



# 125 EAST COURT

CINCINNATI, OH 45202



**CUSHMAN &  
WAKEFIELD**





## BUILDING SPECS

**98,568**

BUILDING SF

**24,561**

AVAILABLE SF

**12,676**

LARGEST  
CONTIGUOUS  
RSF

**2,398**

MINIMUM  
DIVISIBLE  
RSF



Lobby entrance with on-site security.



Attached parking garage located behind the building.

### **LIMITED TIME OPPORTUNITY!**

**\$14.95/SF FSG FOR A FULL FLOOR TENANT ON THE 5TH FLOOR!**  
MOVE-IN READY, PLUG & PLAY SPACE DELIVERED IN AS-IS CONDITION

**ASKING \$16.95/SF FSG**

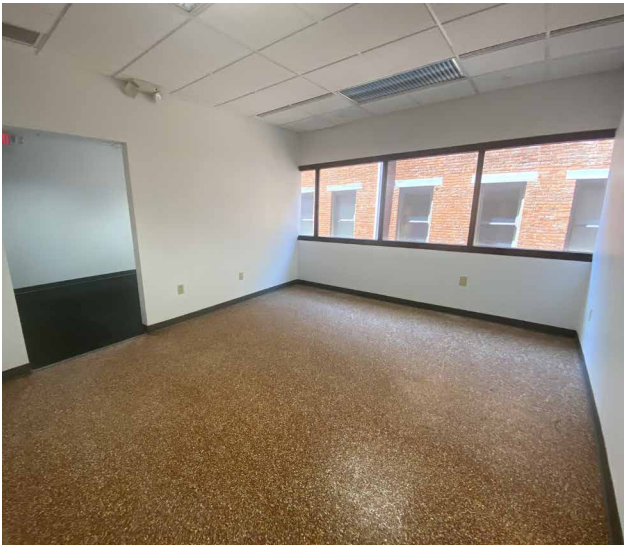
# HIGHLIGHTS

- Ten-story office building with first floor retail
- First floor retail features Dunkin' Donuts
- The first four floors of the building provide direct access to the attached six-story parking garage
- On-site management and security guard
- Located downtown Cincinnati and across from Kroger on the Rhine
- Walking distance to the Court House, Washington Park, Over-the-Rhine, Pendleton, Hard Rock Casino and many other amenities





