

The Colliers logo consists of the word "Colliers" in a white serif font, centered within a dark blue rectangular box. Below the text is a horizontal bar with three segments of color: yellow, red, and blue.

Colliers

Accelerating success.

The image shows the Forbes Allies Center, a multi-story building with a mix of white and tan brickwork. It features a prominent copper-clad tower on the left and a copper roof. The building is surrounded by greenery and a blue sky with clouds.

# FORBES ALLIES CENTER

3109 Forbes Avenue, Pittsburgh PA 15213  
**MEDICAL OFFICE SPACE FOR LEASE**



# 3109 Forbes Avenue

## PROPERTY FEATURES

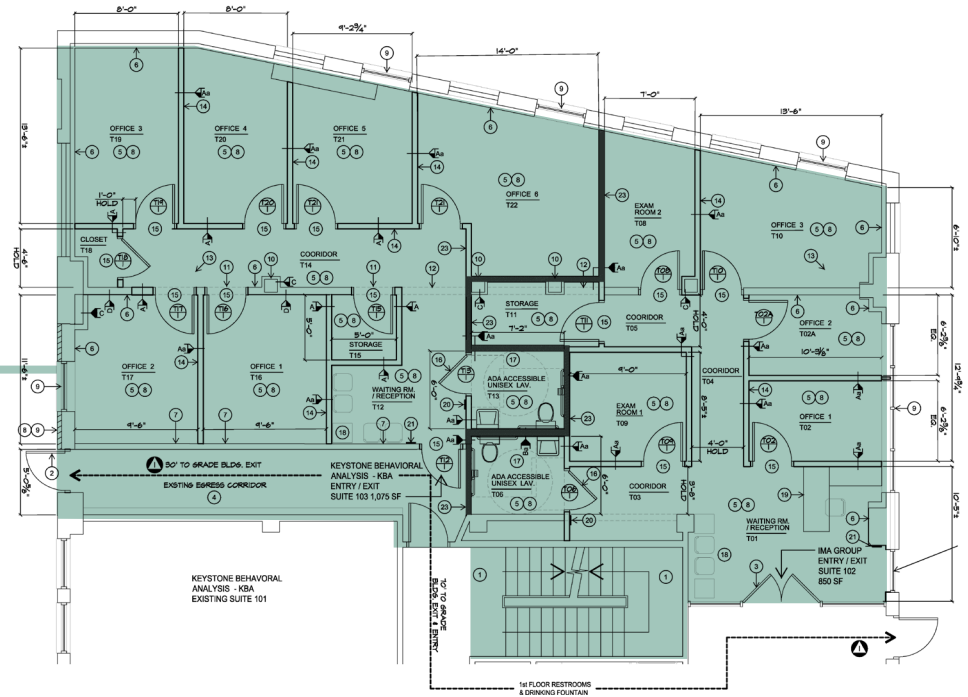
- 1<sup>st</sup> floor vacancies for lease: 1,925 SF and 1,161 SF
- 2<sup>nd</sup> floor medical office space for lease: 7,050 RSF
  - *Full floor availability with large waiting area*
  - *Perimeter exam rooms and in-suite x-ray room*
  - *Private in-suite restrooms*
- Property located directly off of Oakland exit
- Onsite parking available for tenants
- Near immediate access to I-376 and Route 22
- Within 0.5 mile radius of medical institutions:
  - *UPMC Magee-Womens Hospital*
  - *University of Pittsburgh Medical Center*
  - *UPMC Montefiore*





# 1<sup>ST</sup> STORY FLOOR PLAN

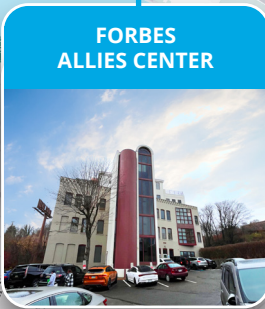
1,925 SF available  
1,161 SF available



# 2<sup>ND</sup> STORY FLOOR PLAN

7,050 RSF available  
(Full floor opportunity)

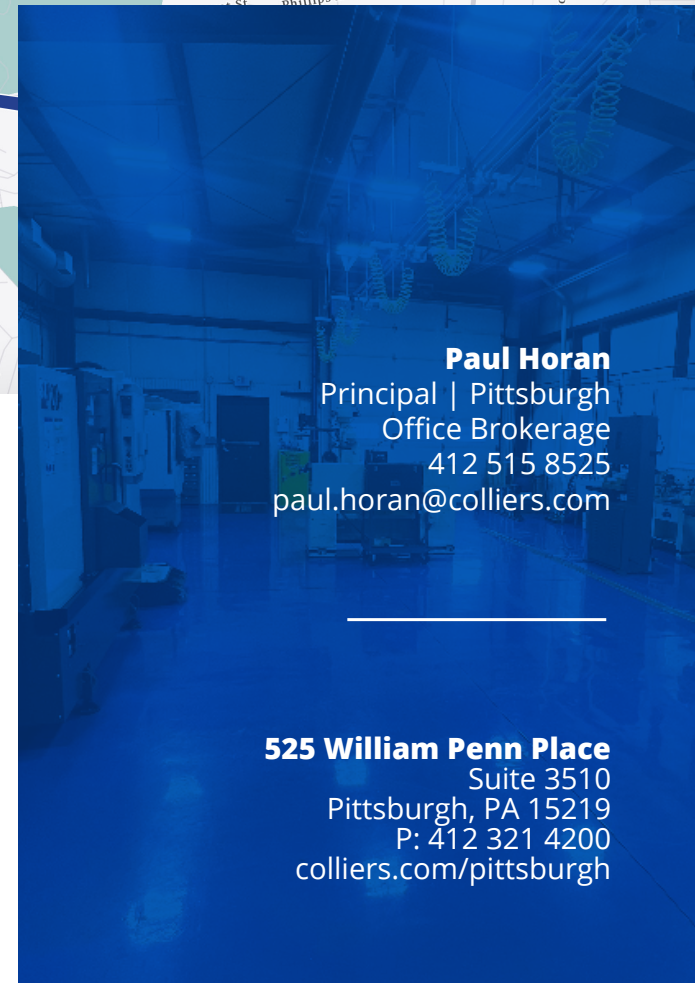




# Our mission

Maximize the potential of property and real assets to accelerate the success of our clients, our investors and our people.

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