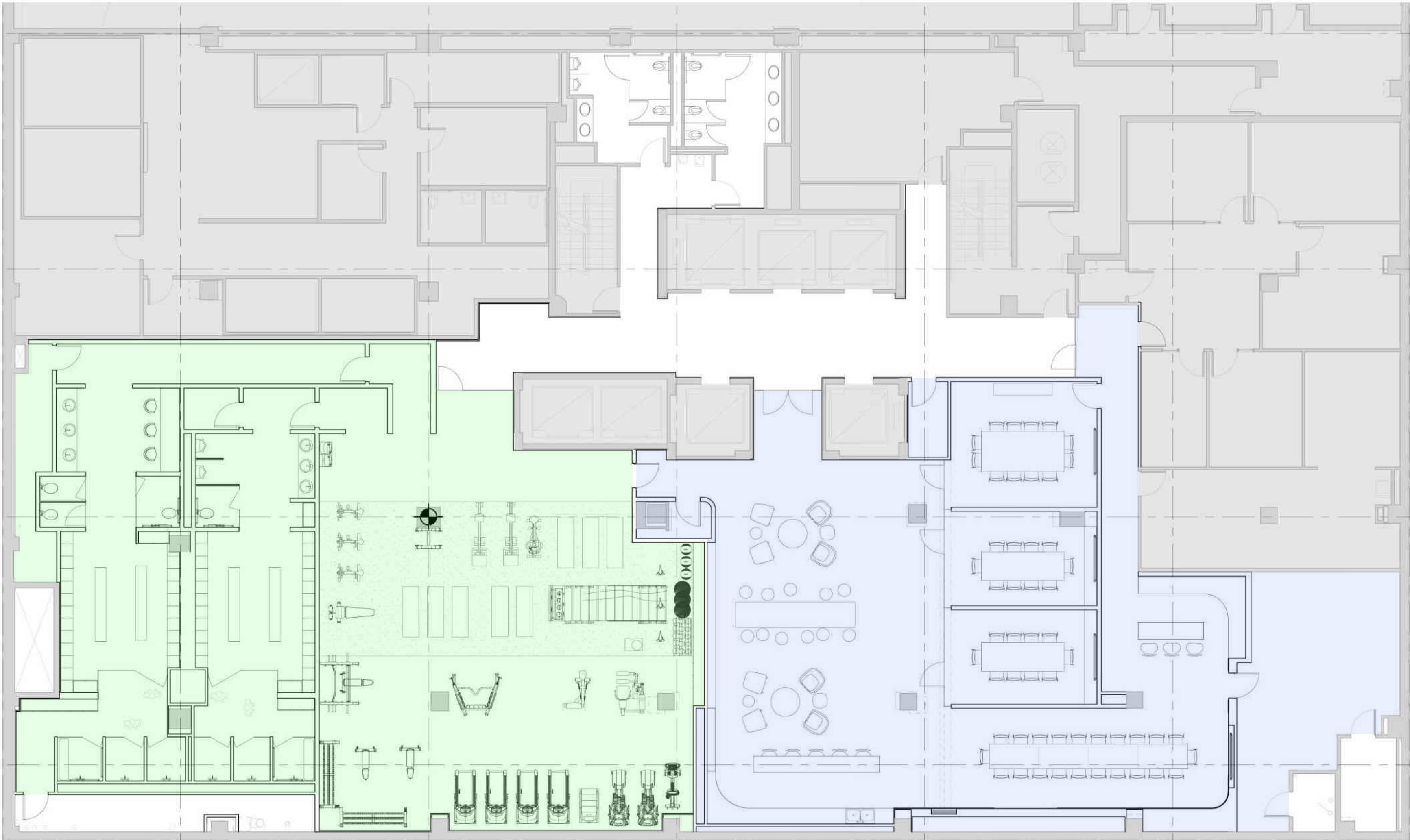
PROPOSED BUILDING RENOVATIONS

- **NEW** Fitness Center
- **NEW** Conference Center
- **NEW** Tenant Lounge
- **NEW** Bike Storage Facility
- **Minor upgrades** to the Rooftop Deck

