



2800
TOWER

PHOENIX

2800 N CENTRAL AVENUE | PHOENIX, AZ

EVERYTHING YOU NEED.
ALL RIGHT HERE
AT 2800 TOWER.

2800 N CENTRAL AVENUE | PHOENIX, AZ



GAEDEKEGROUP



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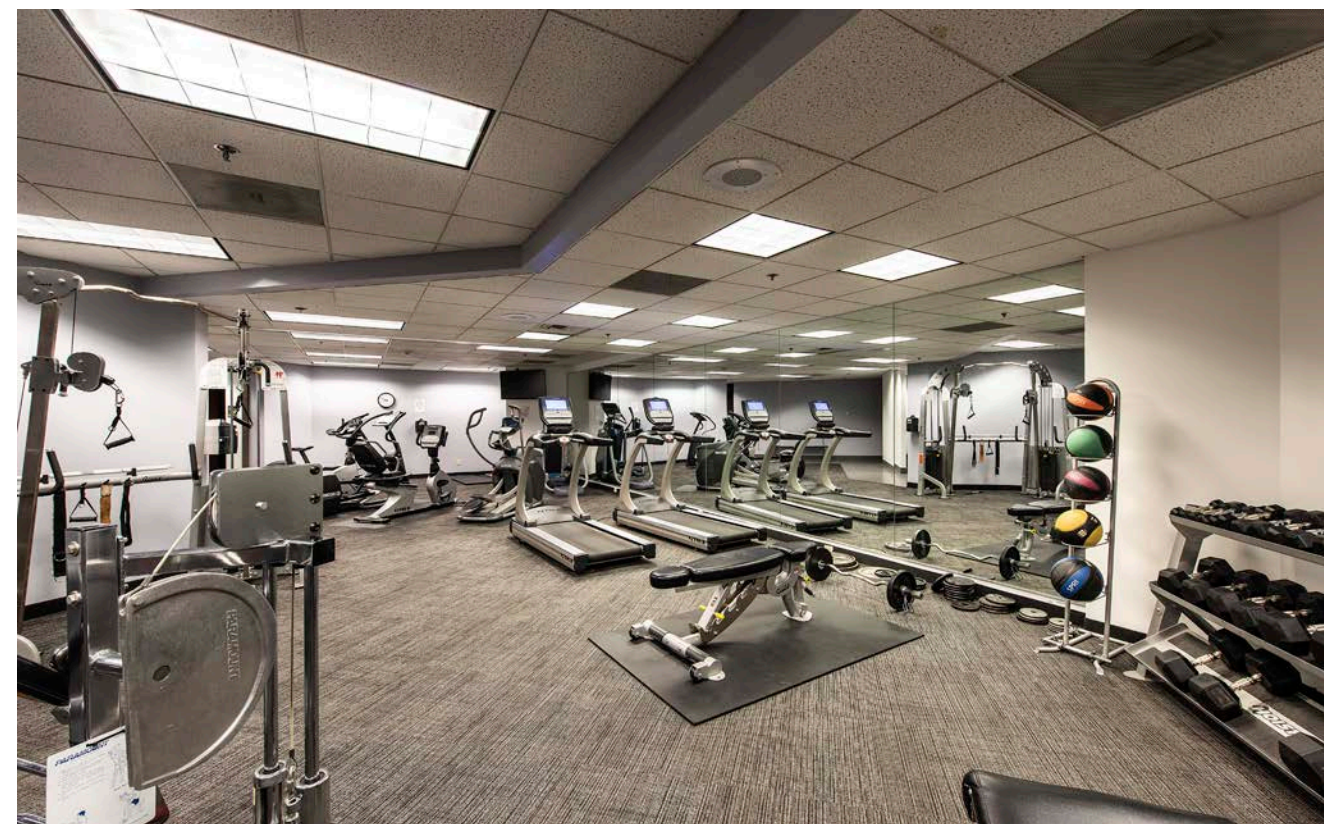
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THE AMENITIES

