



New Ownership

Multiple Spec Suites

100

CHASE TOWER

E. BROAD

Chase Tower is a 24 story, multi-tenant high-rise office building located in the heart of the Central Business District. The building consists of 308,337 square feet and has terrific on site amenities such as Lexis on Third and a common conference facility.

PRIME COLUMBUS OFFICE SPACE

Debt Free Building

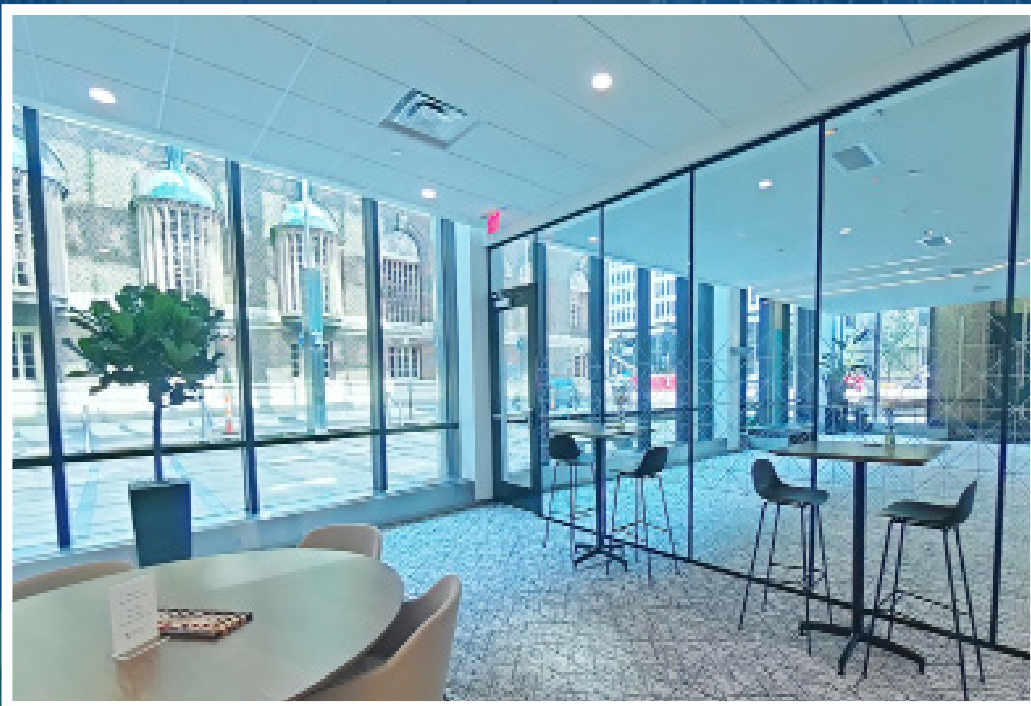
Aggressive Lease Rates

Turnkey Deals Available

Property Overview

Built in 1964, Chase Tower is in a premier downtown location just northeast of the State House with Chase bank, restaurants and coffee houses within walking distance.

The building recently had renovations to the Tenant Lounge and Common Conference Rooms.







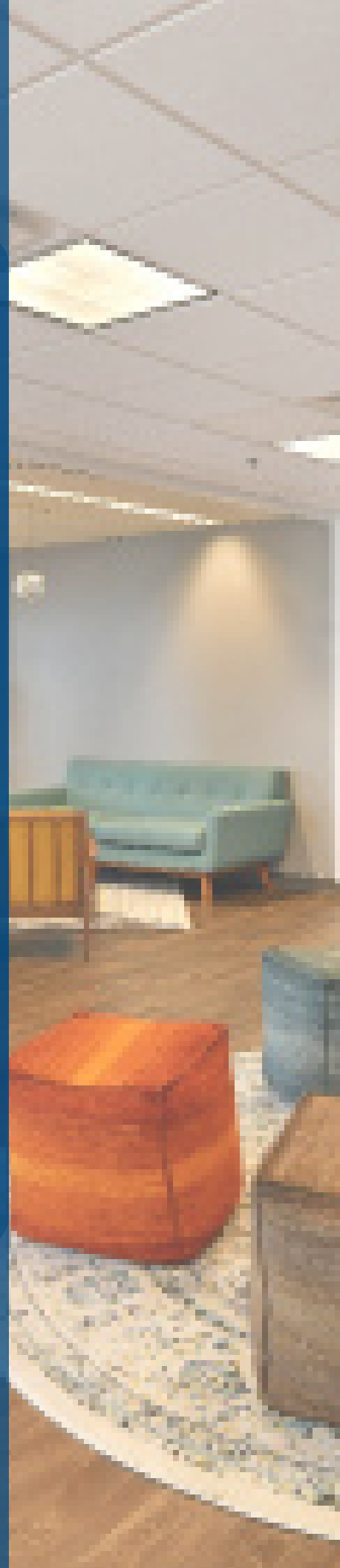
Building Amenities

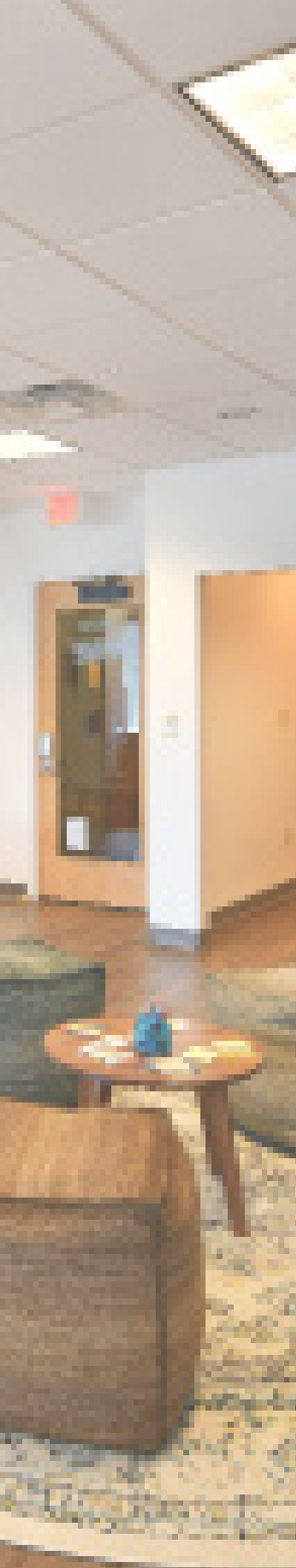
- > Valet parking for Tenants & their clients
- > Potential monument signage
- > Move in ready suites
- > Ability to accommodate up to 87,354 SF of contiguous office space
- > 1/1,000 parking available in the nearby Buckeye Garage
- > Easy access to I-70, I-71, SR 315 and I-6
- > Lexi's on 3rd (on site deli)
- > 3 common conference rooms available for reservation
- > Numerous walkable amenities
- > Operating expenses estimated at \$9.19 PSF
- > Can accommodate approx. 36,000 SF of contiguous office space on floors 2-4 and approx. 24,000 SF on floors 7-8



Building Availability

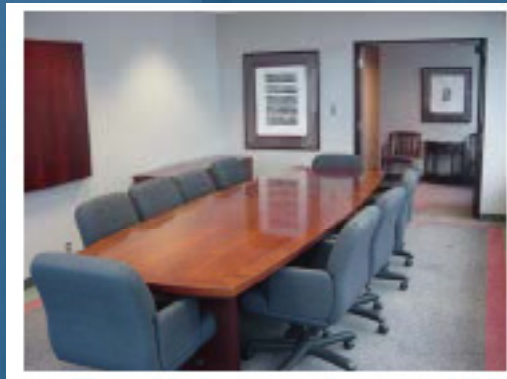
FLOOR	AVAILABLE SPACE (SF)	RATE (PER SF)
2	12,313	\$9.50 - \$11.50 NNN
3	1,742-9,271	\$9.50 - \$11.50 NNN
4	2,091-12,498	\$9.50 - \$11.50 NNN
5	2,687-5,462	\$9.50 - \$11.50 NNN
6	2,006-5,518	\$9.50 - \$11.50 NNN
7	12,498	\$9.50 - \$11.50 NNN
8	12,498	\$9.50 - \$11.50 NNN
9	12,498	\$9.50 - \$11.50 NNN
10	12,498	\$9.50 - \$11.50 NNN
11	12,498	\$9.50 - \$11.50 NNN
12	2,109-6,849	\$9.50 - \$11.50 NNN
13	767-1,962	\$9.50 - \$11.50 NNN
14	12,349	\$9.50-\$11.50 NNN
15	12,349	\$9.50-\$11.50 NNN
16	12,200	\$9.50 - \$11.50 NNN
17	1,856-5,850	\$9.50 - \$11.50 NNN
18	12,498	\$9.50 - \$11.50 NNN
21	5,732-7,076	\$9.50 - \$11.50 NNN
22	2,028 - 6,857	\$9.50 - \$11.50 NNN
23	1,403-1,841	\$9.50 - \$11.50 NNN
24	1,723-4,481	\$9.50 - \$11.50 NNN







Conference Room Facilities



Room A sits 10-12 people comfortably. The room is equipped with a dry erase board and free wifi access.

4 hours or less - \$30.00

8 hours - \$50.00



Room B has auditorium seating for 52 people. The room is equipped with a brand new projector, the projector screen, a dry erase board, a podium for classroom style presentations, a wireless microphone and free wifi access.

4 hours or less - \$80.00

8 hours - \$150



Room C is our Executive Board Room. It can seat 22 people in a board room style settings but can accommodate 35 people in a classroom style setting. The room is equipped with a podium, projection screen, and free wifi access.

4 hours or less - \$60.00

8 hours - \$100

Wifi in all rooms at no additional charge.

Polycolm available for your calls.

Cell phone use - \$5.00

Use with provided phone line - \$10.00

For room and polycolm availability, please call 614-469-0066

Loca-

- > Centrally located in the CBD
- > Walkability to all that Downtown has to

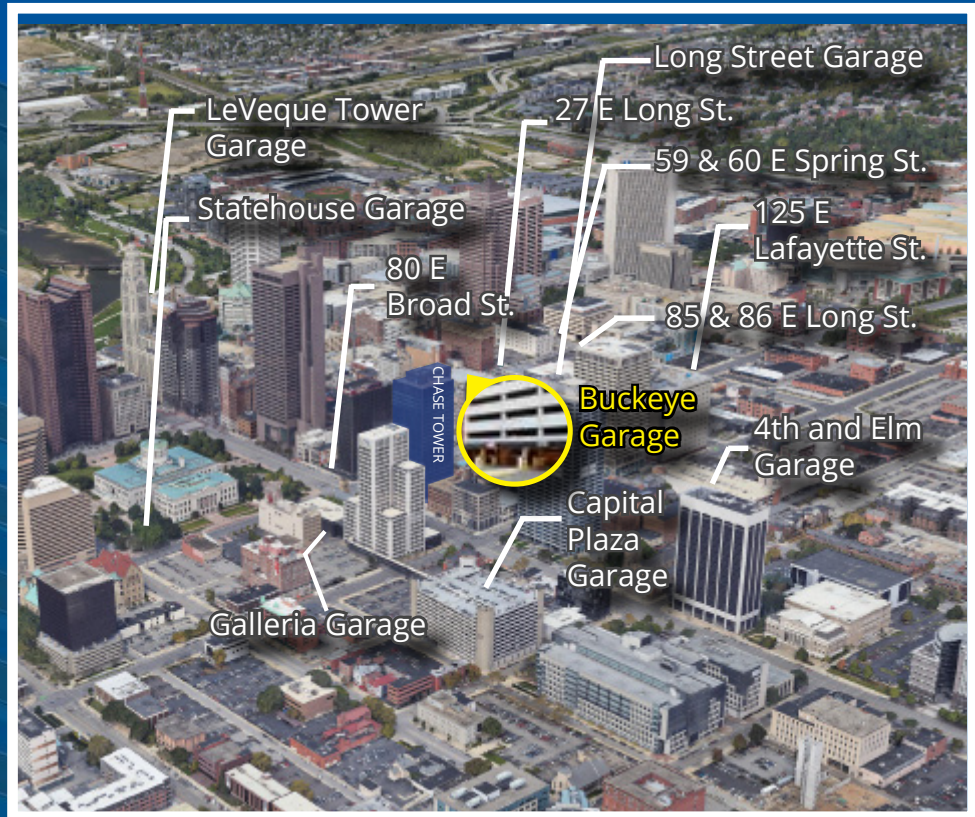


Park-

- > 1/1,000 SF parking ratio
- > .3 miles from the Buckeye Garage



Other Parking Nearby



Buckeye Garage	\$150-\$225/month
Capital Plaza Garage	\$140-\$200/month
4th & Elm Garage	\$115-\$175/month
Long Street Garage	\$95-\$215/month
Ohio Statehouse Garage	\$170-\$230/month
Galleria Garage	\$2-\$14/day
LeVeque Tower Garage	\$230/month
80 E Broad Street Lot	\$150/month
85 & 86 E Long Street Lots	\$12/day - \$165/month
125 E Lafayette Street Lot	\$140/month
59 & 60 E Spring Street Lots	\$7-\$10/day
27 E Street Lot	\$7-\$10/day

Downtown C-Pass

DOWNTOWN C-PASS

Commute for Free

Thanks to Downtown property owners, the Downtown C-pass offers a free commute into Downtown. Downtown C-pass is a new program available to companies in the Capital Crossroads Special Improvement District through December 31, 2020.