PROPOSED DELIVERY
Q2 to Q3
2021

1201 F STREET

STILL UNDER REVIEW BY OWNERSHIP

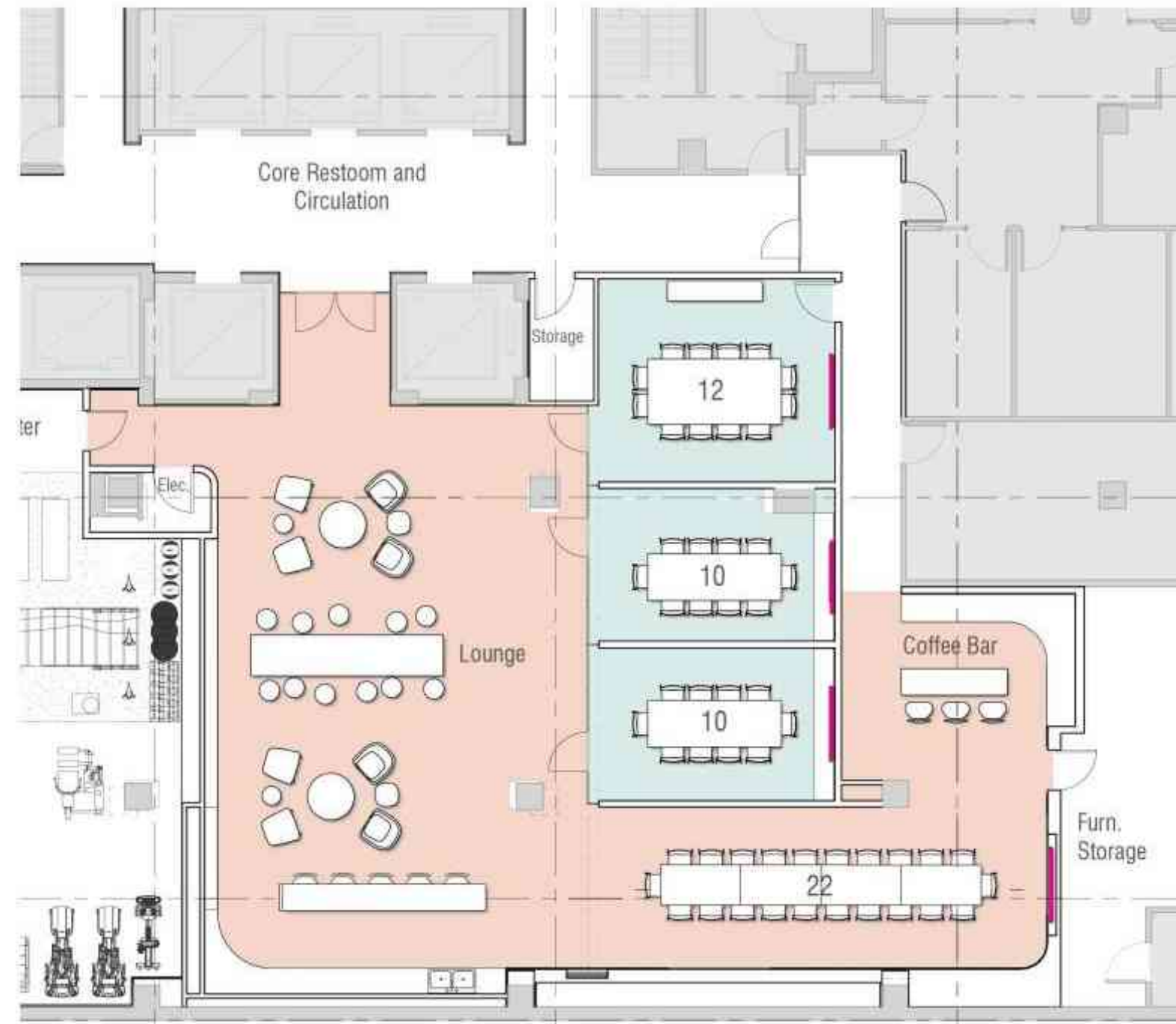


FITNESS CENTER

LOUNGE & CONFERENCE CENTER

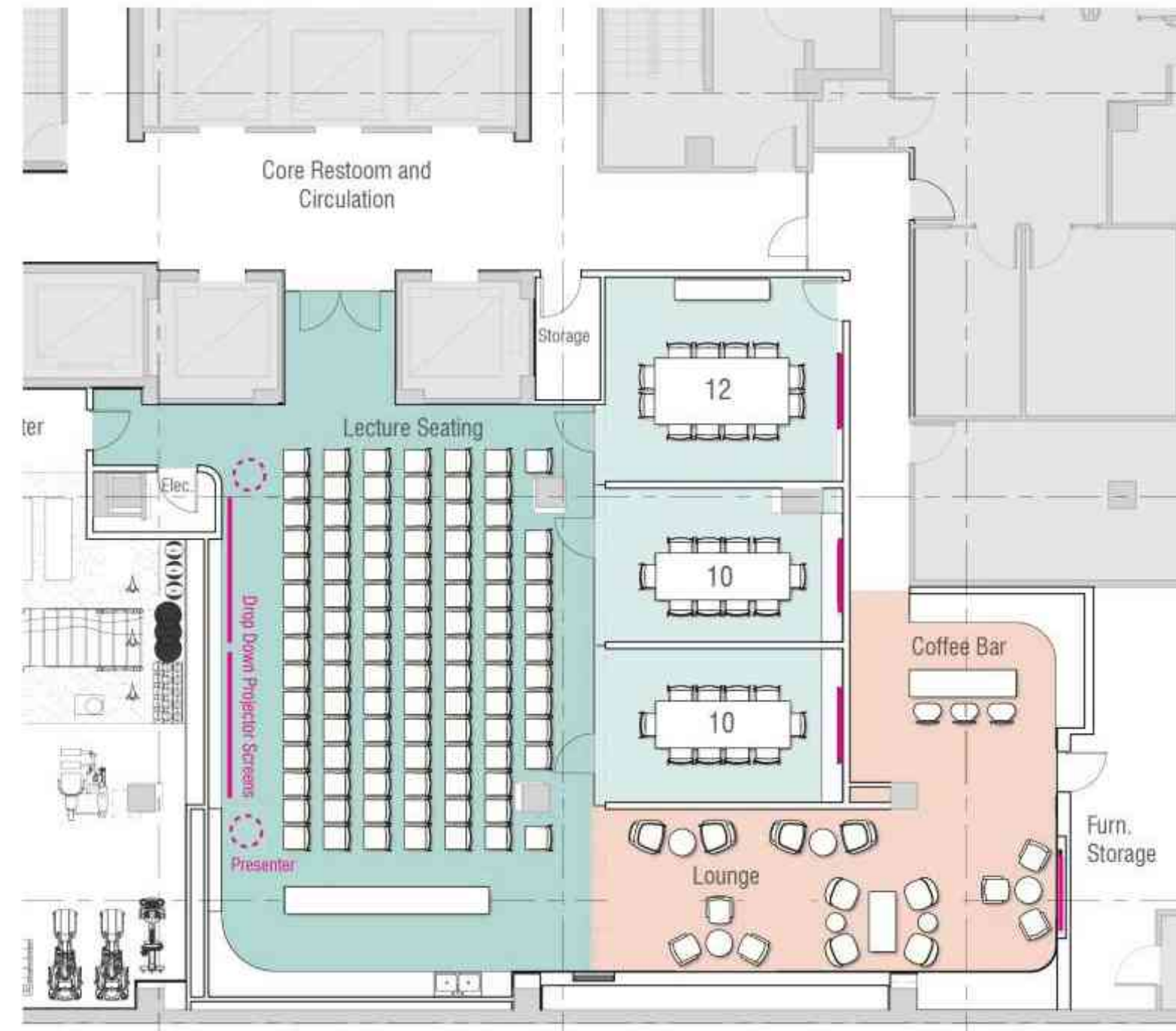
1201 F STREET

STILL UNDER REVIEW BY OWNERSHIP



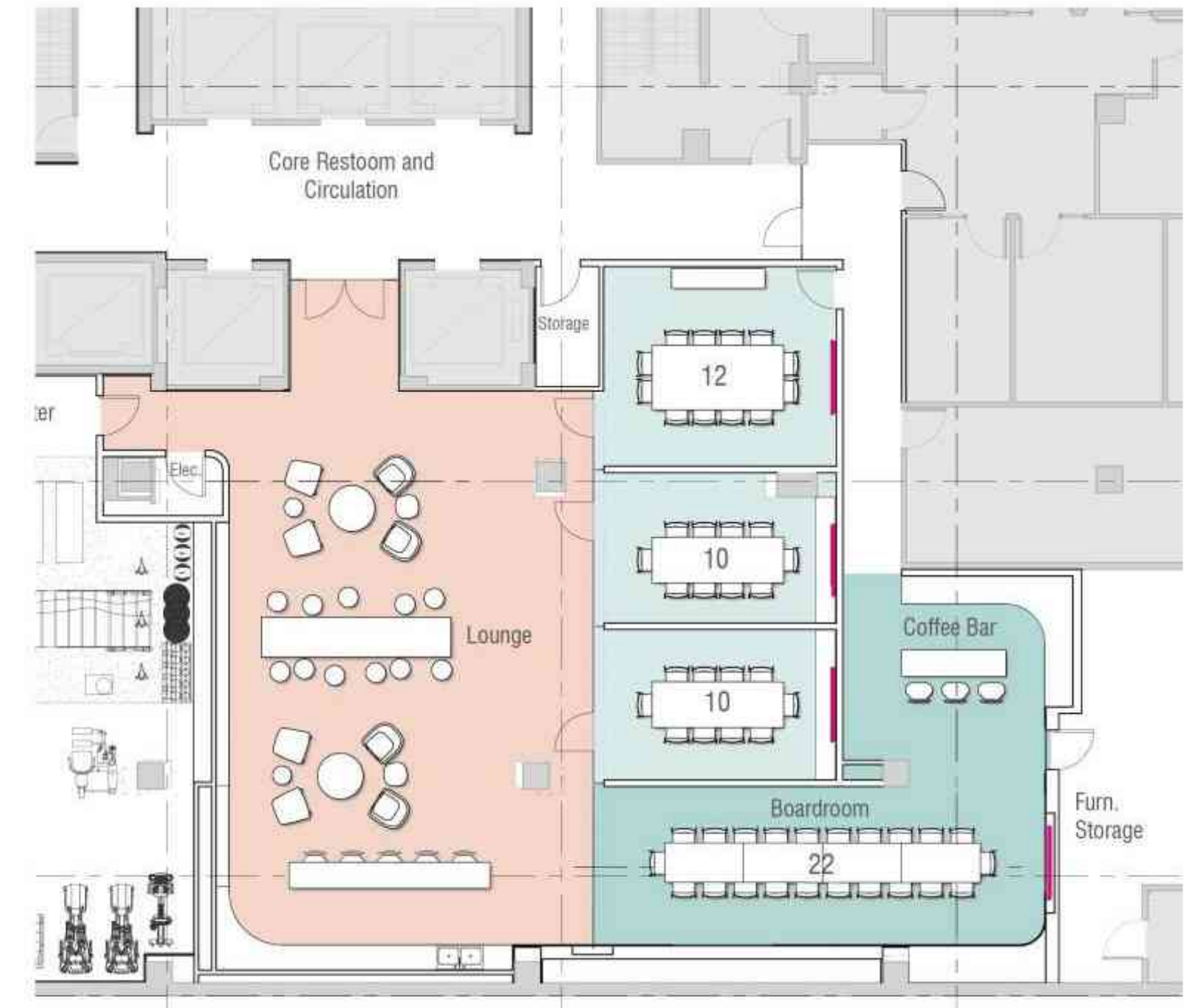
