

# 219 Forbes Avenue, Suite 200

DOWNTOWN • MARKET SQUARE PLACE

CLASS A OFFICE SPACE • 10,910 SF



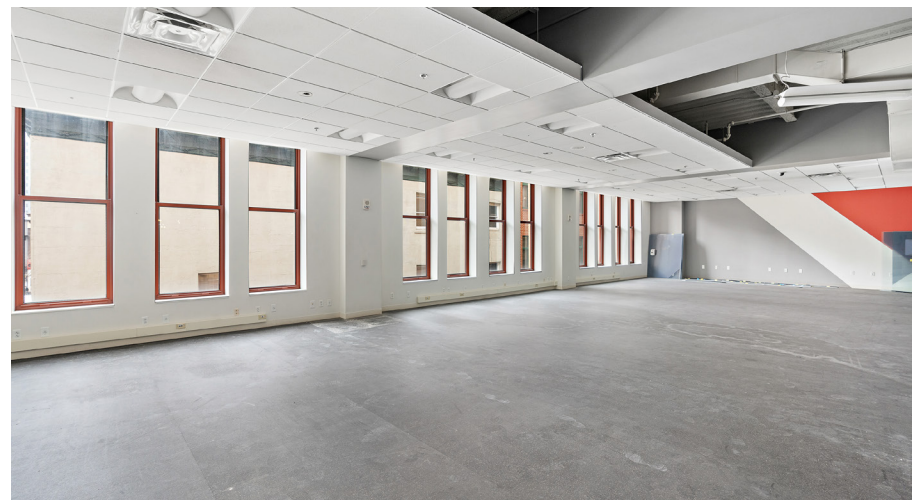
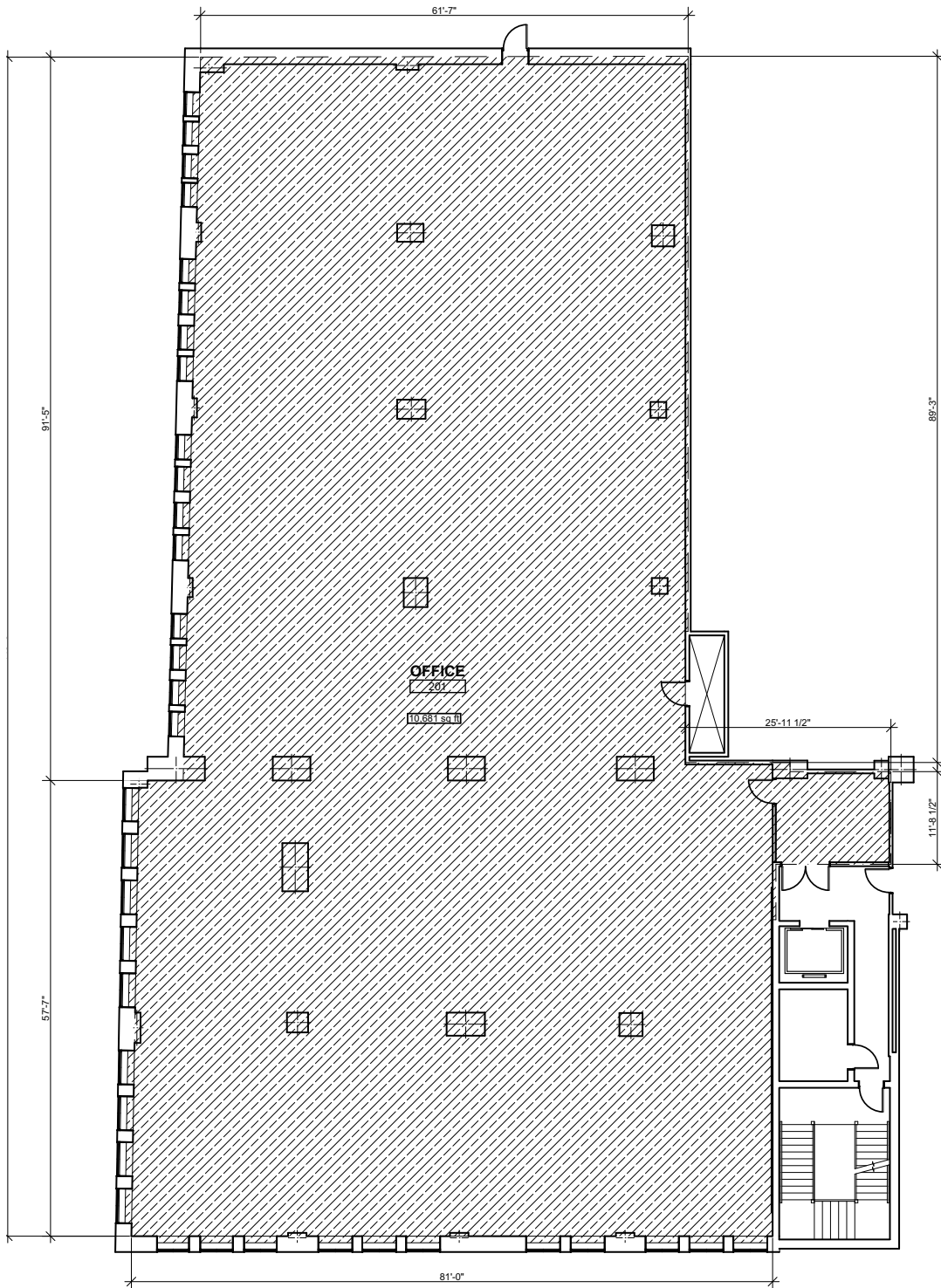
- Available Immediately
- Build to Suit
- Exterior Signage Available
- Abundant Natural Light
- On-Site Property Manager and Maintenance
- Space Adjacent to Brand New, State-of-the-Art Health and Wellness Center with Spa by UFC
- Adjacent to Historic Market Square