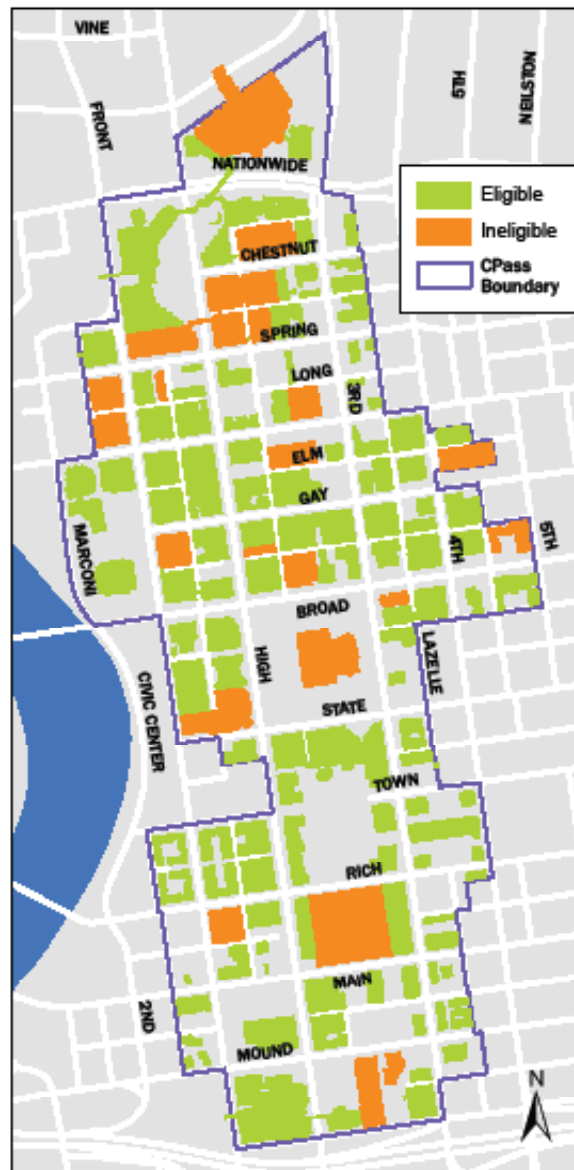
- Eligible employees can receive a *free bus pass*, good on any COTA route, any day, any time.
- *No cost to the company or employee.*
- Enrollment and administration are easy through a secure online member portal.



5 REASONS to Ride the Bus

1. **No more road rage:** Let the COTA driver deal with traffic headaches.
2. **Get a jump start on work:** Every bus has Wi-Fi so your workday can begin when you board the bus.
3. **Unwind:** Watch your favorite podcast or laugh at funny cat videos.
4. **No more parking hassles:** Park for free at one of 25 Park & Rides and get downtown quick.
5. **Save money:** Fewer miles on your car equals fewer car-related expenses and no more parking fees.

More questions? We're happy to help. Contact us at (614) 691-4124 or info@downtowncpass.com.
Learn more at DowntownCpass.com.