Day-to-Day Maximized Seating

Approx. 50 Lounge Seats
32 Conference Seats



Lecture Scenario

101 Lecture Hall Seats
Approx. 15 Lounge Seats
32 Conference Seats

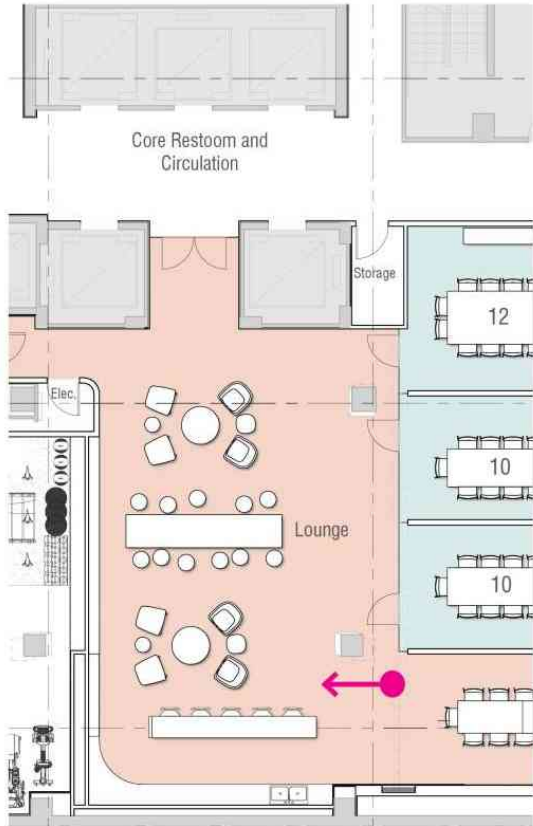
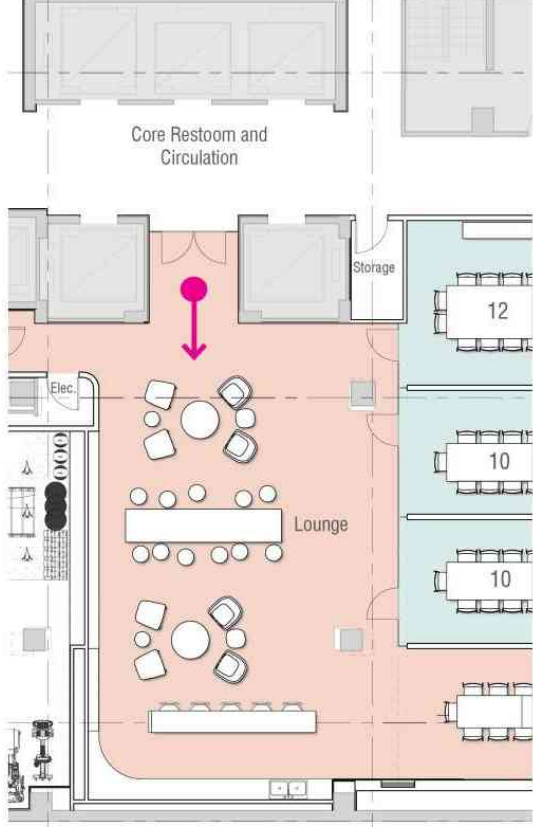


Boardroom Scenario

Approx. 25 Lounge Seats
32 Conference Seats
22 Boardroom seats