125 EAST COURT PHOTOS





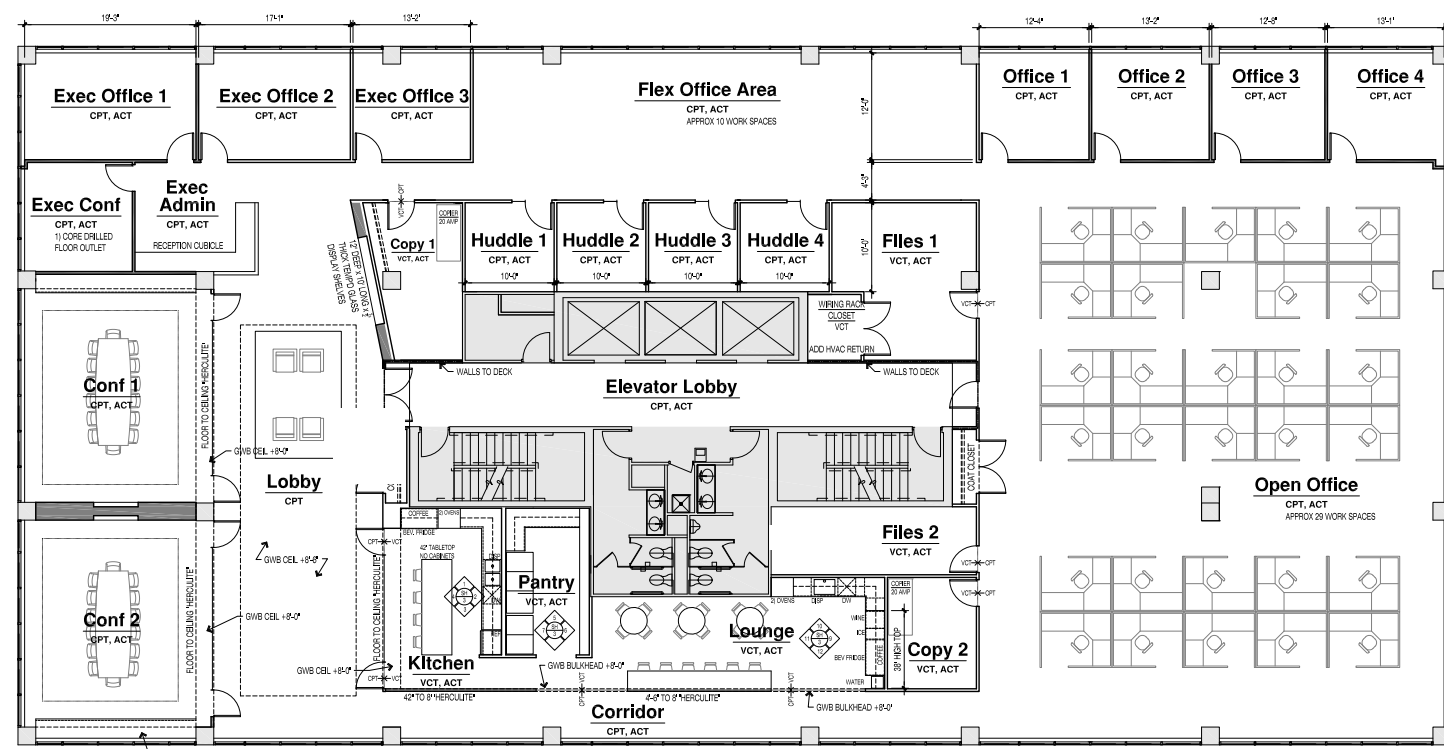
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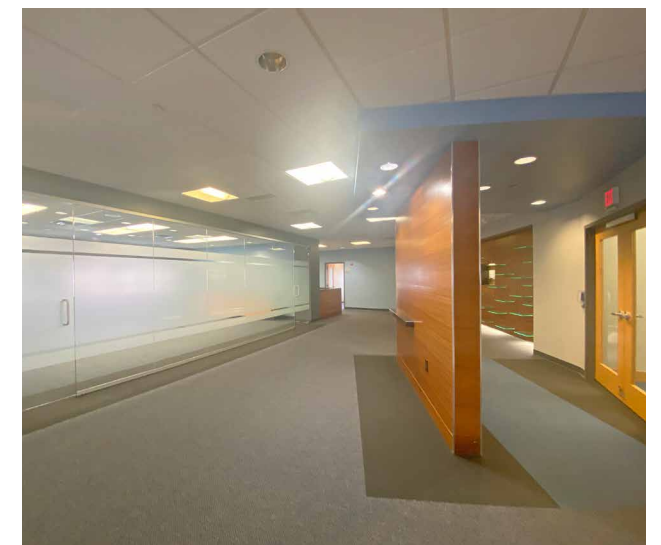
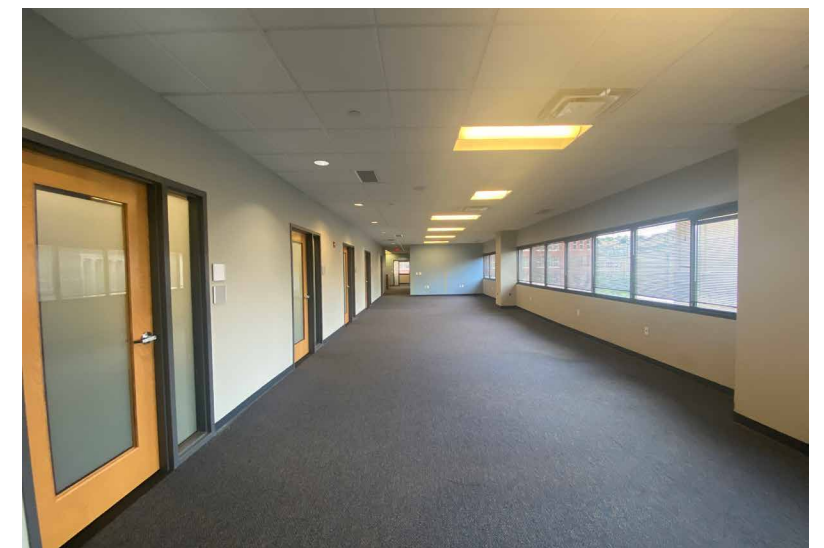