February 2019

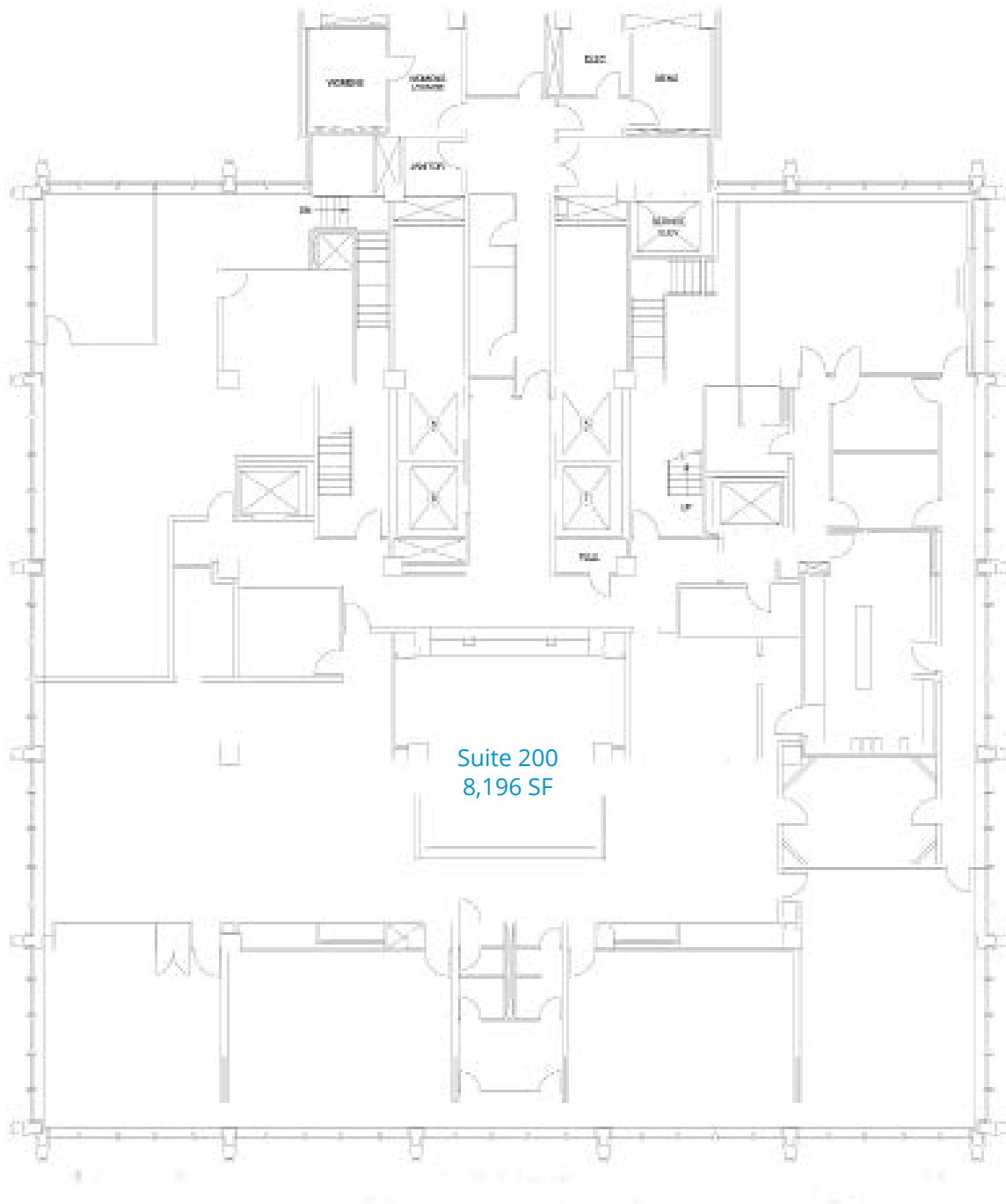
downtown
c-pass
Ride with US

A Capital Crossroads SID Program
Powered by gohle commu



Nearby Amenities

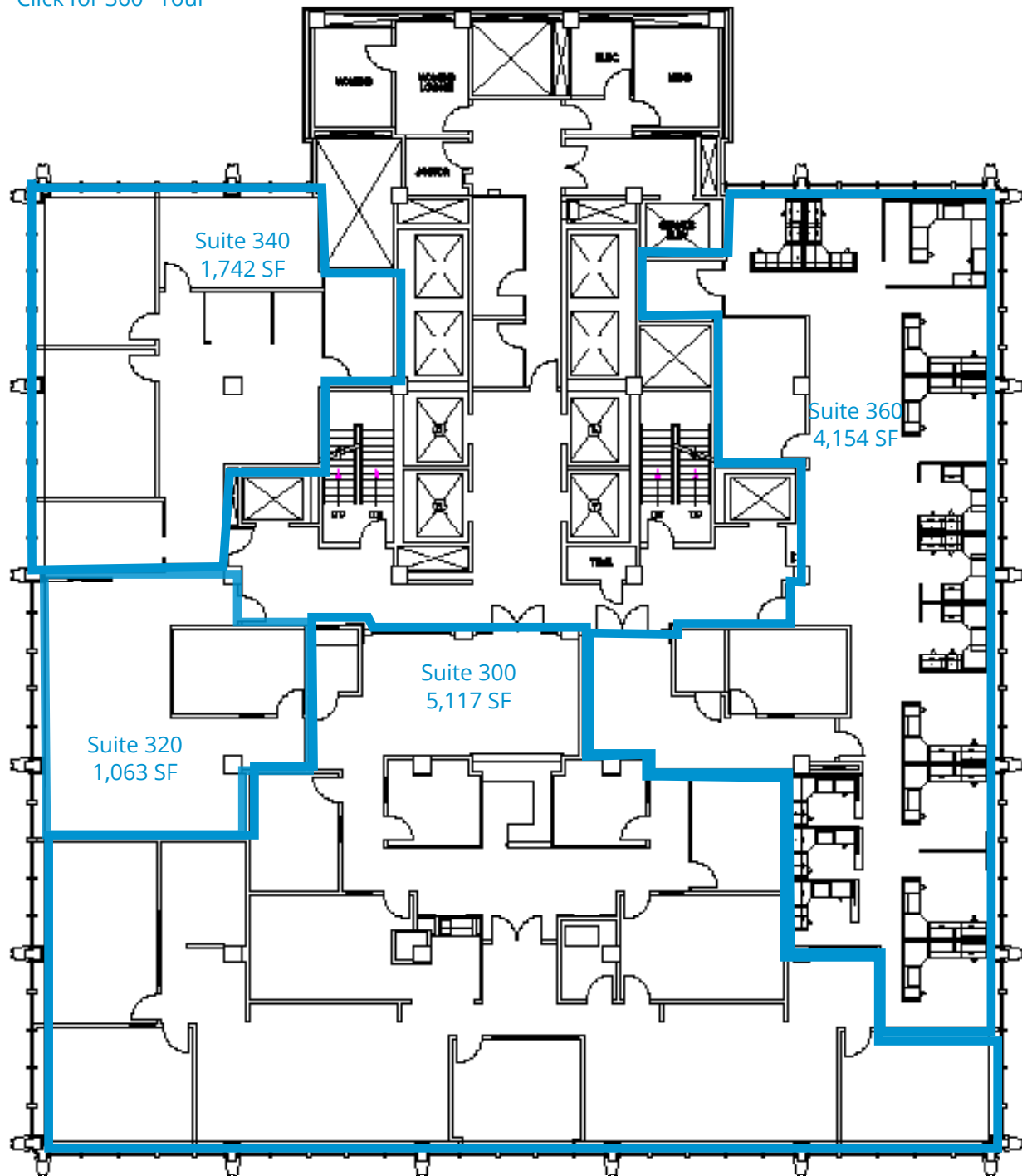




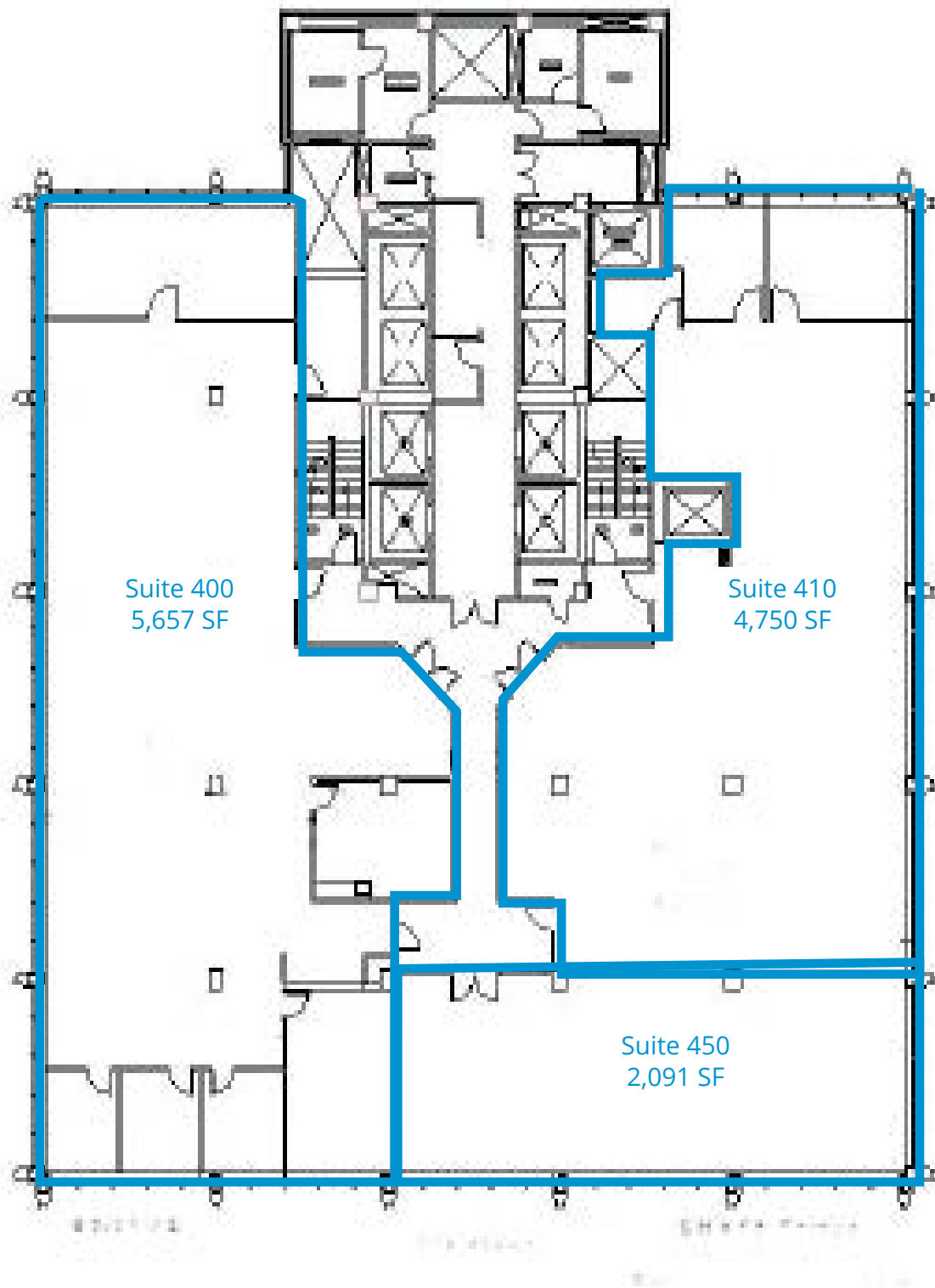
* Can be combined with floors 3 & 4 for approx.
36,000 RSF of contiguous office space

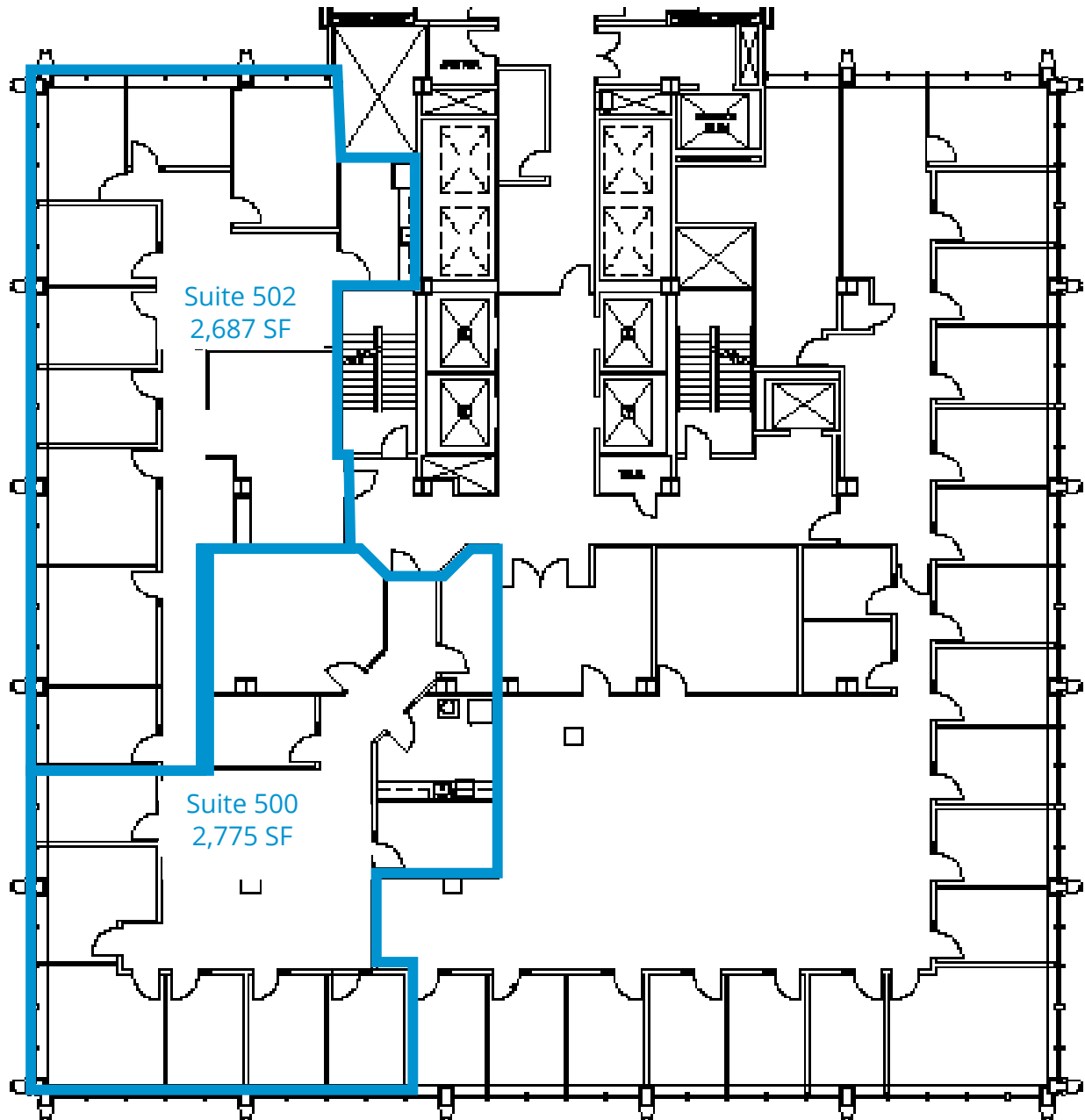


Click for 360° Tour



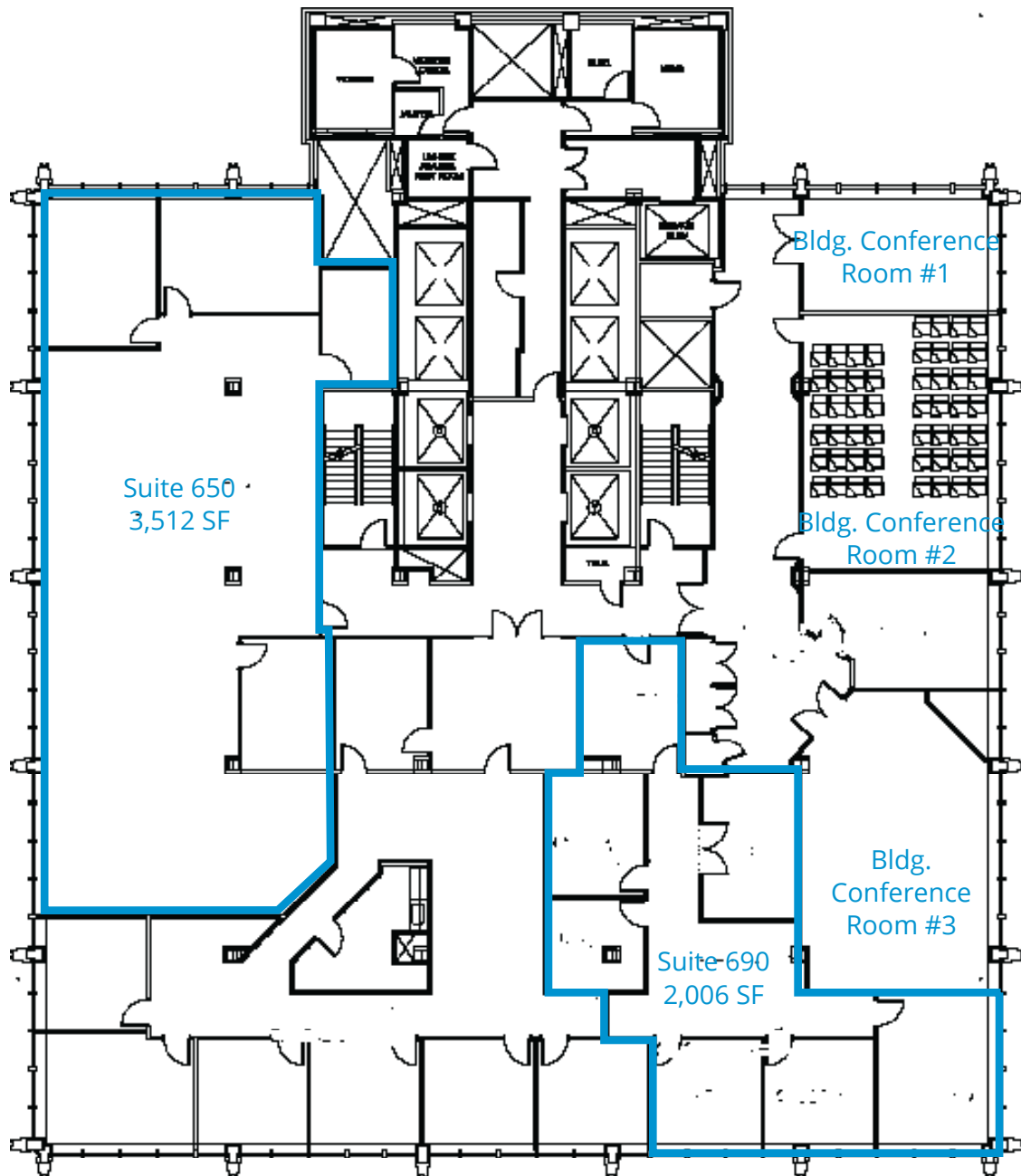
* Can be combined with floors 2 & 4 for approx.
36,000 RSF of contiguous office space