1201 F STREET

STILL UNDER REVIEW BY OWNERSHIP



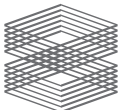
Millwork + Wall Finish - Baltic Birch Plywood



Floor Finish - Engineered Hardwood White Oak Planks (Blonde)



Ceiling Finish - Partially Exposed Concrete Painted White



TISHMAN SPEYER

CONCEPTUAL CONFERENCE CENTER & LOUNGE RENDERINGS AND FINISHES

1201 F STREET

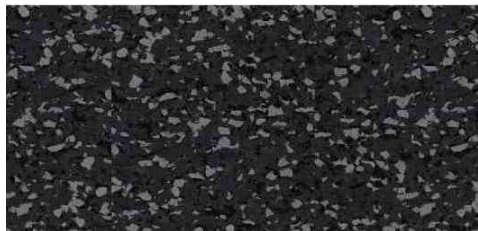
STILL UNDER REVIEW BY OWNERSHIP



East Wall Finish - Baltic Birch Plywood



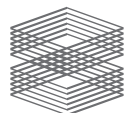
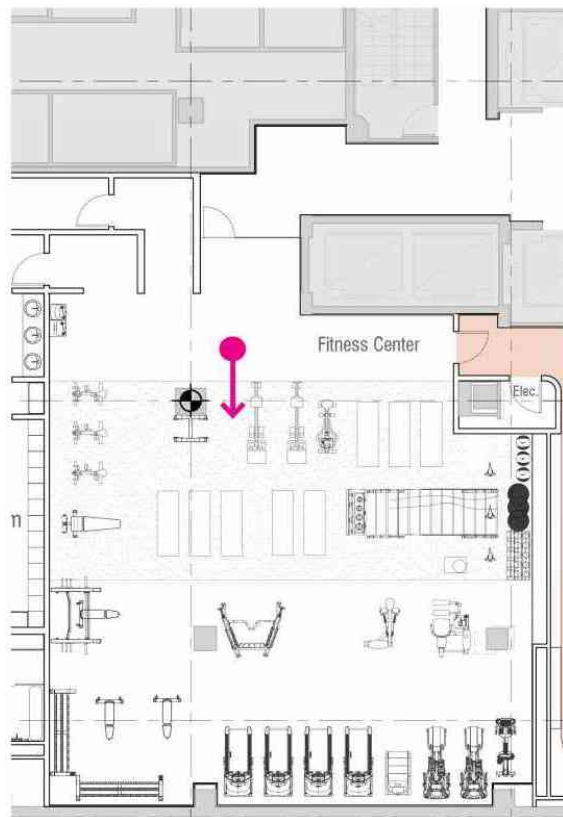
Floor Finish - Engineered Hardwood White Oak Planks (Blonde)