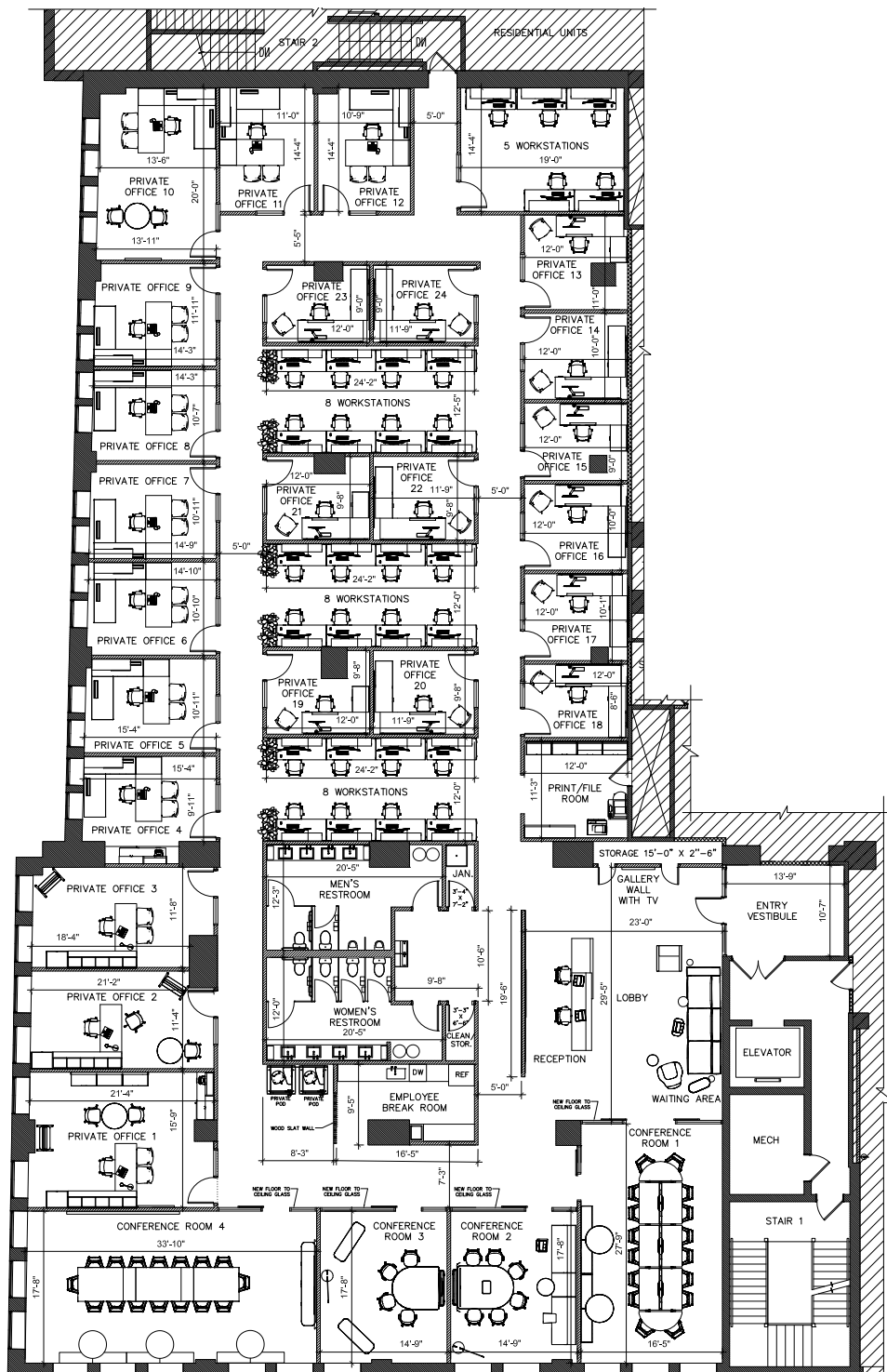
- Includes Four (4) Reserved Parking Spaces in the Market Square Garage
- Gold LEED Certified
- Close to the Cultural District, Point State Park, Restaurants, Events and Attractions, Bus Stops and "T" Stations
- Discounted UFC Gym Pittsburgh Memberships Available

## GREATER DOWNTOWN PITTSBURGH DEMOGRAPHICS

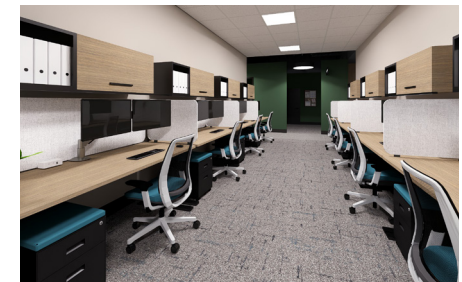
- Daytime population of 116,070
- 21,833 Downtown residents
- 6,030 new housing units in the pipeline
- 8,639 hotel rooms
- Walk Score: Walkers Paradise (100)
- Transit Score: Riders Paradise (97)

(Data provided by LoopNet, Costar and the Pittsburgh Downtown Partnership)





\* All below images are digitally staged and rendered interpretations of the space.





## Patti Dittman

**SR. VICE PRESIDENT  
OF COMMERCIAL LEASING**

**LICENSE #RS220903L**

724.350.5150 (M)

412.471.4900 (O)

pdittman@piattsir.com

Piatt Sotheby's International Realty  
260 Forbes Avenue, Suite 1300 • Pittsburgh, PA 15222 • 412.471.4900 (O)  
piattsir.com • info@piattsir.com

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