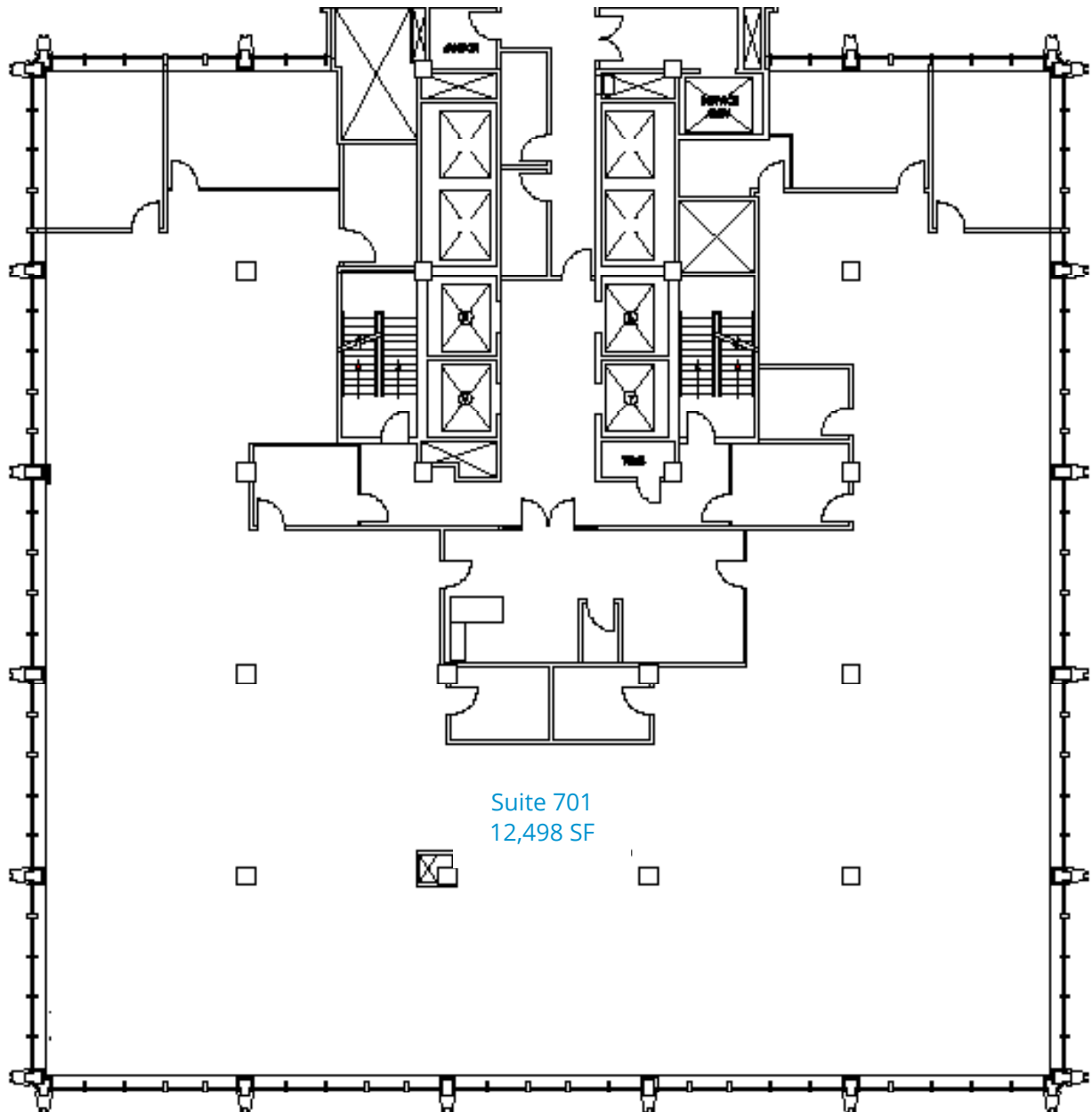






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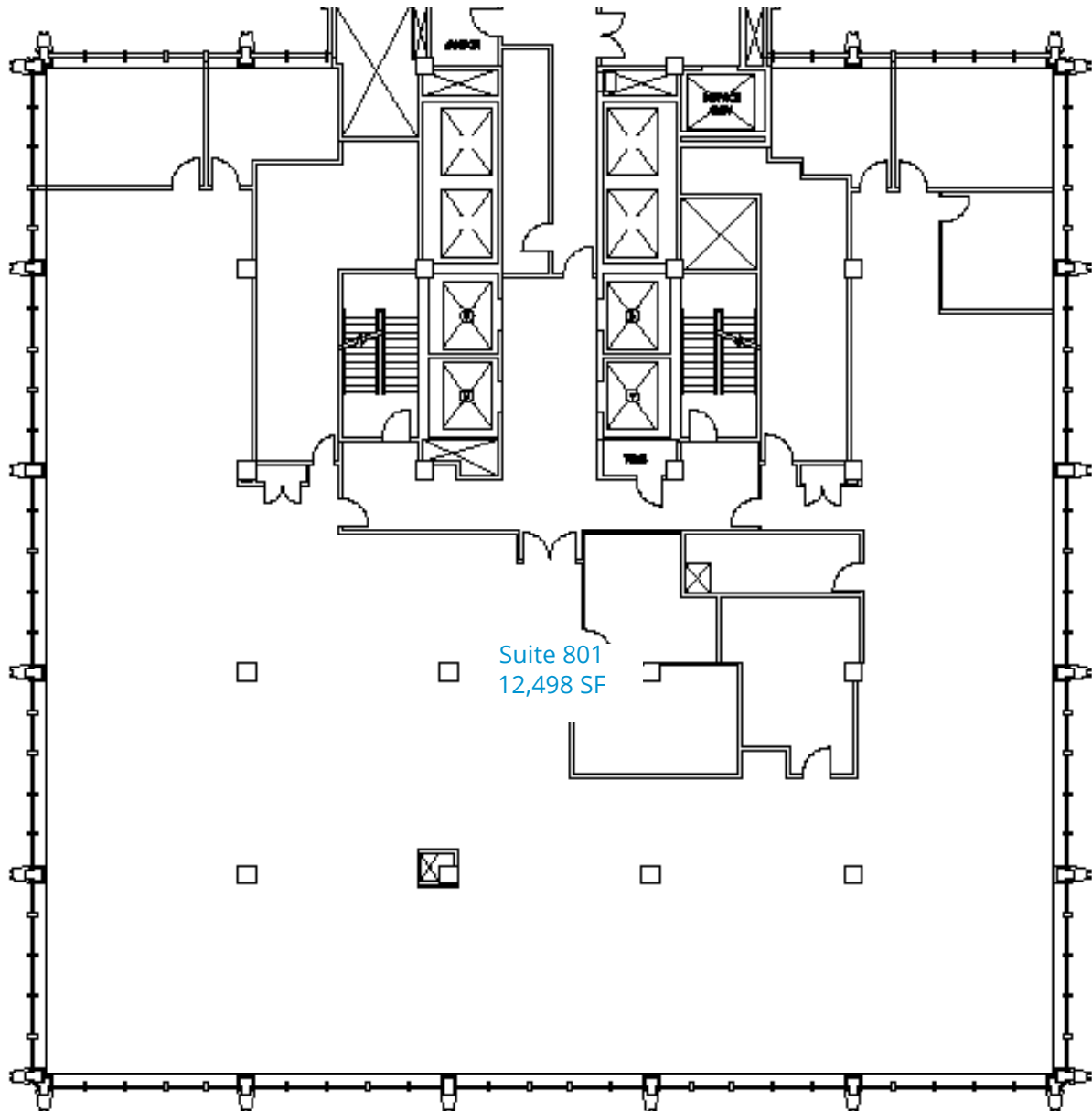




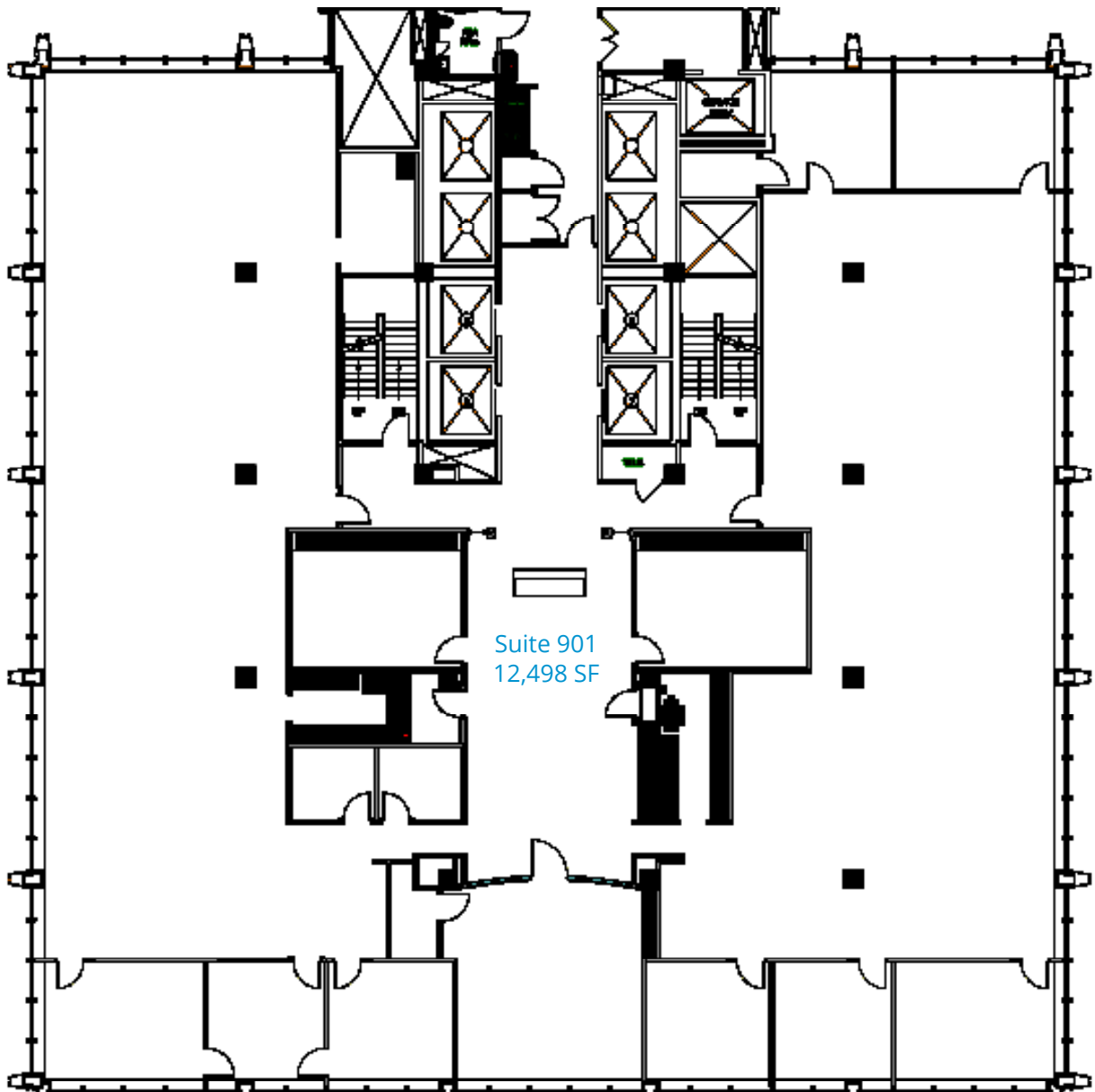
* Can be combined with floor 8 for approx.
24,000 RSF of contiguous office space