Floor - Rubber Tiles



Ceiling Finish - Exposed Concrete Painted White

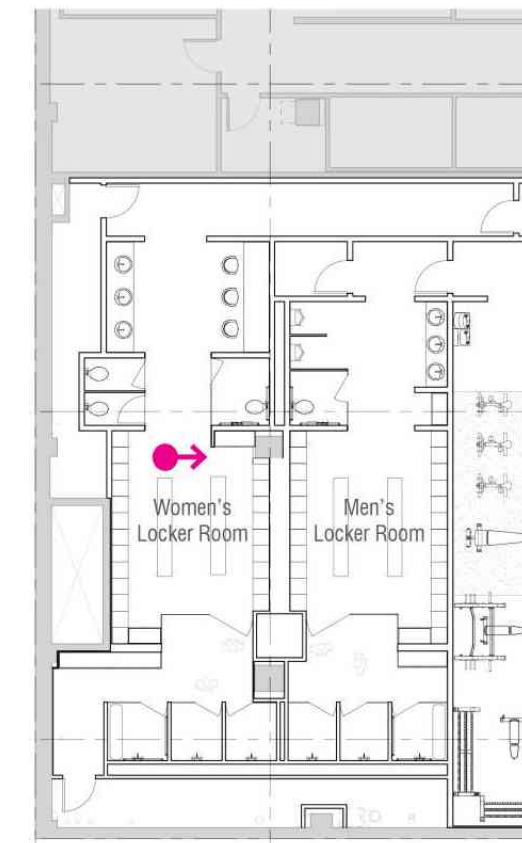
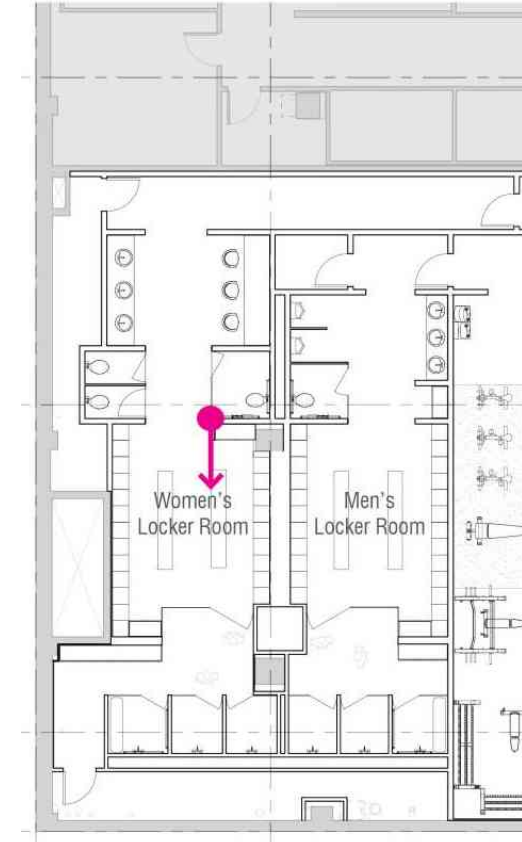


TISHMAN SPEYER

CONCEPTUAL FITNESS CENTER RENDERINGS AND FINISHES

1201 F STREET

STILL UNDER REVIEW BY OWNERSHIP



Millwork + Wall Finish - Baltic Birch Plywood



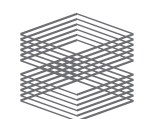
Millwork Finish for lockers/storage - Bleached Wood



