

ONE BETHANY EAST

AT WATTERS CREEK

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## Property Overview

- Class A office building delivered 2018
- 5 Story Tower
- 4:1000 Covered Parking Structure with covered walkway
- Tenant Lounge, Fitness Center, Conference Facility, and Coffee Shop
- Active outdoor seating area
- Conveniently adjacent to the Marriott Hotel and Watters Creek Convention Center
- Located directly across Bethany Dr. from Watters Creek consisting of multiple dining and shopping options.
- Wired Certified Platinum



# BUILDING AMENITIES



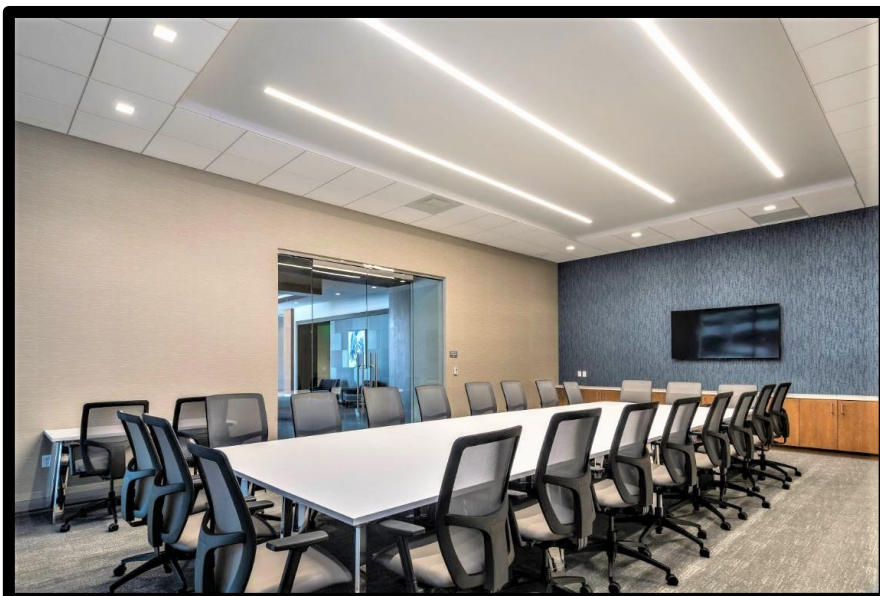
## TENANT LOUNGE

Tenant lounge with coffee bar located just outside the fitness facility as well as a pre-function and catering area adjacent to the buildings conference center.



## FITNESS CENTER

Spacious fitness center equipped with top-of-the-line strength and cardio equipment and free weights with men's/women's locker rooms with luxurious showers. Badge access required.



## CONFERENCE CENTER

The building conference center is strategically located on the first floor, may be arranged in a variety of meeting or training configurations to accommodate tenants.





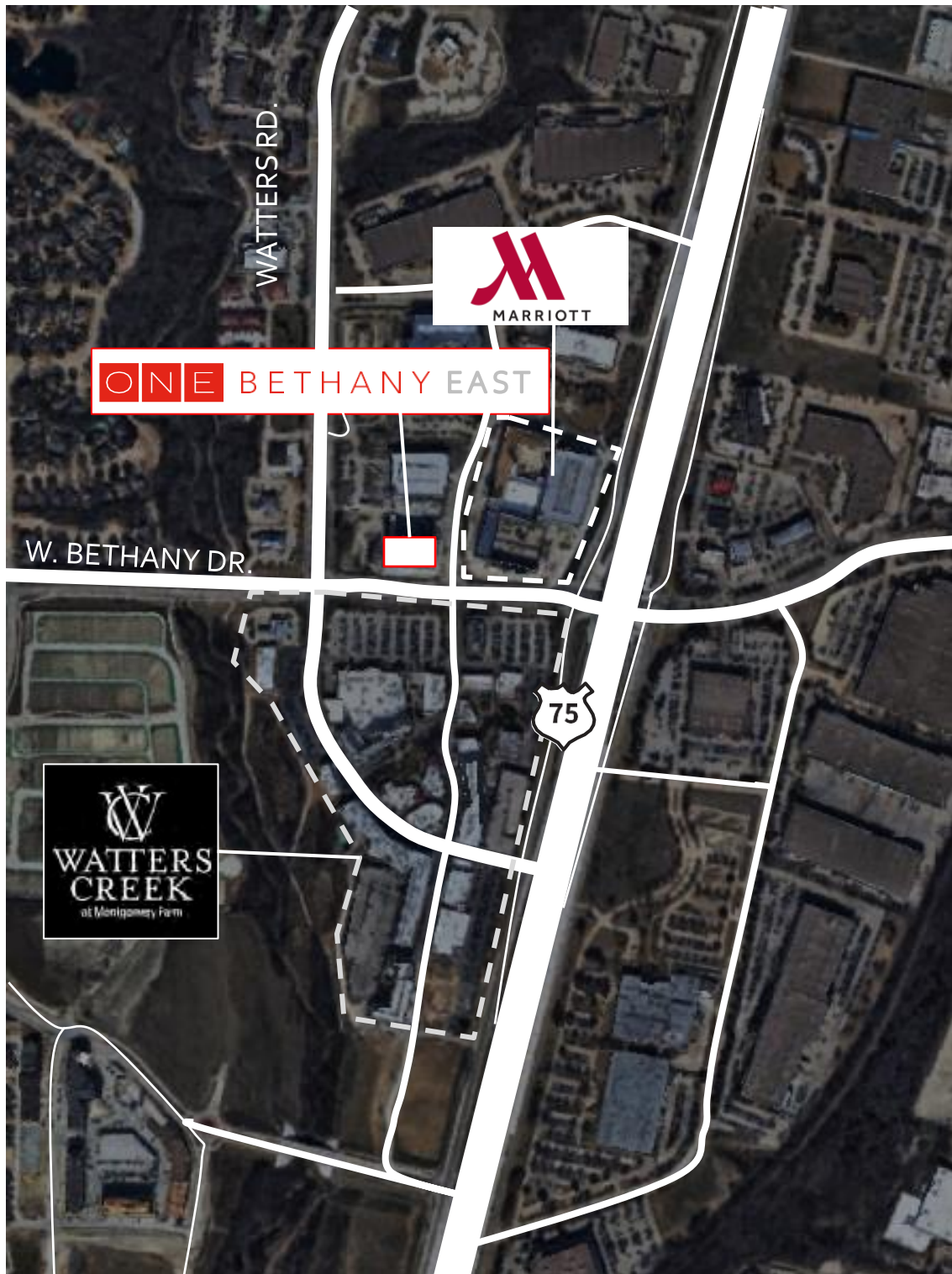












## WATTERS CREEK RESTAURANTS

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- |                               |                           |                        |
|-------------------------------|---------------------------|------------------------|
| • Frogg Coffee Bar & Creperie | • Menchie's Frozen Yogurt | • Market Street        |
| • Blue Fish                   | • The Cheesecake Factory  | • Panera Bread         |
| • Brio Italian Grille         | • Cru Wine Bar            | • The Lion & Crown Pub |
| • Grimaldi's Pizzeria         | • Village Burger Bar      | • Snappy Salads        |
| • Mi Cocina                   | • P.F. Chang's            | • Vaqueros             |
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