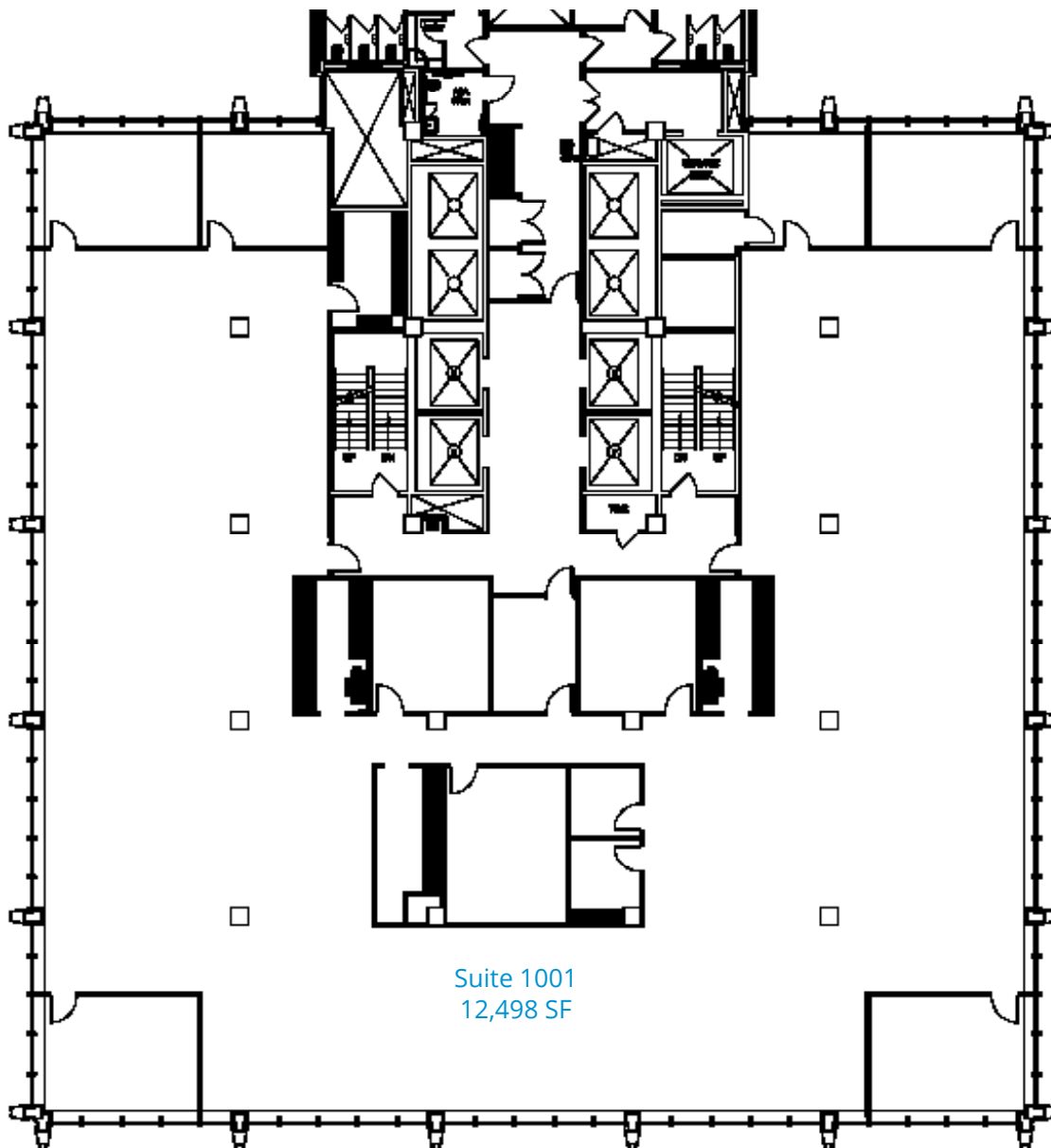
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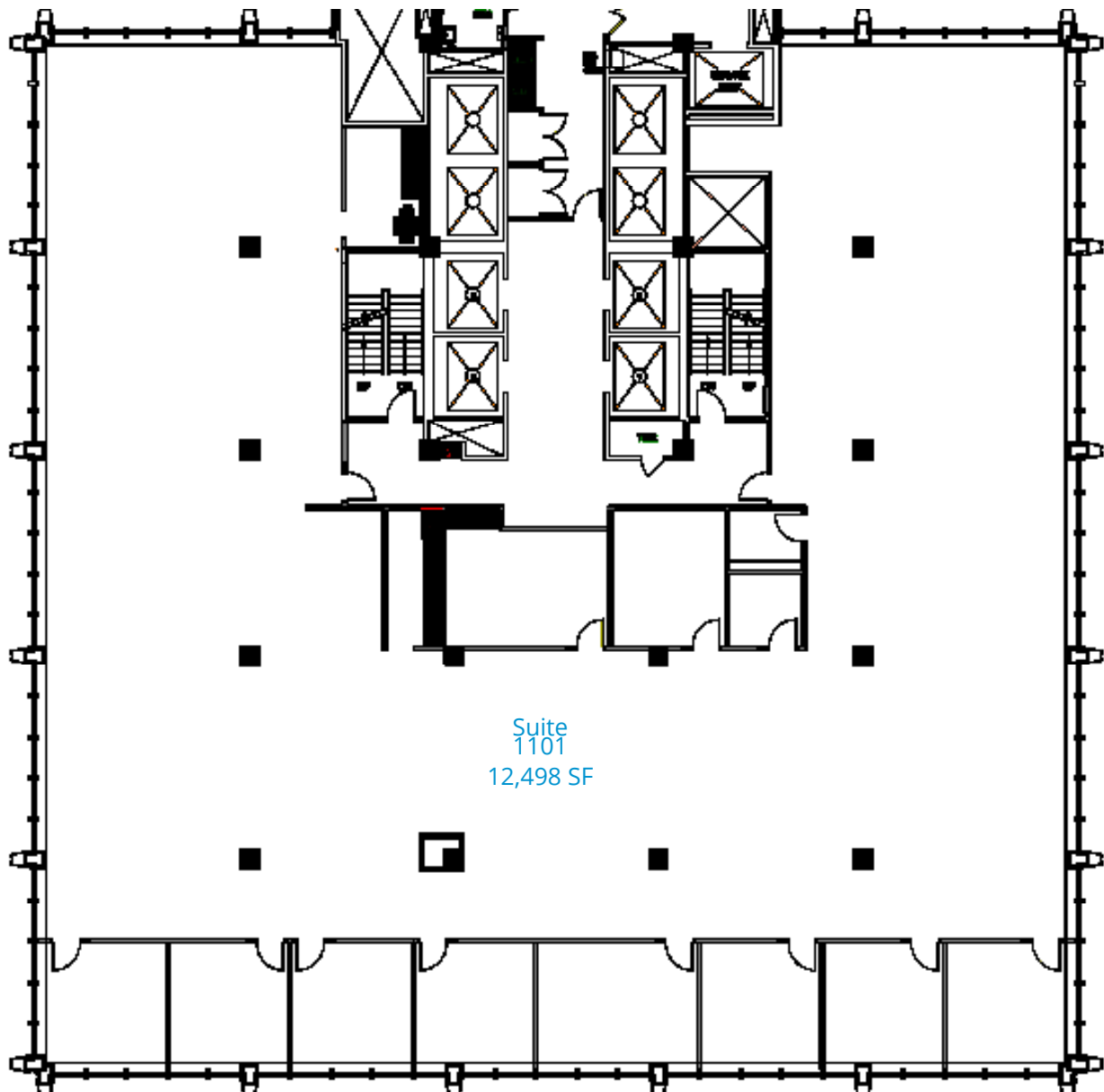
* Can be combined with floor 7, 9, 10 and 11 for approx.
62,490 RSF of contiguous office space



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62,490 RSF of contiguous office space