Wall Finish Shower Room Finish - Tile with warm veins



Floor - Slate tile

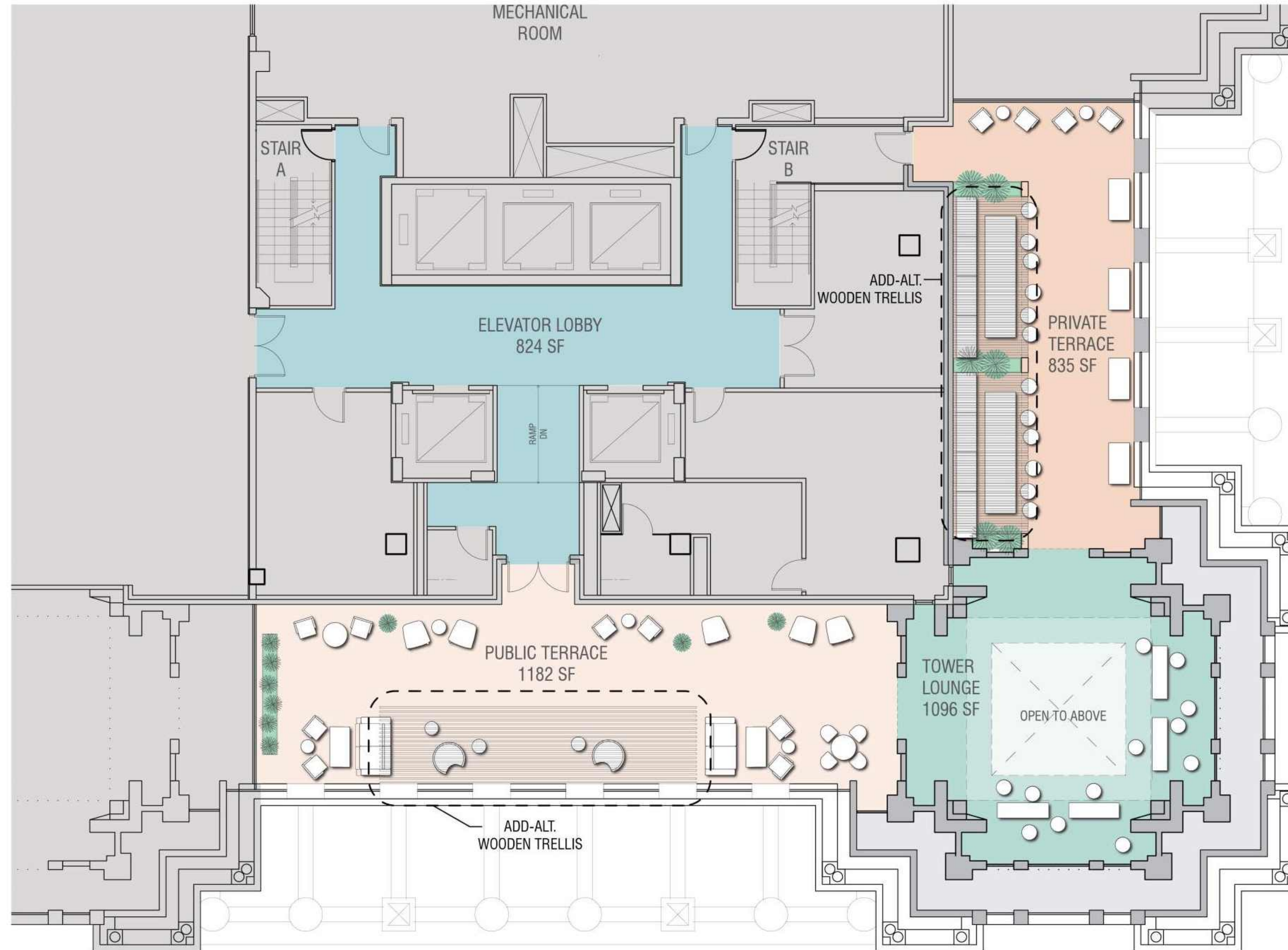


TISHMAN SPEYER

CONCEPTUAL CONFERENCE CENTER & LOUNGE RENDERINGS AND FINISHES

1201 F STREET

STILL UNDER REVIEW BY OWNERSHIP



KEYNOTES

- ELEVATOR LOBBY
 - NEW CARPET
 - PAINT REFRESH
- PUBLIC / PRIVATE WING
 - NEW FURNITURE
 - FLOOR DEEP CLEANING
 - PAINT REFRESH
 - PLANTING POTS
- TOWER LOUNGE
 - NEW FURNITURE
 - FLOOR DEEP CLEANING
 - PAINT REFRESH
 - NEW SKYLIGHT FRAMING
- ADD-ALTERNATE
 - WOODEN TRELLIS

