



FOR SALE OR LEASE | 6,403 SF

WATERFRONT PARK PLACE | 222 EAST WITHERSPOON STREET

PROPERTY HIGHLIGHTS

Office space available on the fourth floor of the prestigious Waterfront Park Place building. Located across the street from Waterfront Park's Great Lawn and adjacent to Louisville Slugger Field, this property provides unparalleled access to the many amenities of Downtown Louisville. The space features lots of natural light, many offices and meeting rooms, and a balcony with a riverfront view.

Building Size: 351,079 sf

Space Available: 6,403 sf

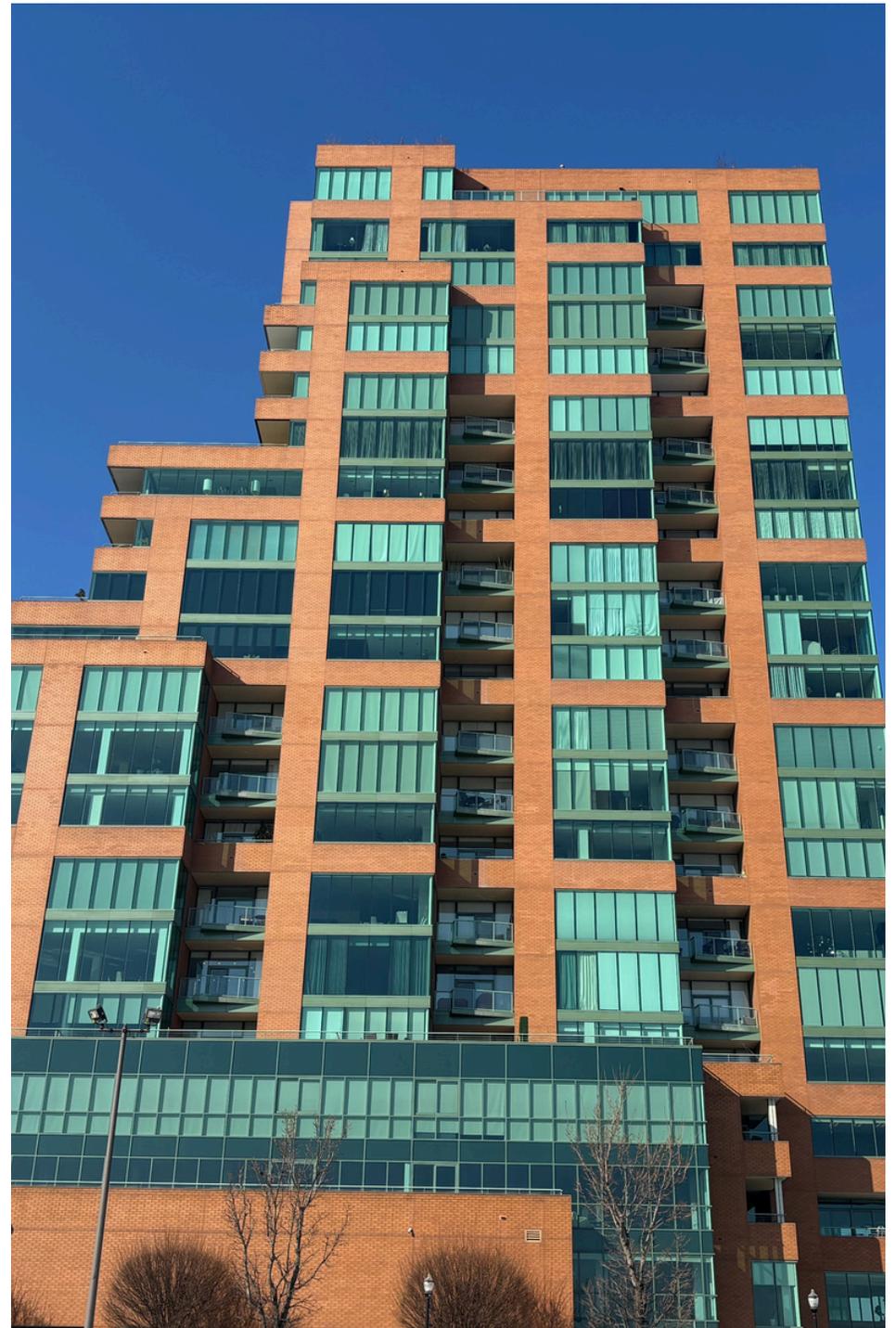
Suites Available: 401, 402 & 403

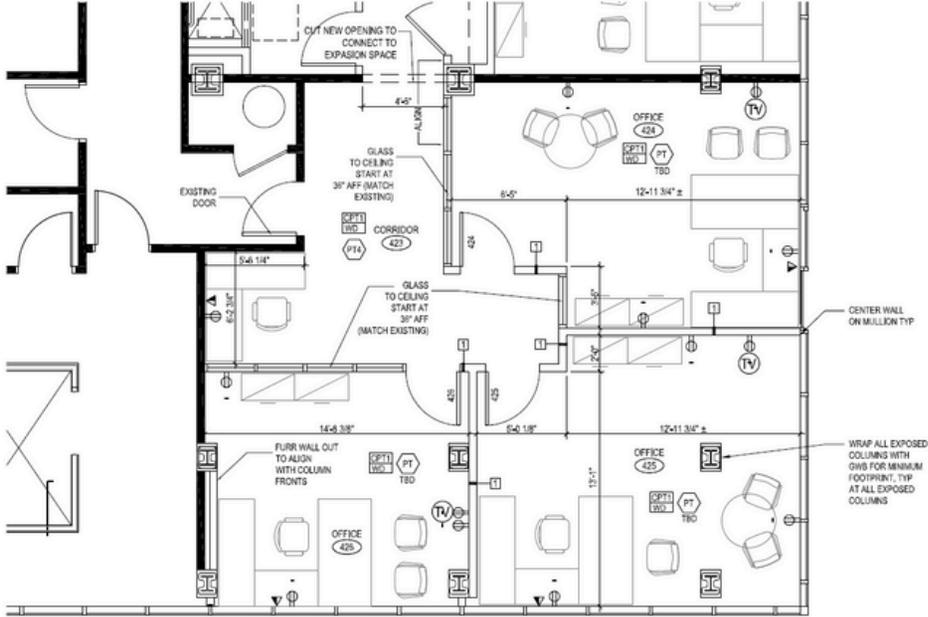
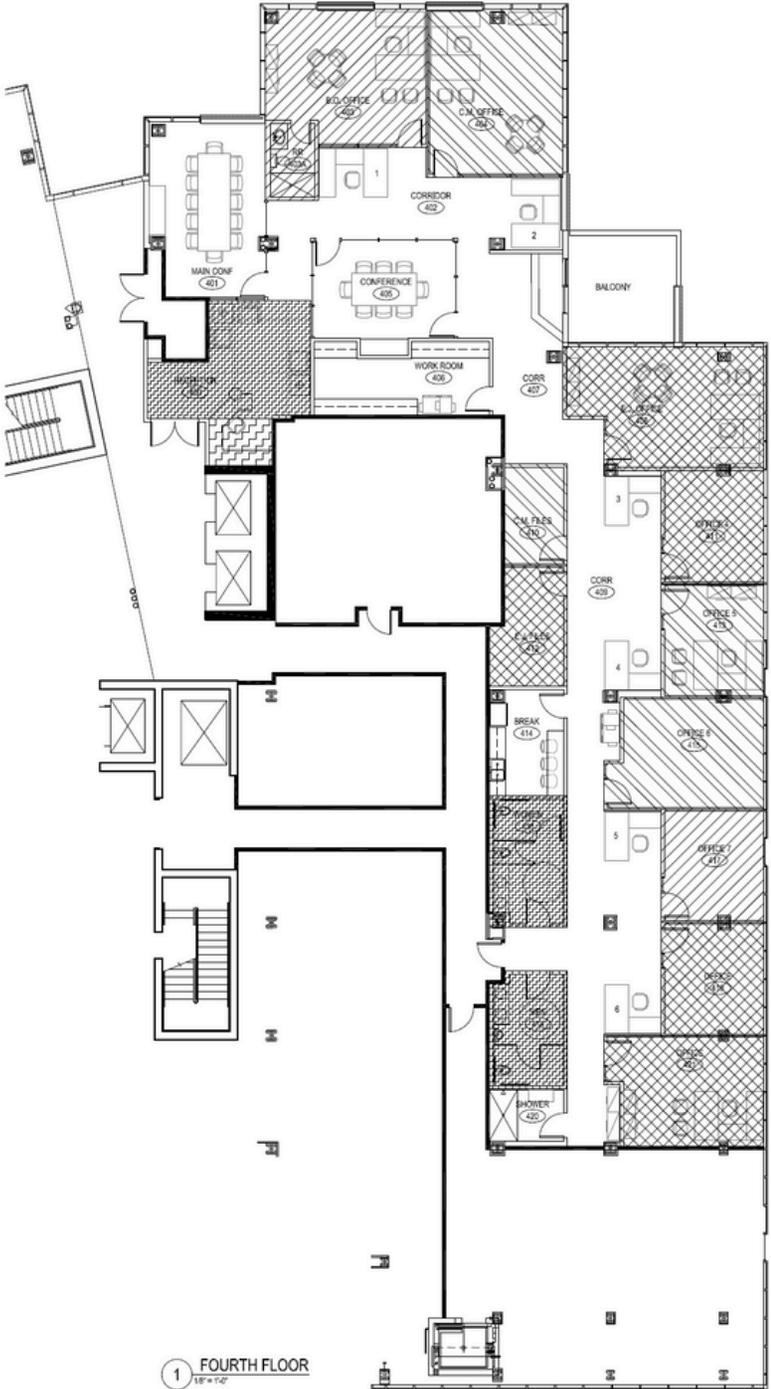
Zoning: C-3

