



PREMIER LOCATION

ATRIUMS™

EXCEPTIONAL AMENITIES

6,000 foot health club with spin studio, yoga classes & massages offered

Upcoming multi-purpose tenant lounge with golf simulator and games offered

New best in class food market with diverse menu to please all palates

Upcoming concierge desk offering a wide variety of services to remove stress from everyday life

Large conference facility

Zen sky-lobby for quiet reflection

Private balconies

All formats of office possible

EXCITING WORKSPACE

Wide open floor plates with exceptional views

Open ceiling loft style finish

Onsite construction supervision for more efficient tenant improvements

Private office terraces available

Healthy lifestyle catering onsite

Energy efficient updates throughout

EXCELLENT RESULTS CONTACT US

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Development

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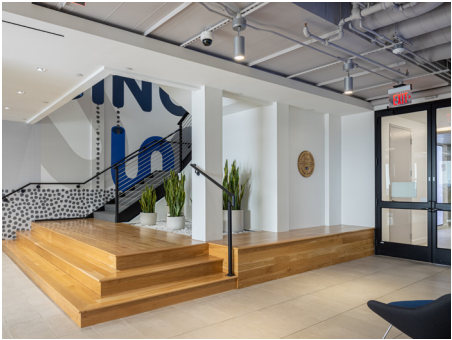
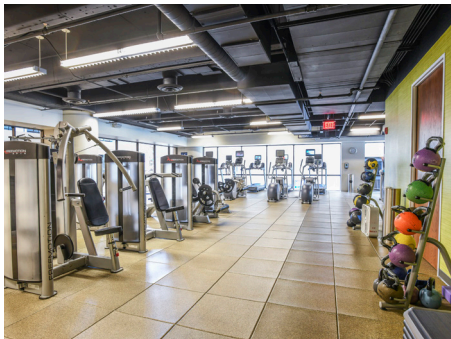
WWW.THEATRIUMS.COM

201 & 221 EAST 4TH STREET

WELCOME TO THE REIMAGINED ATRIUMS ON 4th STREET

Welcome to the Atriums on 4th street, where The Atriums are interconnected by a newly designed first floor. The 24/7 amenities will delight and activate your teams to a best in class workplace of the future.

The first floor is designed to feel like a “community living room” for patrons and downtown workers. The new Atrium Market features daily signature chef’s offerings and a 24/7 Grab-n-Go option. The ground floor includes an outdoor courtyard with great city views to be enjoyed by day or by night. Be sure to visit The Atriums on 4th Street.