- FITNESS CENTER
- THE EDMONT RESTAURANT AND BAR
- CONFERENCE CENTER
- OUTDOOR PARK WITH LAVISHLY LANDSCAPED PLAZA
- BALCONIES ON UPPER FLOORS
- WELLSPACE™ INITIATIVE
- 360 VIEWS OF PHOENIX SKYLINE
- ONSITE MANAGEMENT & ENGINEERING BY GAEDEKE GROUP
- 24/7 KEY CARD ACCESS
- 6-STORY CONNECTED PARKING GARAGE



WELLSPACE™

BY GAEDEKEGROUP

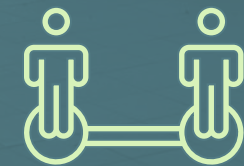
Leading a new wave of wellness



BREATH OF FRESH AIR



CONTINUOUS SANITIZATION



COLLABORATIVE DISTANCING



Fitwel®
Viral Response
Certified

WELLNESS FROM EVERY ANGLE

COMMITTING TO WELLNESS

The wellbeing of our customers has always been paramount. We have led the industry in innovation for the past 25 years and are leading a new wave of wellness.

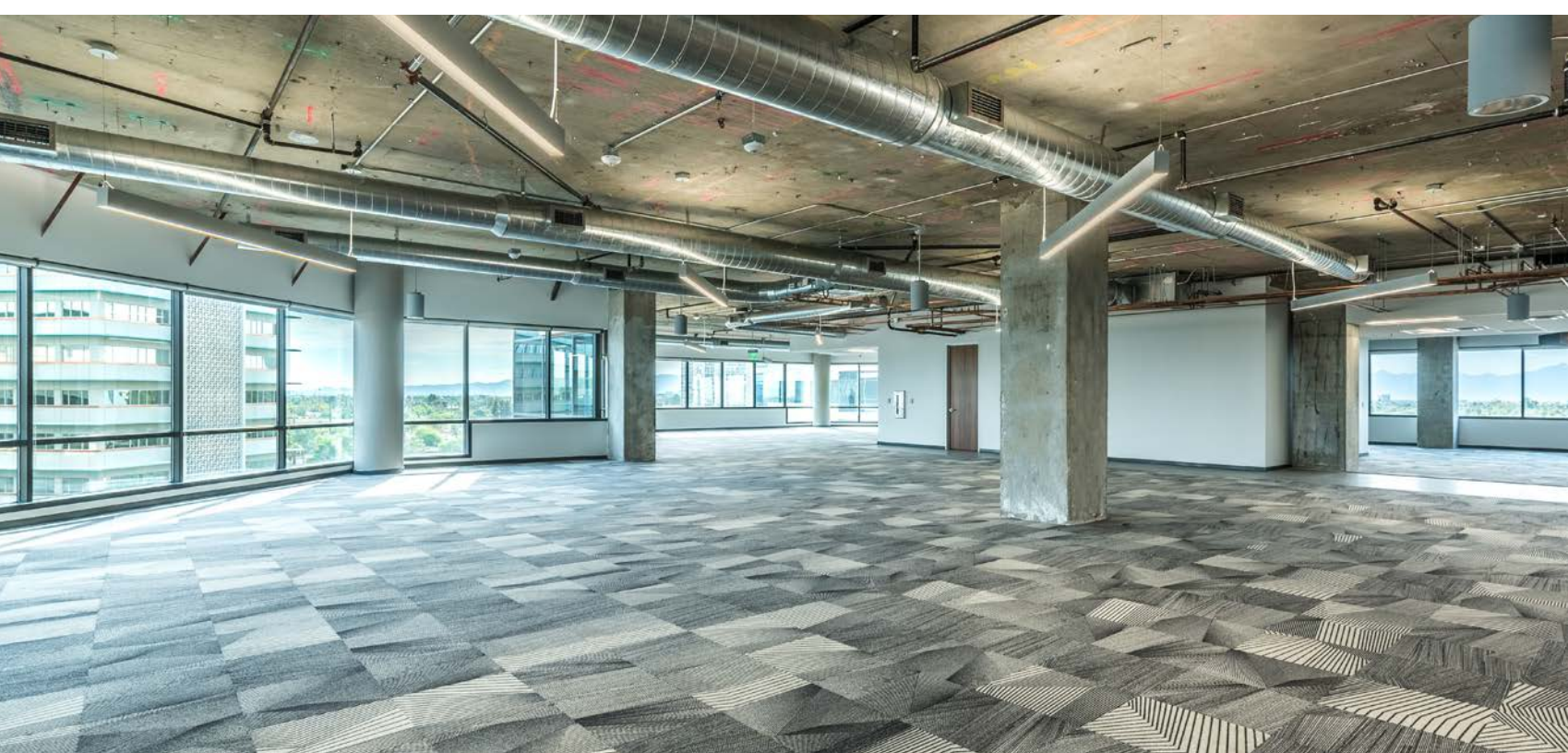
AWARDED FITWEL VIRAL RESPONSE CERTIFICATION - Gaedeke Group is one of the first U.S. companies to achieve Fitwel Viral Response certification. Fitwel is the world's leading third-party healthy building certification system operated by the Center for Active Design (CfAD) and sets the industry standard for evidence-based strategies that promote positive health outcomes for building occupants and communities. The program was originally created by the U.S. Centers for Disease Control and Prevention and U.S. General Services Administration.