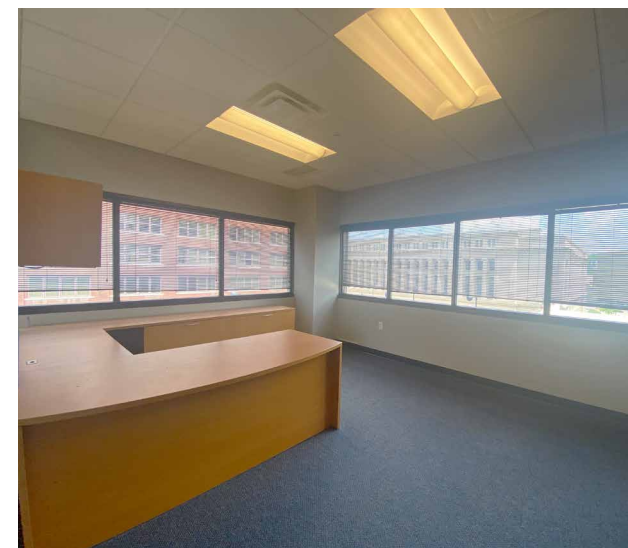
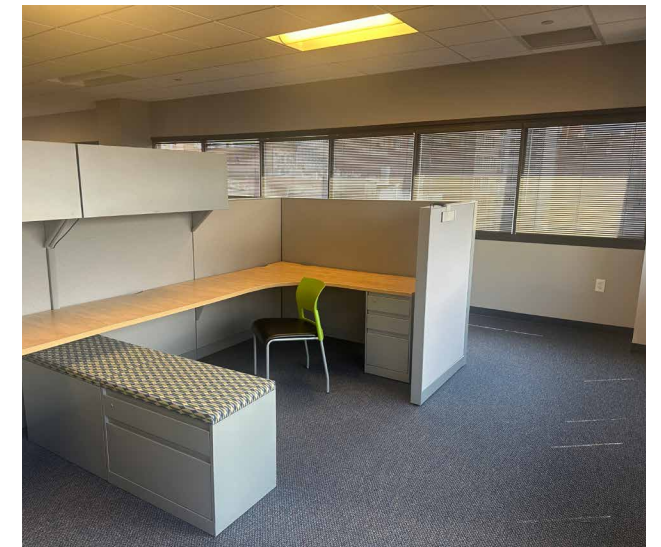
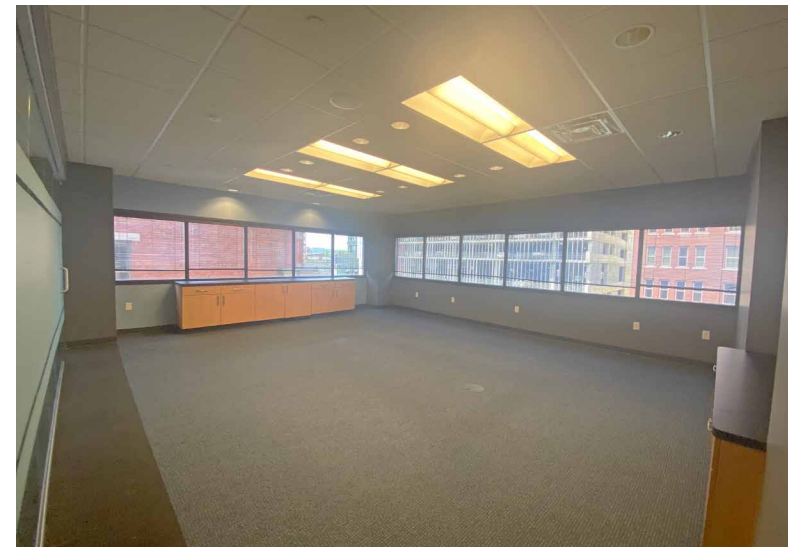
MOVE-IN READY, PLUG & PLAY SPACE  
DELIVERED IN AS-IS CONDITION