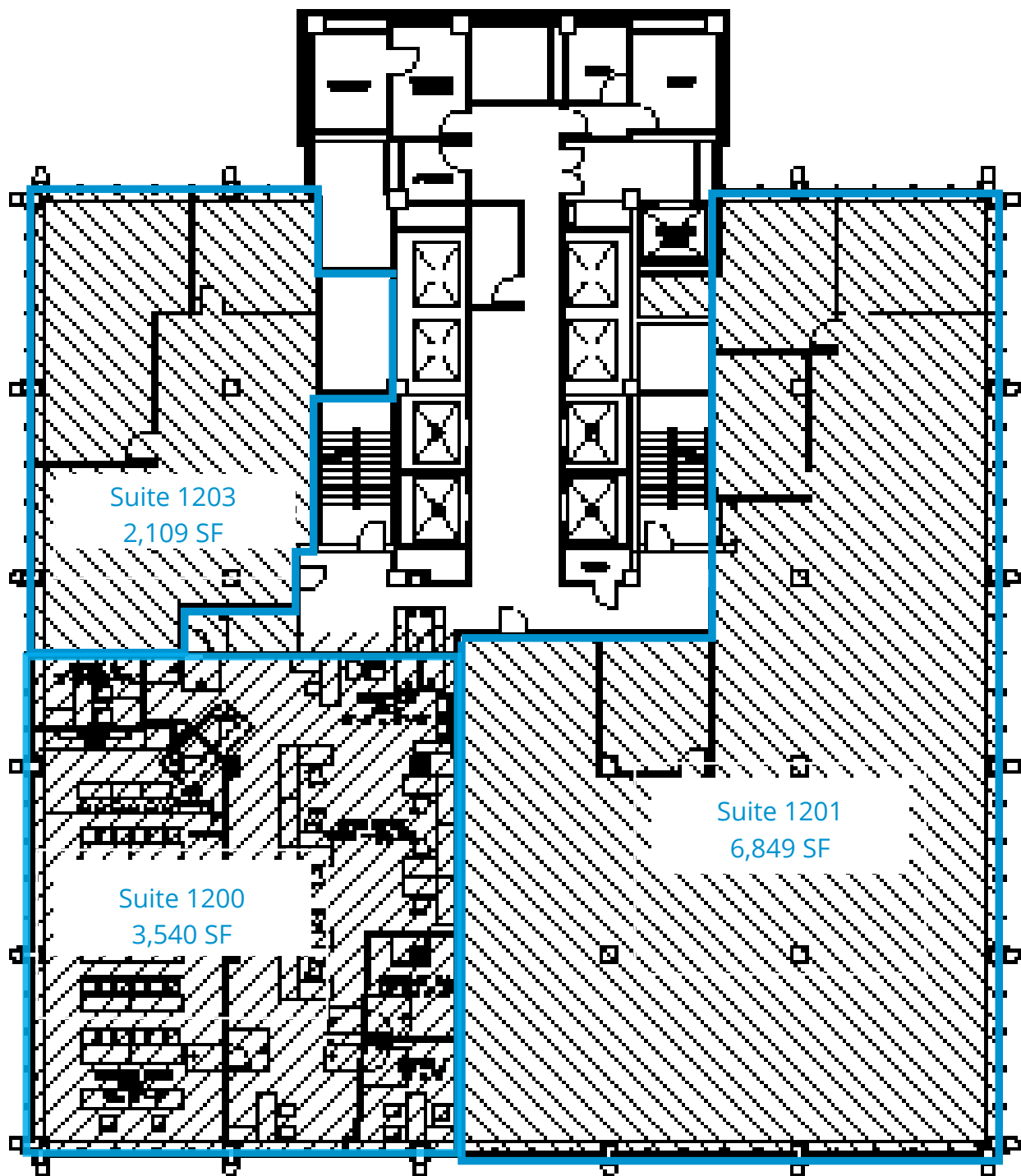


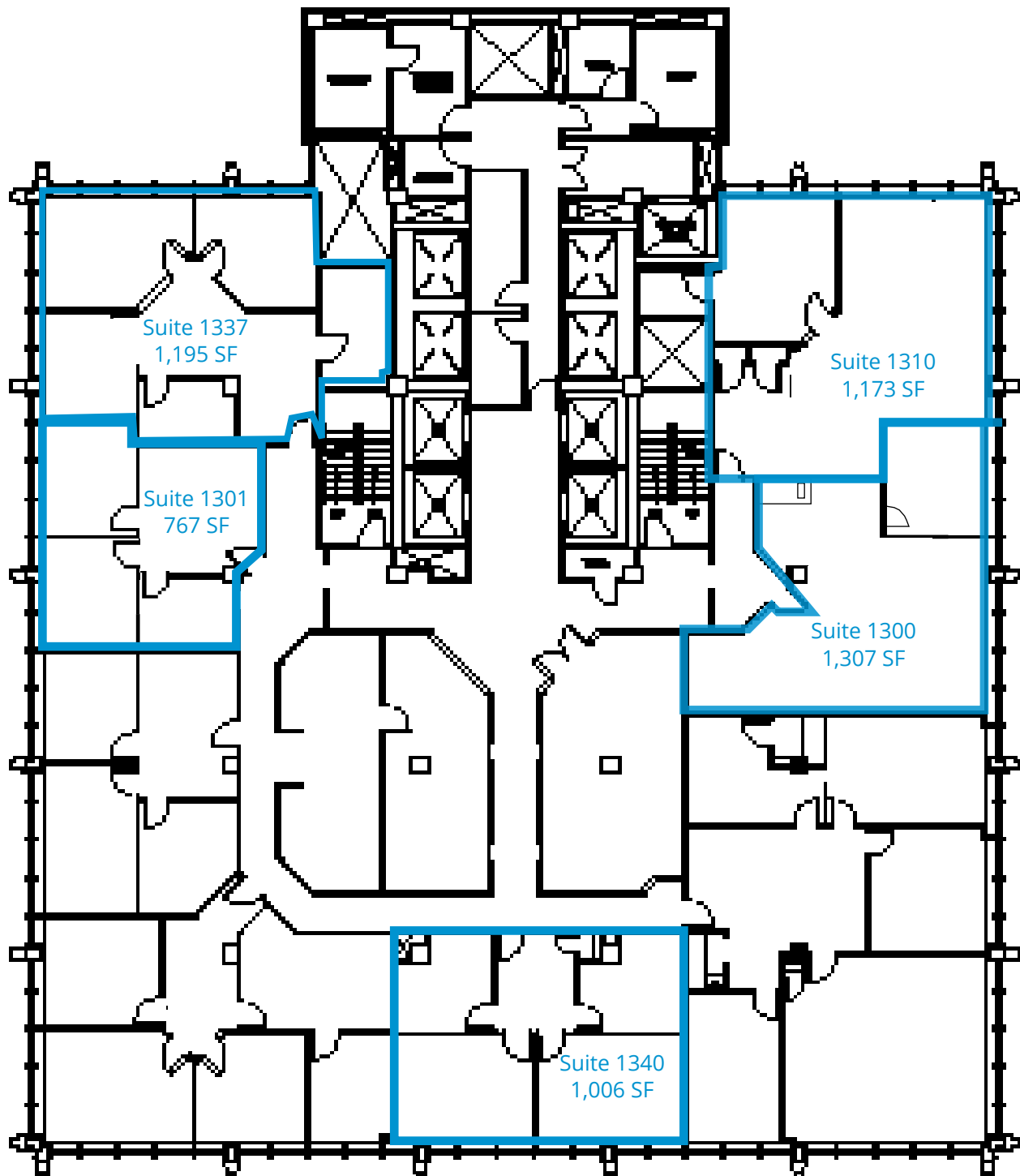
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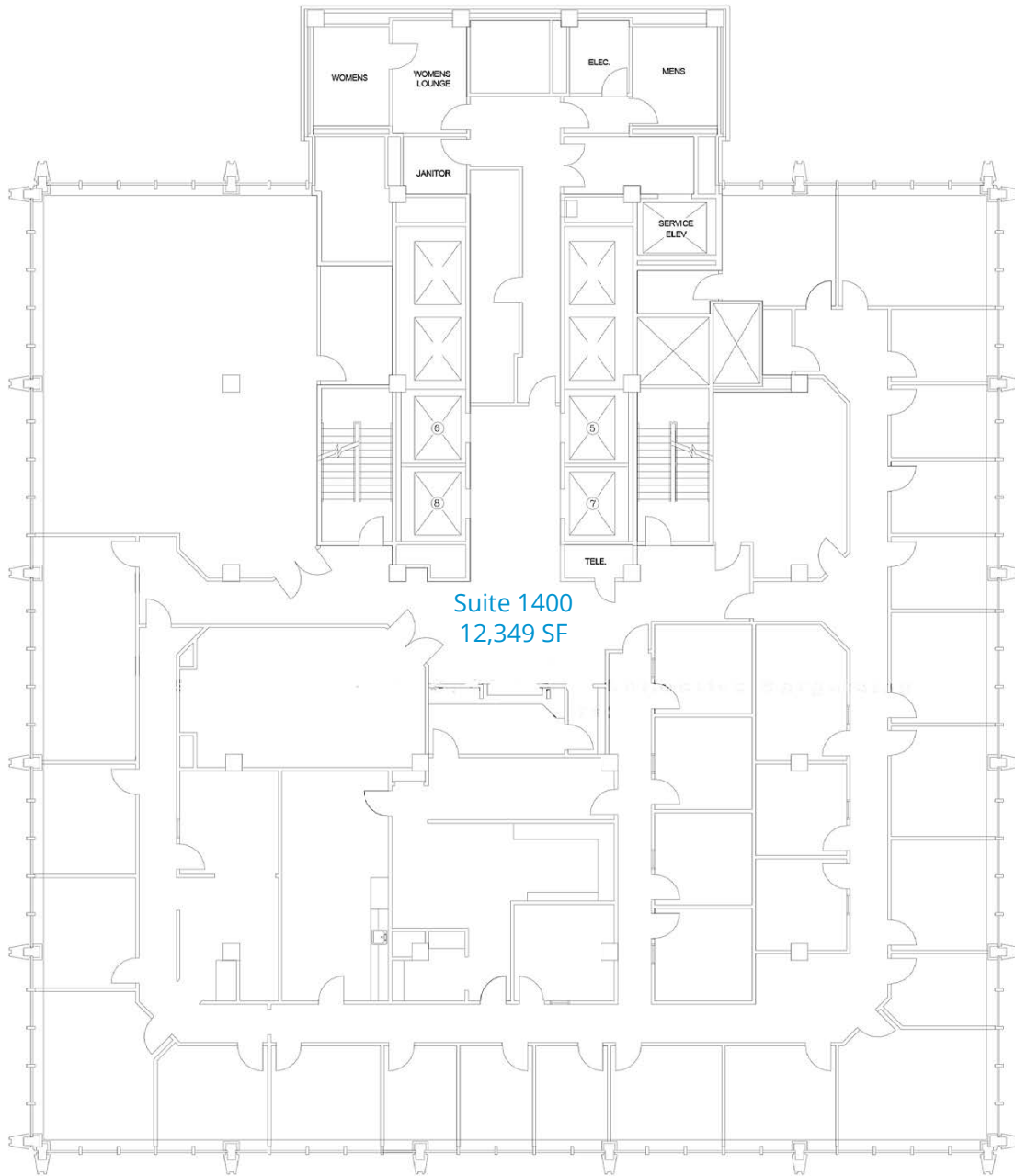


Suite
1101
12,498 SF

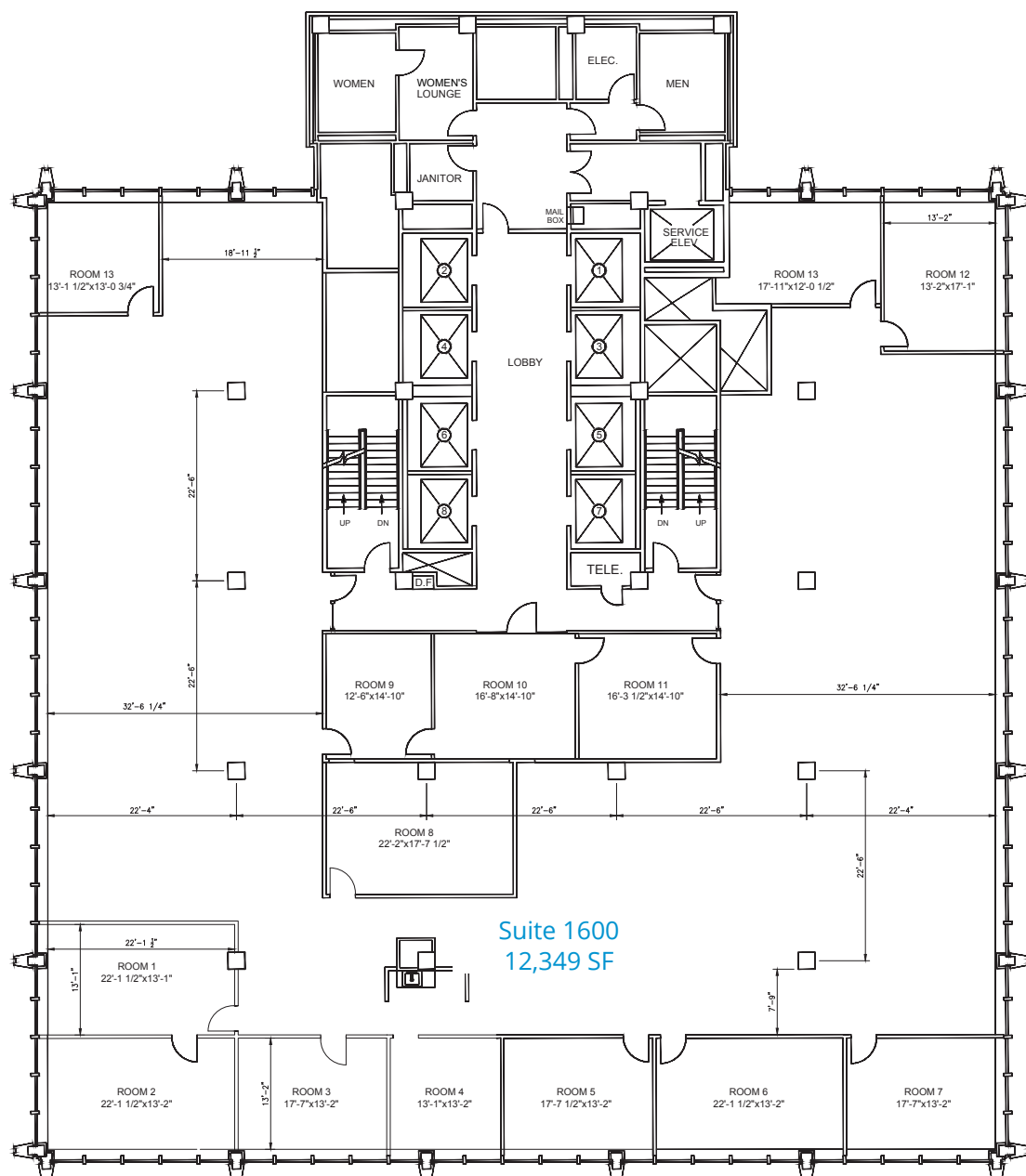
* Can be combined with floor 7, 8, 9 and 10 for approx.
62,490 RSF of contiguous office space