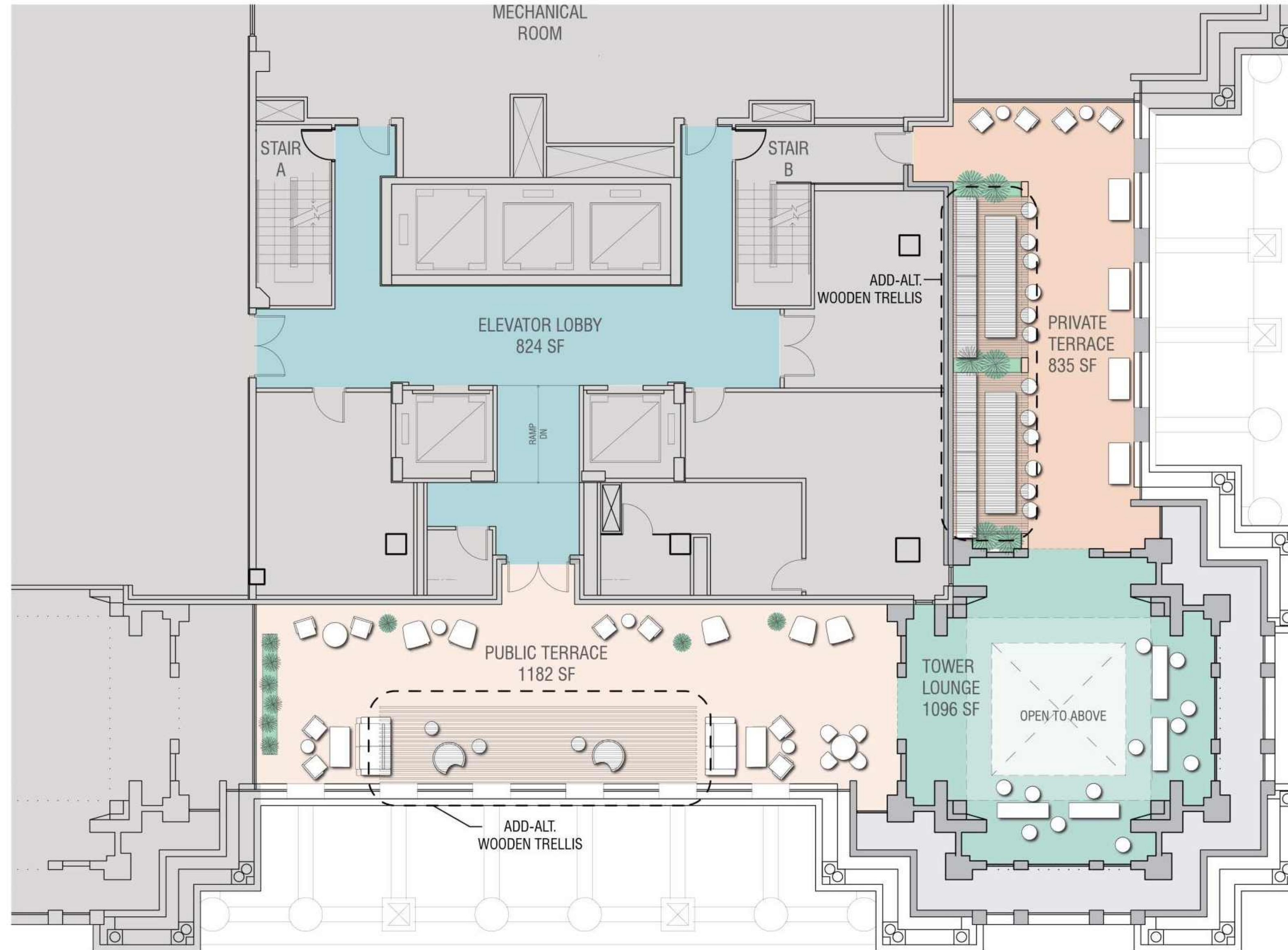


TISHMAN SPEYER

CONCEPTUAL RENDERING OF MINOR UPGRADES TO ROOFTOP DECK

1201 F STREET

STILL UNDER REVIEW BY OWNERSHIP



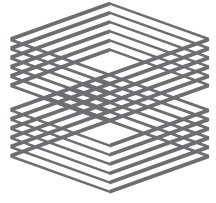
KEYNOTES

- ELEVATOR LOBBY
 - NEW CARPET
 - PAINT REFRESH
- PUBLIC / PRIVATE WING
 - NEW FURNITURE
 - FLOOR DEEP CLEANING
 - PAINT REFRESH
 - PLANTING POTS
- TOWER LOUNGE
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 - FLOOR DEEP CLEANING
 - PAINT REFRESH
 - NEW SKYLIGHT FRAMING
- ADD-ALTERNATE
 - WOODEN TRELLIS



TISHMAN SPEYER

CONCEPTUAL RENDERING OF MINOR UPGRADES TO ROOFTOP DECK



TISHMAN SPEYER

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