Year Built: 2004

Class: Class A

Parking: 3 attached garage spaces - additional parking available in garage behind the building and in adjacent surface lot

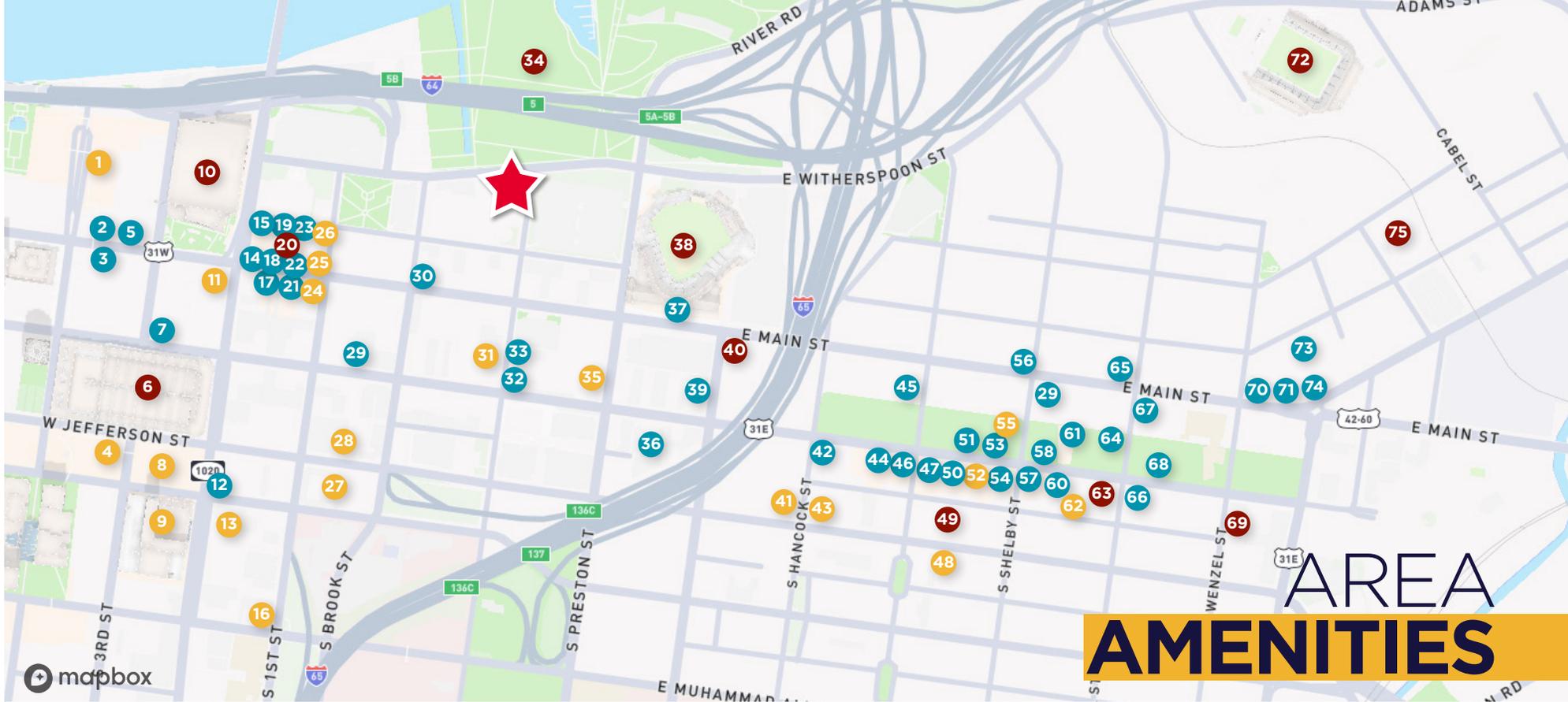




SUITE 403 EXPANSION

FLOOR PLAN

6,403 SF



AREA AMENITIES

RESTAURANTS/BARS

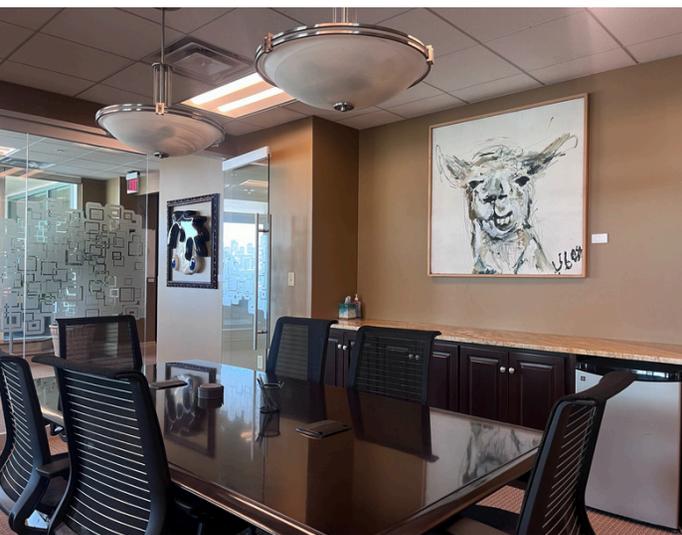
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|--------------------------------|----------------------------------|-----------------------------------|
| 2. Jeff Ruby's | 37. Against the Grain Brewery | 65. Nami Modern Korean Steakhouse |
| 3. InSeason Harvest Kitchen | 39. Los Aztecas | 66. Feast BBQ |
| 5. Down One Bourbon Bar | 42. The Last Refuge | 67. Biscuit Belly |
| 7. The Old Spaghetti Factory | 44. Louisville Cream | 68. Guaca Mole Modern Mexican |
| 12. Parlour Pizza | 45. Goodwood Brewing | 70. Cultured |
| 14. Monk's Road Boiler House | 46. MeeshMeesh Mediterranean | 71. Big Nita's Cheesecakes |
| 15. Troll Pub Under the Bridge | 47. Garage Bar | 73. TEN20 Craft Brewery |
| 17. Merle's Whiskey Kitchen | 48. Corridor Bar | 74. Pho Ba Luu |
| 18. Doc Crow's | 51. La Bodeguita De Mima | 75. High Horse |
| 19. Hell or High Water | 53. bar Vetti | |
| 21. Barrel Bar & Grill | 54. Royals Hot Chicken | |
| 22. O'Shea's | 56. Butchertown Grocery Bakery | |
| 23. Nic & Norman's | 57. Please & Thank You | |