## 5TH FLOOR PLUG & PLAY SPACE

- 12,676 TOTAL RSF
- FURNISHED
- TWO FULL KITCHENS - CAN BE USED AS TEST KITCHEN
- LOUNGE AREA
- COLLABORATIVE BREAK ROOM
- ATTRACTIVE FINISHES
- TWO CONFERENCE ROOMS
- MODERN LAYOUT
- MIX OF PRIVATE OFFICES AND OPEN WORKSPACE
- OPEN TO A SHORT TERM LEASE



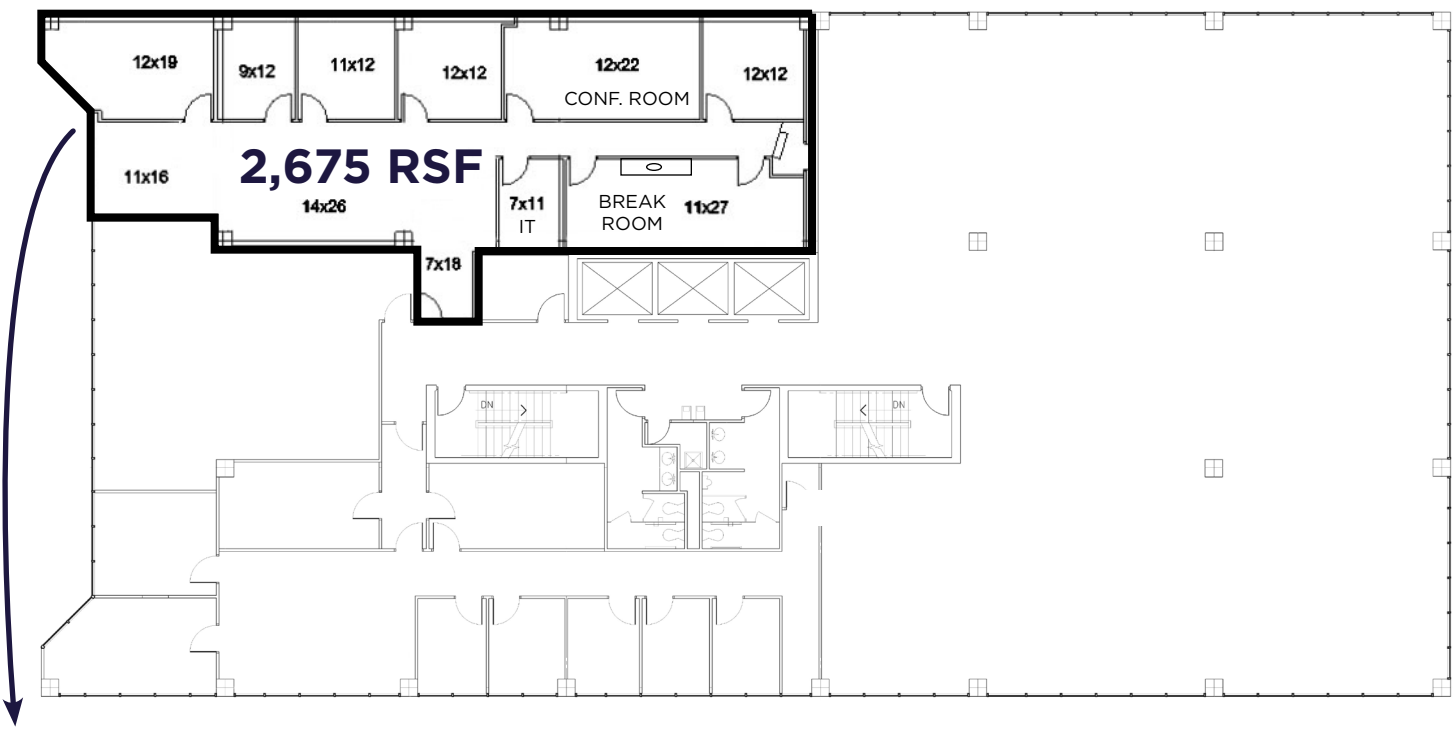
# MOVE-IN READY & FURNISHED!