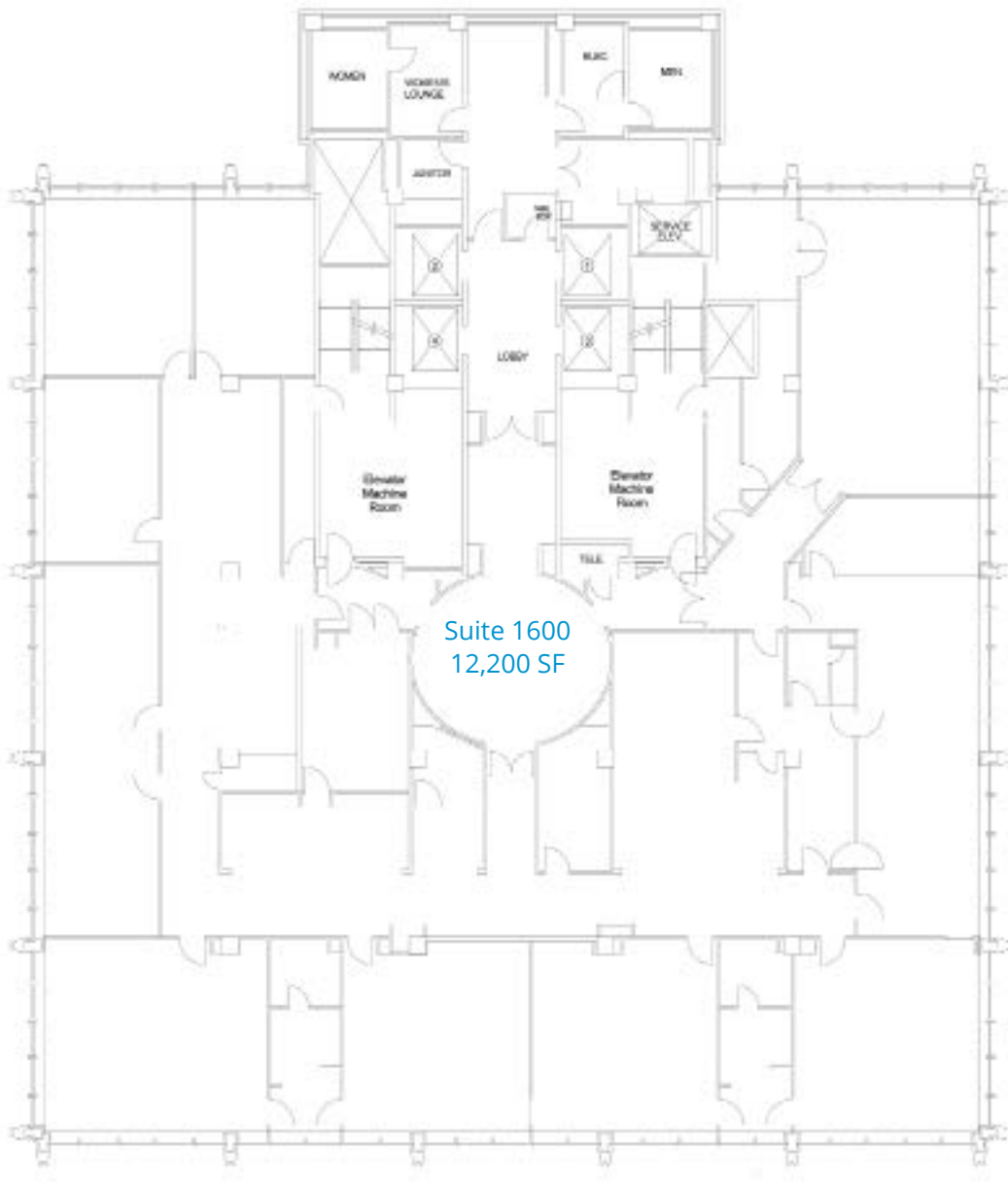


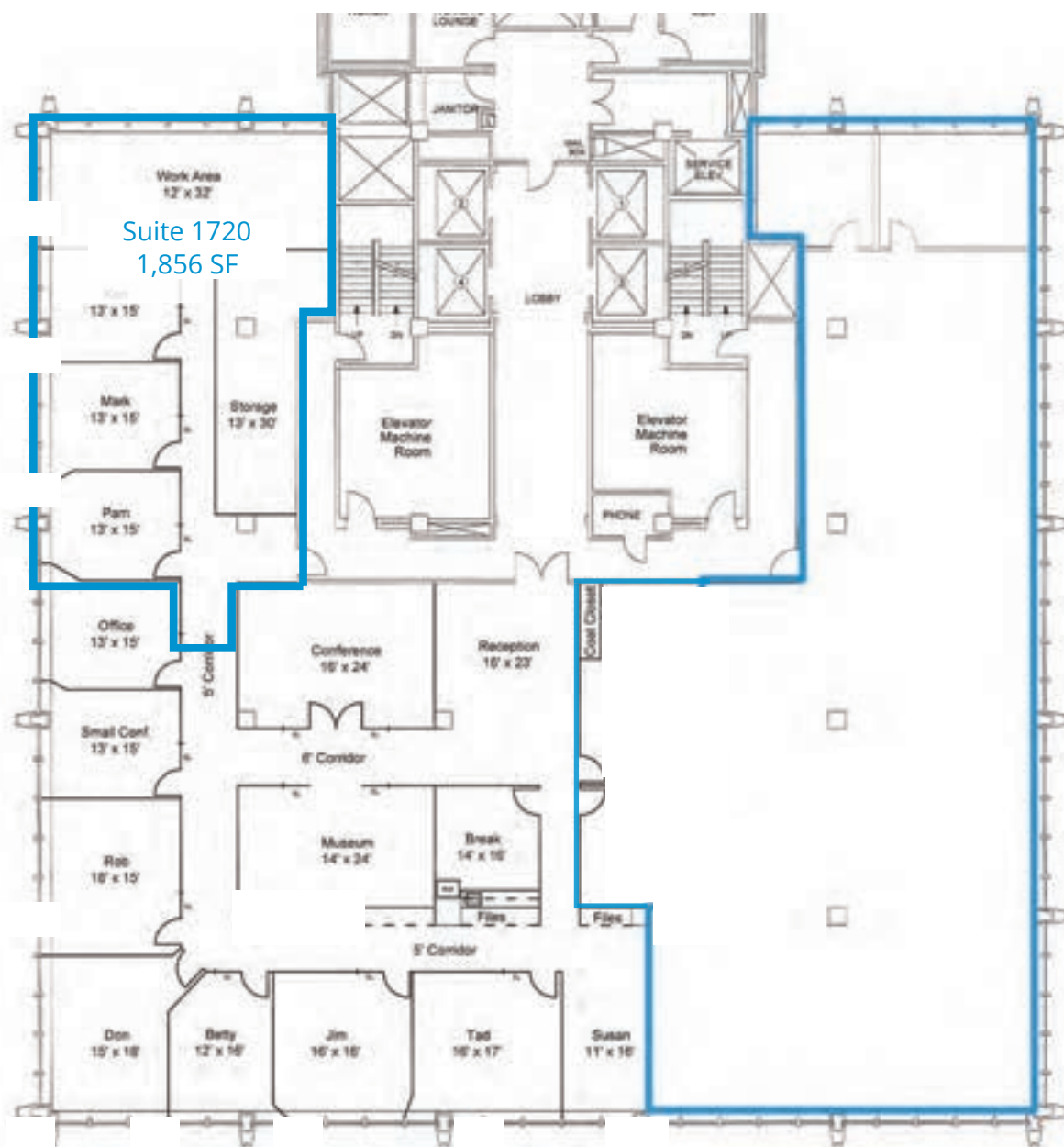


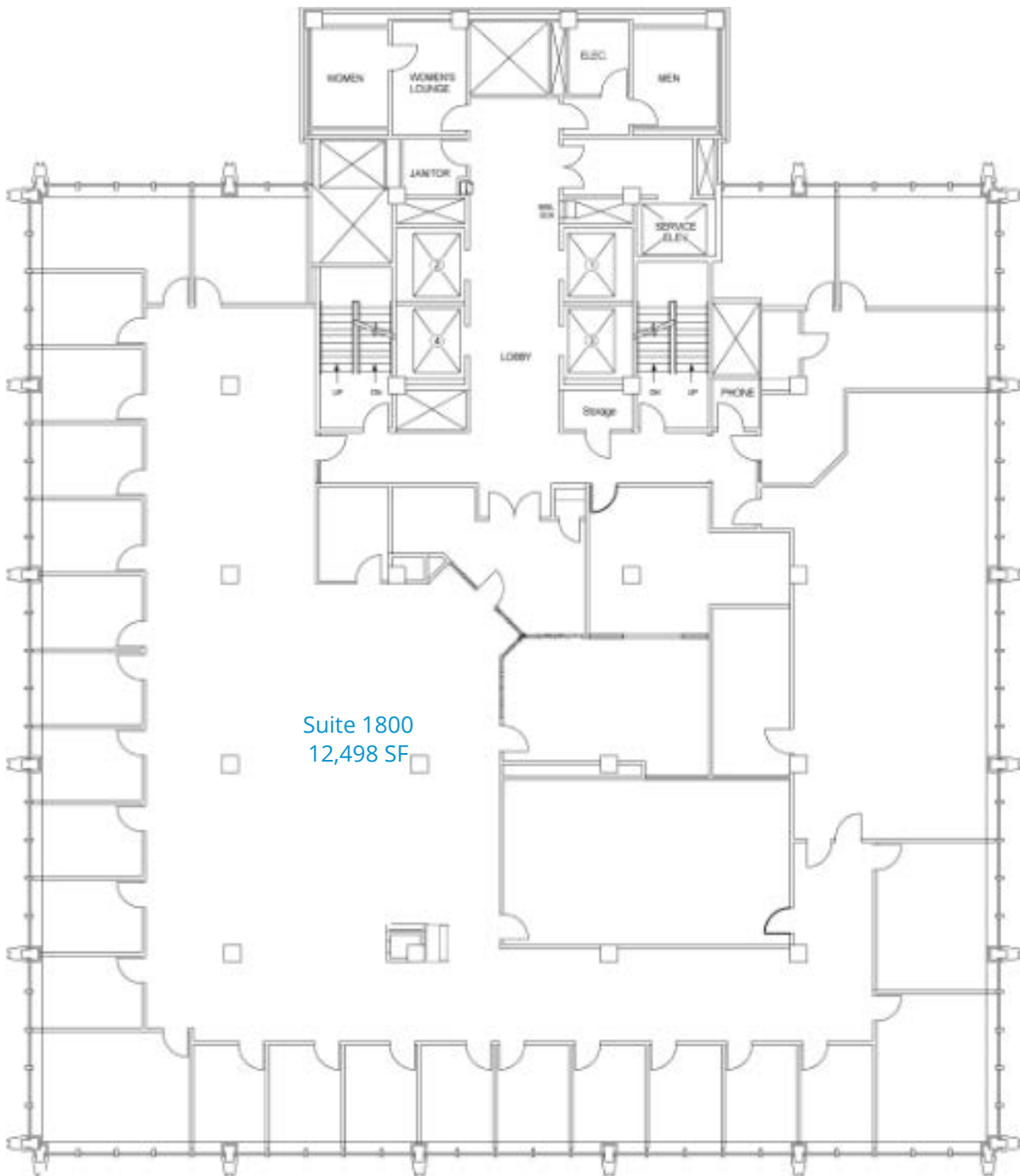


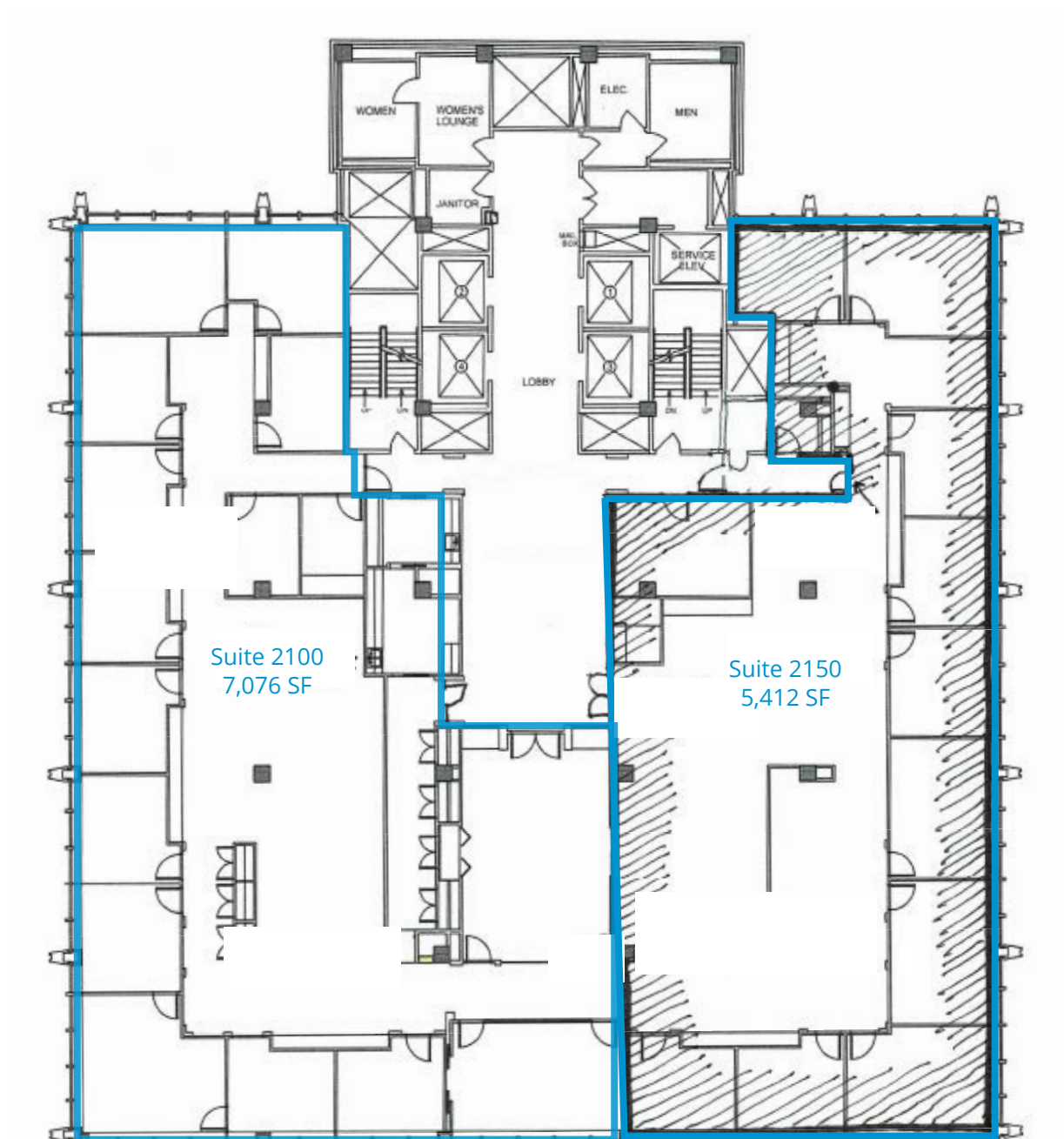
Suite 1400
12,349 SF

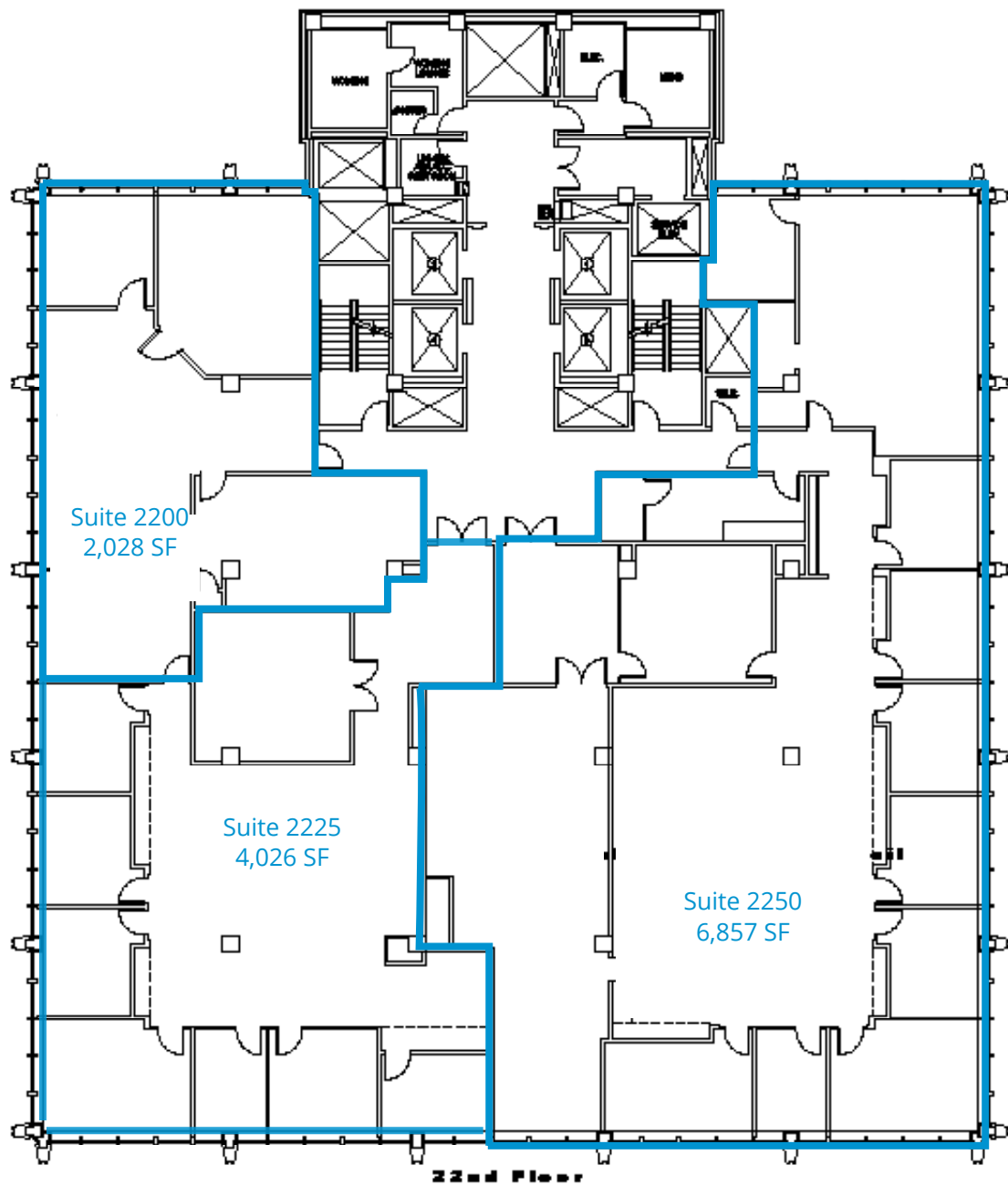