GPS FC-48 IONIZATION AIR PURIFICATION SYSTEM - GPS FC-48 ionization air purification system installed in the air handling units of the 5th, 6th, 20th and 21st floors, as well as the lobby, amenity floor and Edgemont Cafe. The system creates an ion charge designed to disrupt the surface proteins of viruses rendering them inactive.

ELEVATOR UPGRADES - Circulating fans replaced with sterilization and purification fans with built-in negative ion generator and UV-C lamp. UV-C lamp destroys molecular structure of bacteria and viruses. Test results show a purification efficiency and disinfection rate of up to 99%.

OUTSIDE AIR - We are optimizing fresh air intake into the building by actively monitoring the HVAC system in accordance with ASHRAE and CDC guidelines.





FURNISHED SPEC SUITES

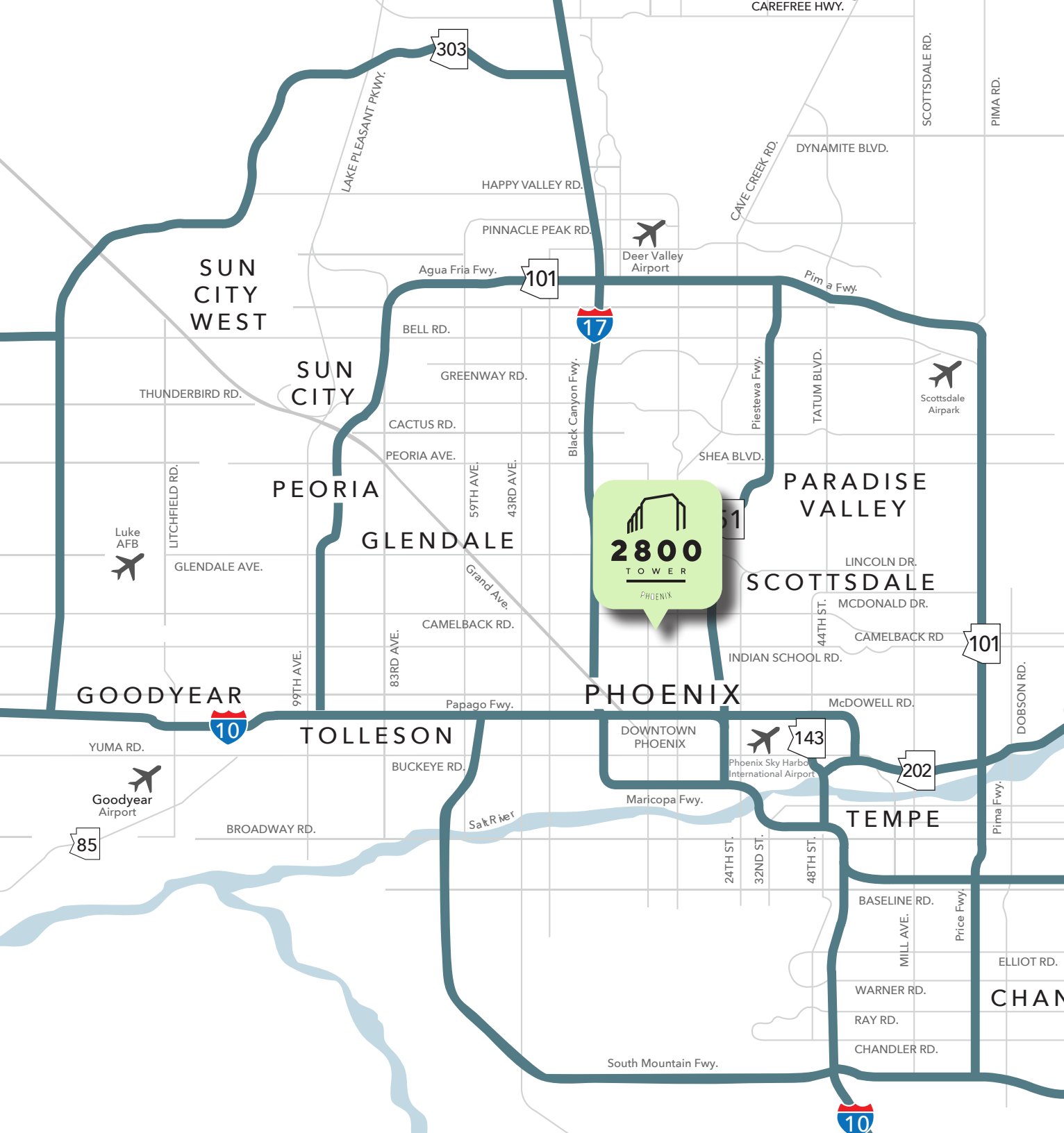
2800 TOWER HAS BRAND NEW SPEC SUITES THAT ARE COMPLETELY MOVE-IN READY, RANGING FROM 3,331 SF UP TO 19,451 SF.



RENOVATED LOBBY

