



When you lease space at Penn Center East, you'll experience unmatched convenience. Located along the Route 22 business corridor, our office campus includes The Shoppes at Penn Center East and more than two dozen restaurants, retail and service amenities just seconds from your door.



On Campus

Dining:

Applebee's
Green Mango
Starbucks
Subway
Panera Bread
Rey Azteca Mexican Restaurant
Yamato Hibachi & Sushi Bar
Coming soon: Texas Roadhouse

Hotels:

Coming soon: 120 room hotel

Services:

Allegheny Valley Bank
Angel Nails
Express Press Printing
Frank & John's Dry Cleaning
Penn Center Styling Salon
Montaj Hong Kong Tailors
MedExpress
Scotttrade
UPMC Community Medicine
UPMC Health Center Associates

Shopping:

Eyetique
Sprint PCS
Tuesday Morning
Rite Aid Pharmacy
Dollar Tree
MGM Optics
hhgregg

Local

Dining:

Buffalo Wild Wings
Popeyes Louisiana Kitchen
Wendy's
Carl's Tavern

Services:

Sheetz
Pep Boys Auto Parts and Service
Sunoco Gas Station

Hotels:

Residence Inn
Doubletree Hotel

Shopping:

The Home Depot
Best Buy
Kohl's
Bob's Discount Furniture
Monroeville Mall



400 PENN CENTER BLVD, PITTSBURGH PA 15235



GREAT AMENITIES



LIVELY LOCATION



EASY ACCESS



GETTING HERE IS THE BEST PART!

Located directly off William Penn Highway (Route 22)
Penn Center East is easily accessible to all major roads and destinations:

- I-376: 1.3 miles
- Pennsylvania Turn Pike: 3.4 miles
- Bakery Square - East Liberty: 7.9 miles
- Downtown Pittsburgh (Grant Street): 11.4 miles

VISIT OUR WEBSITE FOR COMPLETE LIST OF BUS ROUTES

+1 412 208 1400

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Penn Center
WWW.PENNCENTEREAST.BIZ

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FOR A COMPLETE LIST OF AVAILABILITY, PLEASE VISIT WWW.PENNCENTREAST.BIZ

Availability

- 1** 7,000 SF
- 2** 7,000 SF
- 3** 7,000 SF
- 4** 28,000 SF
- 5** 36,000 SF
- 7** 12,500 SF

Amenities and Retail

rec 333 On-site amenities building
 Fitness, Lounge, Conferencing and more!
 Complete list of amenities on page 3

A Allegheny Valley Bank

B h.h.gregg

C The Shoppes at PennCenter
 Complete list of on campus retail on page 4

D Panera

Coming soon: **TEXAS**

NEW CAMPUS AMENITY: COMING SOON



REDEVELOPMENT OPPORTUNITIES



- 625,000 SF Class A office space | 300,000 SF retail space
- Walking distance to retail, restaurants, banking, hotel and other service related businesses
- Prominent visibility from Parkway East and William Penn Highway
- Premier office location in East Submarket



WITH MORE THAN **\$12 million** PLANNED IN RENOVATIONS, **M&JWILKOW** IS OFFERING EXCLUSIVE NEW AMENITIES, INCLUDING FITNESS FACILITY, TENANT LOUNGE, & CONFERENCE CENTER

rec333
GET OUT. GET IN REC333.



FITNESS FACILITY



TENANT LOUNGE



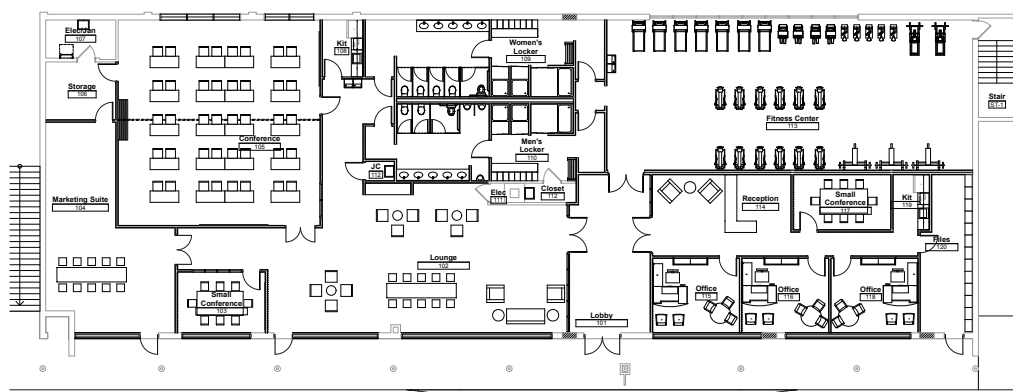
CONFERENCE CENTER

Penn Center East knows that workplace amenities can be a strategic asset for companies.

NEW CONFERENCE CENTER With flexible accommodations to meet your conference requirements, our conference center will welcome groups large and small. Enjoy ceiling mounted projectors, dropdown projector screens, high-speed internet, cable television, wireless microphones, speaker conference phones, fax machine, podiums, and on-site support to ensure your meeting is a success.

NEW FITNESS FACILITY A new, state-of-the-art fitness facility, accessible on your schedule.

NEW TENANT LOUNGE With high-end finishes, furniture and a bar lounge, we're creating a Wi-Fi enabled, relaxing environment for tenants and their guests.



REC333 FLOOR PLAN

PLUS!
NEW MARKETING SUITE
 Our state-of-the-art marketing suite will help you envision yourself or your clients as tenants at Penn Center East.