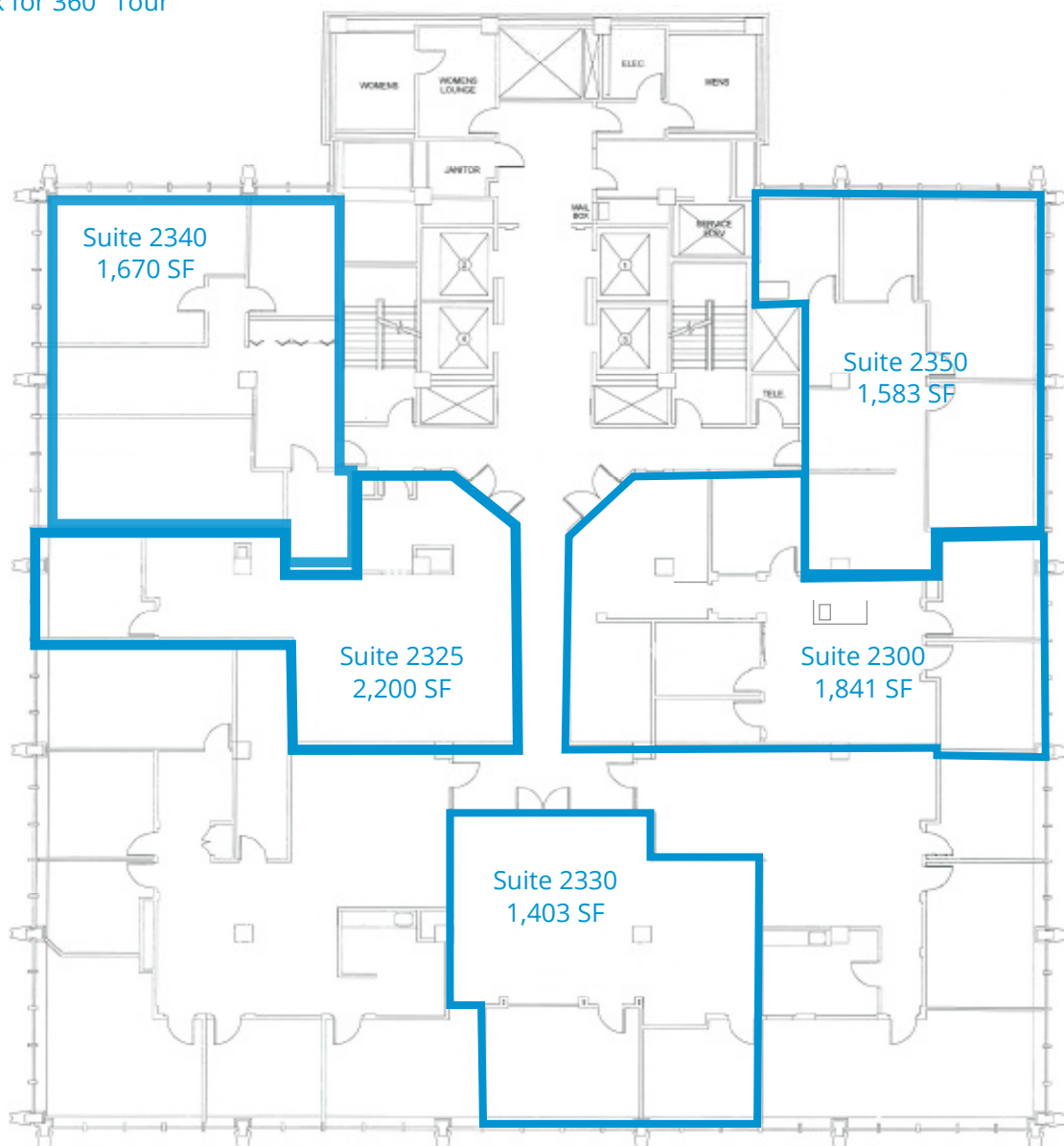


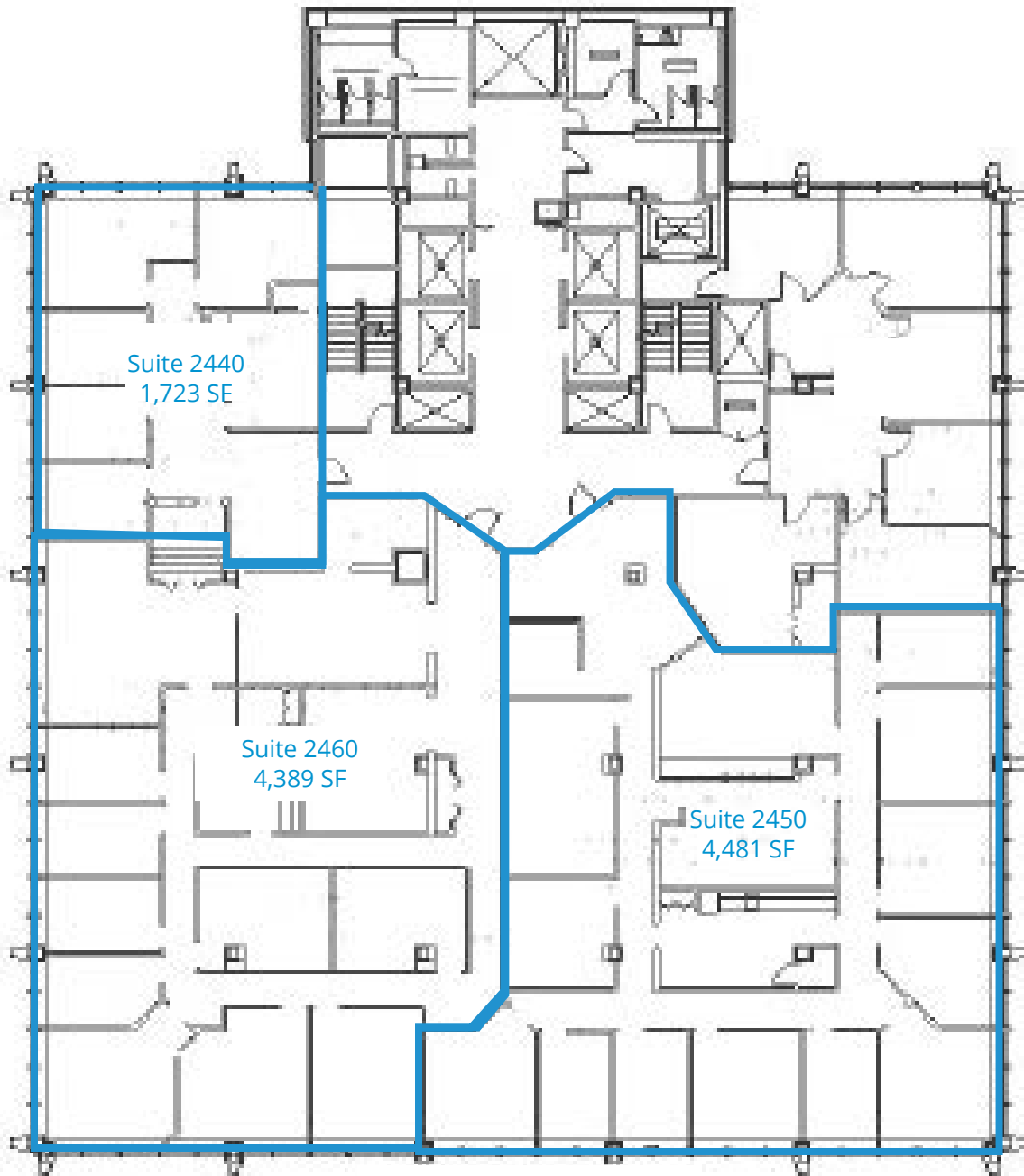






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RENAISSANCE

Broad St

CHASE

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