| 29. White Castle | 58. Mayan Cafe | |
| 30. Ehrler's Ice Cream | 59. Quills Coffee | |
| 32. Jimmy John's | 60. Lou Lou on Market | |
| 33. Wild Eggs | 61. Nulu Market Place/West Sixth | |
| 36. McDonald's | 64. Grind Burger Kitchen | |

ATTRACTIONS

- | | |
|---|-------------------------------|
| 6. Kentucky International Convention Center | 40. Angel's Envy Distillery |
| 10. KFC Yum! Center | 49. Rabbit Hole Distillery |
| 20. Old Forester Distillery | 63. Five Iron Golf |
| 34. Waterfront Park Great Lawn | 69. Climb NuLu |
| 38. Louisville Slugger Field | 72. Lynn Family Stadium |
| | 75. Copper & Kings Distillery |

HOSPITALITY

- | | |
|--------------------|----------------------------|
| 1. The Galt House | 27. Cambria Hotel |
| 4. Hyatt Regency | 28. Residence Inn |
| 8. Marriott | 31. Home2 Suites by Hilton |
| 9. Omni Louisville | 35. Hancock House |
| 11. Courtyard | 41. Tempo by Hilton |
| 13. Econo Lodge | 43. Hotel Genevieve |
| 16. Holiday Inn | 48. AC Hotel |
| 24. Aloft | 52. Stellar Suites |
| 25. Hotel Distil | 55. Springhill Suites |
| 26. Moxy | 62. Hampton Inn |



CONTACT INFORMATION

E.P. SCHERER

Senior Director

epscherer@commercialkentucky.com

+1 502 719 3234

BRENT DOLEN, SIOR, CCIM

Senior Director

bdolen@commercialkentucky.com

+1 502 719 3262



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