

# TROPHY SUBLEASE AVAILABILITY

## ONE COMMERCE SQUARE

2005 MARKET STREET | PHILADELPHIA, PA 19103

SPACE OPTIONS FROM 3,000 SF - 11,000 SF | 10TH FLOOR

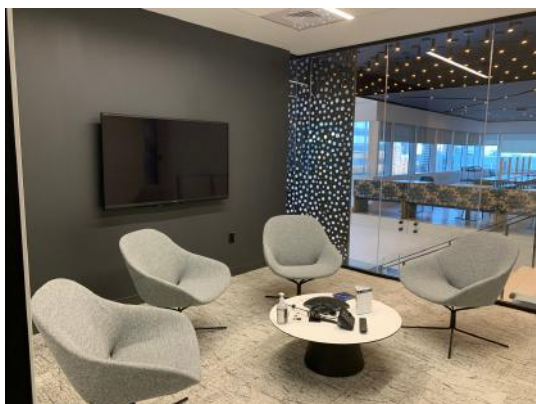


### SPACE HIGHLIGHTS

- Term through 02/28/2032
- Immediate availability
- High-end furniture included
- Flexible floor plans
- Glass-walled offices
- Multiple conference rooms
- Optimal mix of workstations and private offices
- Incredible views and an abundance of natural light

### BUILDING FEATURES

- Upgraded HVAC systems with Merv-13 filtration
- Private, on-site gym and showers
- Open-air courtyard
- Tenant-only conference facilities
- Covered parking
- LEED-Silver Certified



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*This unique sublease space provides the opportunity for 2 leasing options ranging in size from 3,000 to 11,000 sf.*

## Option #1

- Up to ~8,000 sf (Divisible)
- 13 Perimeter Offices
- 27 Workstations
- 2 Conference Rooms

## Option #2

- ~3,000 sf
- 6 Private Offices
- 9 Workstations
- 1 Conference Room