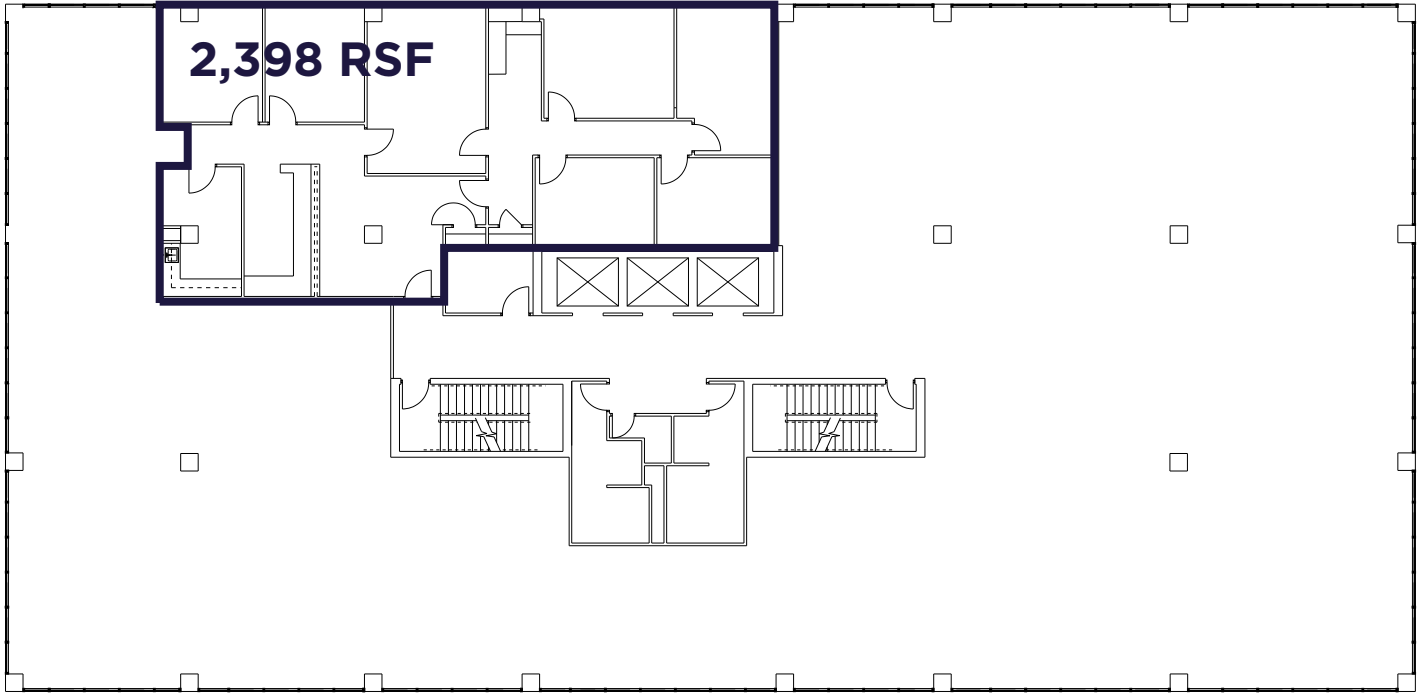
2ND FLOOR

2,675 TOTAL RSF *PARTIALLY FURNISHED*



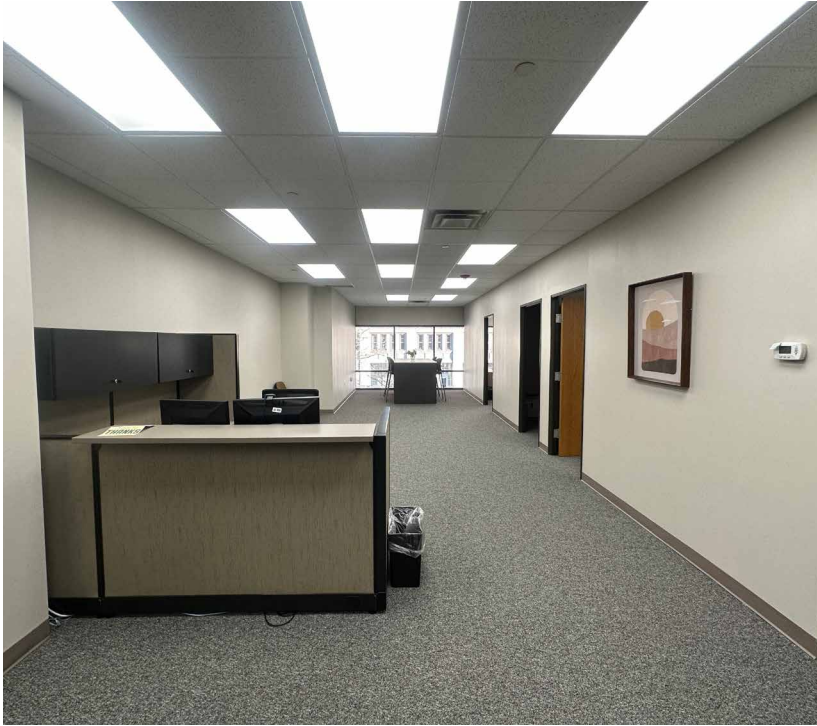
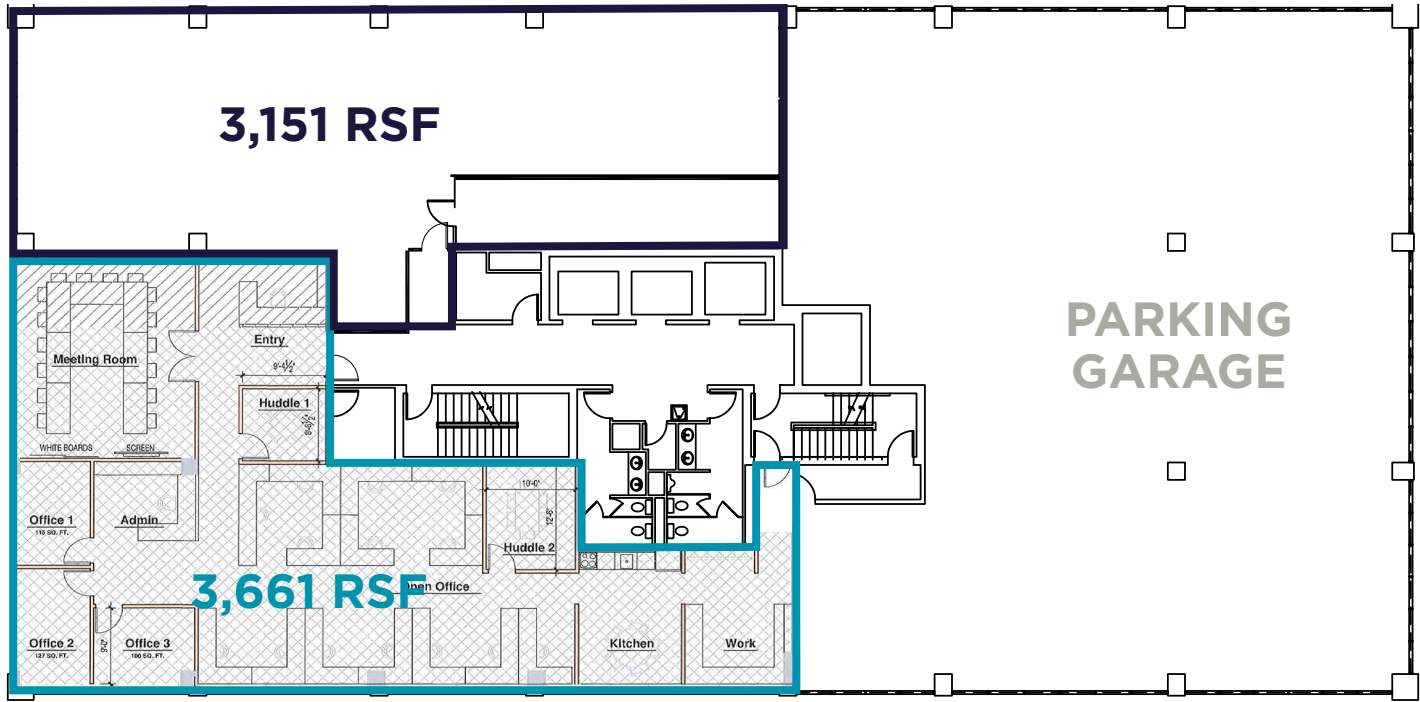
3RD FLOOR

2,398 TOTAL RSF *AVAILABLE 12/01/2025*



4TH FLOOR

6,812 TOTAL RSF











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