THE RECENTLY RENOVATED LOBBY WELCOMES GUESTS TO ONE OF THE MOST PRESTIGIOUS HIGH-RISE OFFICE BUILDINGS IN PHOENIX:
A 21-STORY CLASS A, 370,736 RSF BUILDING.





LOCATION

LOCATED ON CENTRAL AVENUE JUST SOUTH OF THOMAS, 2800 TOWER IS IN THE HEART OF IT ALL.

THIS PROPERTY PROVIDES ACCESS TO COUNTLESS AMENITIES, CONVENIENT TRANSPORTATION, AND AN EXCITING NIGHTLIFE.

CONVENIENCE & ACCESSIBILITY

±1 MILE

FROM I-10

1 BLOCK

FROM LIGHT RAIL

±5 MILES

FROM PHOENIX SKY HARBOR

5,726

APARTMENTS WITHIN 1.5 MILES

75

DINING OPTIONS WITHIN 1 MILE

80

WALKABILITY SCORE



DOWNTOWN PHOENIX

- HEARD MUSEUM
- PHOENIX ART MUSEUM
- PHOENIX THEATER COMPANY
- ARIZONA SCHOOL FOR THE ARTS
- BURTON BARR CENTRAL LIBRARY

2800
TOWER
PHOENIX

P
6-LEVEL CONNECTED
PARKING STRUCTURE

ST. JOSEPH'S HOSPITAL

DINING & DRINKS



HOTELS



ENTERTAINMENT



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 **LEE &
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