



# ONE CEDAR STREET

AT THE

## West Exchange Center IN HISTORIC FEDERAL HILL

*A Premier Office Complex*

### **BUILDING SPECIFICATIONS:**

- BLDG-1: 4 STORY OFFICE BUILDING  
12,000 SF/FLOOR, SUBDIVIDABLE
- BLDG-2: 3 STORY OFFICE BUILDING  
2,000 SF/FLOOR
- ALL NEW ENERGY EFFICIENT  
BUILDING SYSTEMS, WINDOWS  
& ROOF
- NEW PASSENGER ELEVATOR

### **FEATURES AND AMENITIES:**

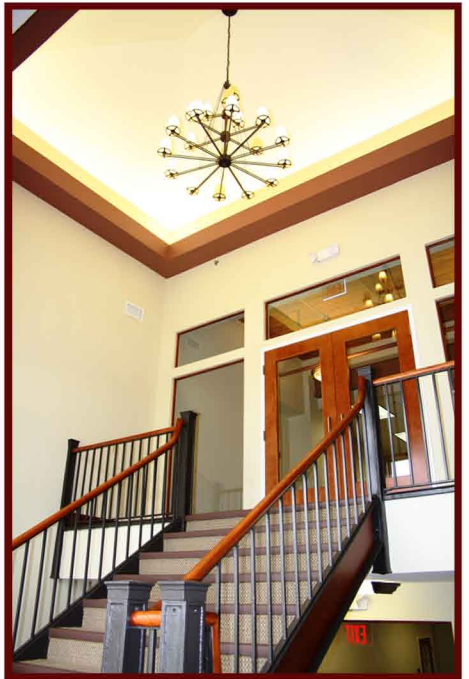
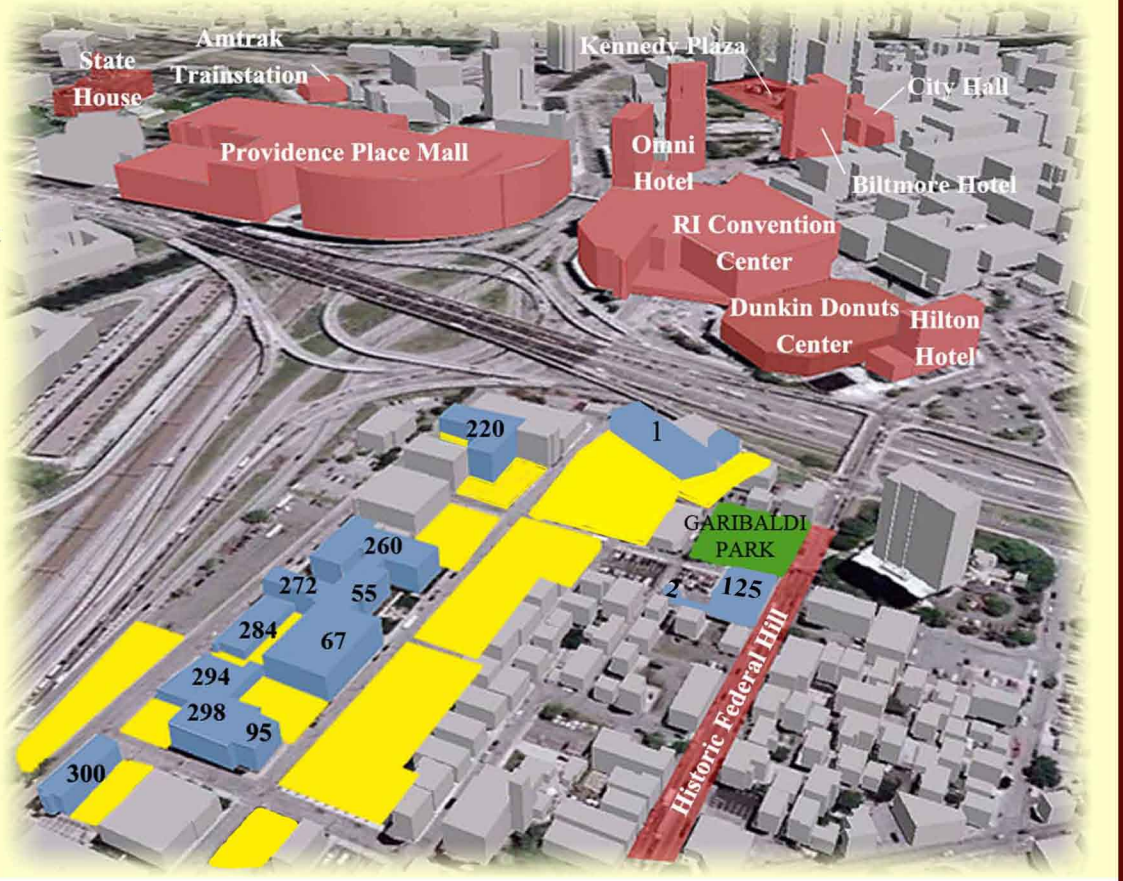
- FREE PARKING (3/1000 SF)
- CUSTOM DESIGN AND BUILD-OUT
- DRAMATIC OFFICE SUITES FEATURING LOFT-STYLE  
CEILINGS, LARGE WINDOWS AND EXPOSED BRICK
- UNIQUE 8-ACRE CAMPUS SETTING
- HIGH VISIBILITY FROM I-95 (SIGNAGE RIGHTS AVAILABLE)
- CONVENIENT ACCESS FROM I-95, I-195 AND ROUTES 6 & 10
- INTEGRATED SECURITY AND ACCESS CONTROL SYSTEMS
- WALKING DISTANCE TO DOWNTOWN AND FEDERAL HILL
- ON-CAMPUS CAFE & PRIVATE FITNESS CENTER





# West Exchange Center Campus Map

- West Exchange Center
- Parking Lots
- Omni Pavilion at Garibaldi Park
- In Walking Distance



**For more information please contact:**

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 DEVELOPMENT ~ ACQUISITION ~ MANAGEMENT