EXCEPTIONAL EXPERIENCES

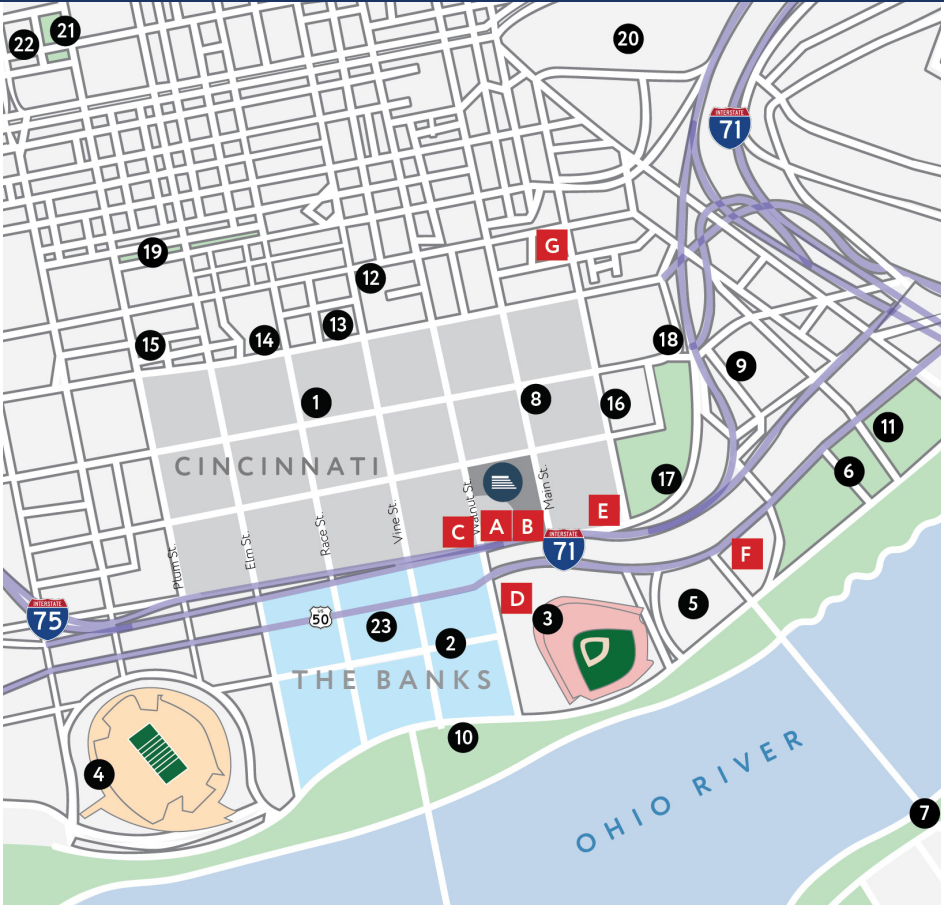
- Premier location in downtown Cincinnati
- 24/7 Guard Service and Onsite Management
- Concierge Desk
- Premier Food Market
- Onsite Health Club
- Private parking & Metro Shuttle to
- Low-Cost Parking
- Accessible to the Entire Cincinnati Skywalk
- Full River Views
- Private Balconies
- Reimagined Workplaces of the Future

EXTENSIVE CONNECTIONS CENTRALLY LOCATED

AN ARCHITECTURAL ICON REIMAGINED FOR TODAY

DESTINATIONS

- 1 Fountain Square
- 2 The Banks
- 3 Great American Ballpark
- 4 Paul Brown Stadium
- 5 US Bank Arena
- 6 Yeatman’s Cove
- 7 Newport on the Levee
- 8 Taft Theater
- 9 Taft Museum of Art
- 10 Smale Riverfront Park
- 11 Sawyer Point
- 12 Aronoff Center
- 13 Contemporary Arts Center
- 14 The Cincinnati
- 15 Cincinnati Athletic Club
- 16 University Club
- 17 Lytle Park
- 18 Literary Club
- 19 Piatt Park
- 20 Garfield Park
- 21 Jack Casino
- 22 Washington Park
- 23 Freedom Center



TRANSIT+ PARKING

- A Atrium One Executive Garage 285 spaces
- B Atrium Two Executive Garage 156 spaces (reserved)
- C Third & Main Garage 300 spaces
- D Central Riverfront Garage & Lot 5,300 spaces
- E Queen City Garage 2,250 spaces
- F East Garage 1,185 spaces
- G The Broadway at 7th Garage 623 spaces

DOWNTOWN AT THE BANKS

Parks, Plazas, Arts, Sports & Entertainment are all here at the Banks. A connected location adjacent to the 4th & Main streetcar station, less than one block from 15 bus stops and easily accessible from Interstates 71, 75, and 471. A vibrant neighborhood to connect, collaborate & celebrate together.

ATRIUM ONE HIGHLIGHTS

A Twenty Story Premier Class A Property located in the CBD area. The building boasts spectacular views of the Ohio Riverbank and its prominent location is steps away from the high-profile Banks entertainment district and Great American Ballpark.

568,052 SQUARE FOOT BUILDING

- Large functional floor plates of 19,000 – 37,000 square feet
- Exceptionally maintained
- Tremendous views
- Balconies
- Interior sky lobby on 15th floor

ATRIUM TWO HIGHLIGHTS

A Thirty Story Premier Class A Property located in the CBD area. The building boasts spectacular views of the Ohio Riverbank and its prominent location is steps away from the high-profile Banks entertainment district and Great American Ballpark.

656,245 SQUARE FOOT BUILDING

- Large functional floor plates of 10,000 - 40,000 square feet
- Exceptionally maintained
- Tremendous views from ALL floors
- Downtown’s best onsite health club
- Shared conference center