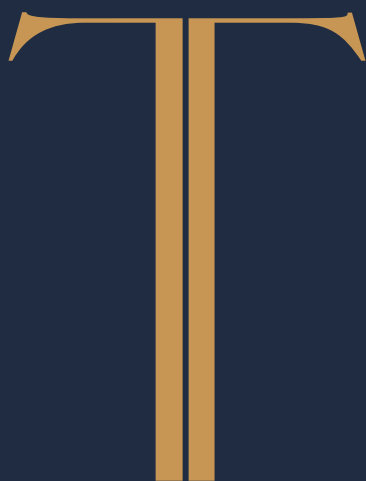




TACOMA
CENTRE

THE NEW STANDARD

Redefining the Class A Office Experience



Tacoma Centre, the place employees want to be — redefining the office experience with lifestyle forward amenities

Designed and remodeled with people in mind, Tacoma Centre is a unique ecosystem of services and amenities, shaped and designed around you.

Tacoma Centre was conceived to redefine the standards of a best-in-class, Class A highrise. The outstanding level of detail is universal throughout the building — from the high-end grand lobby and hospitality-inspired spaces to a fitness center and cafe, the unparalleled selection of amenities delivers a multi-tenanted building that truly has it all.

BEST LOCATION

ON THE BUSTLING
BROADWAY AVENUE

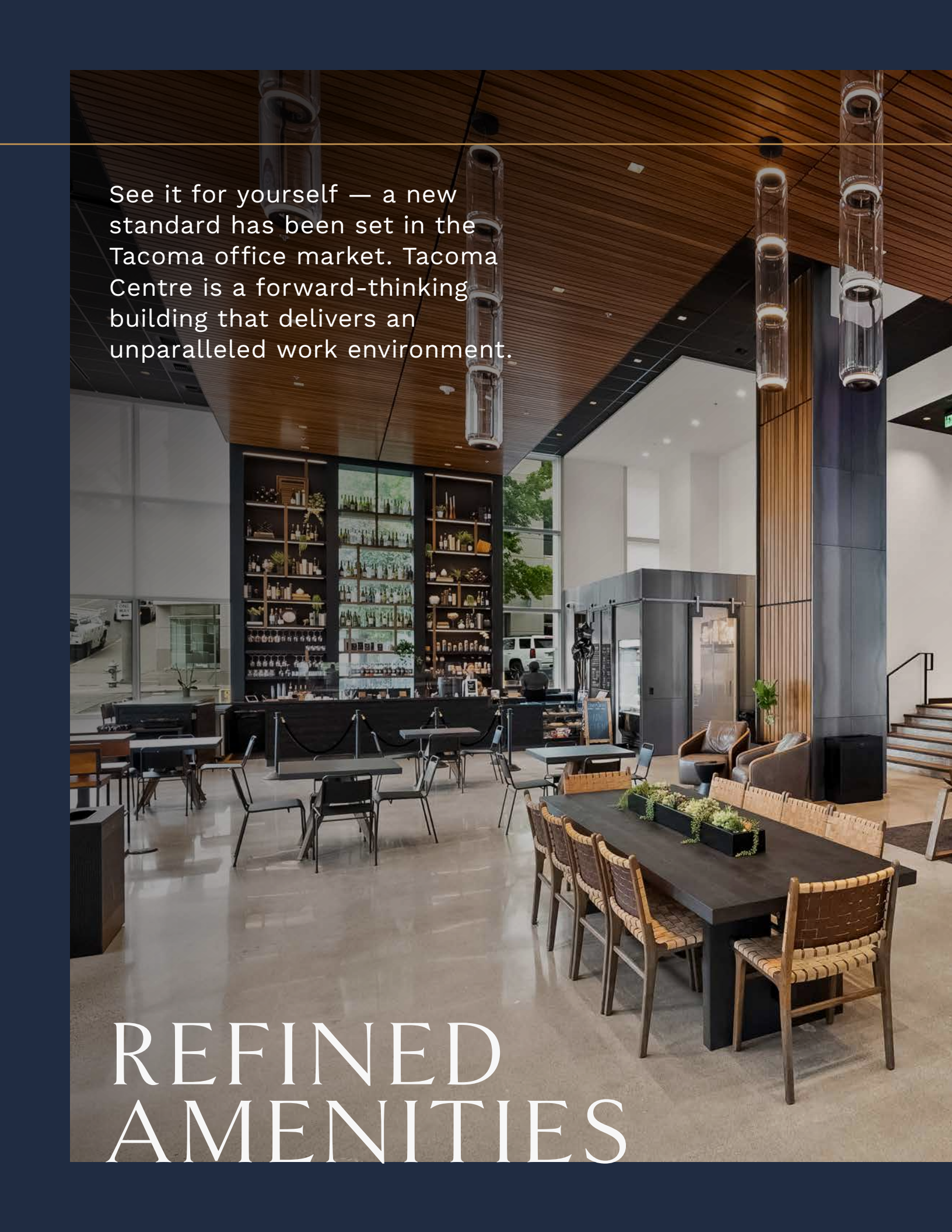
REFINED AMENITIES

EBONY AND IVORY CAFÉ & WINE BAR,
THE LOUNGE, THE VAULT, THE BOARD
ROOM & THE FITNESS CENTRE

TOTAL RENOVATION

INCLUDING ALL COMMON AREAS



A photograph of a modern office lounge. The space features a high ceiling with a wooden slat design and several long, cylindrical pendant lights. In the background, there is a bar area with shelves stocked with various bottles. The foreground is filled with tables and chairs, including a large dark wooden table with woven chairs. The floor is polished and reflective. The overall atmosphere is sophisticated and contemporary.

See it for yourself — a new standard has been set in the Tacoma office market. Tacoma Centre is a forward-thinking building that delivers an unparalleled work environment.

REFINED AMENITIES



Total Renovation

Having undergone a complete transformation, Tacoma Centre is the market leader in luxury lifestyle amenities.

MJR Development redefines the Tacoma professional office experience for your employees and customers with high-end amenities that effortlessly blend with daily routines, optimizing work/life balance and creative collaboration.

**EBONY AND IVORY
CAFE & WINE BAR**

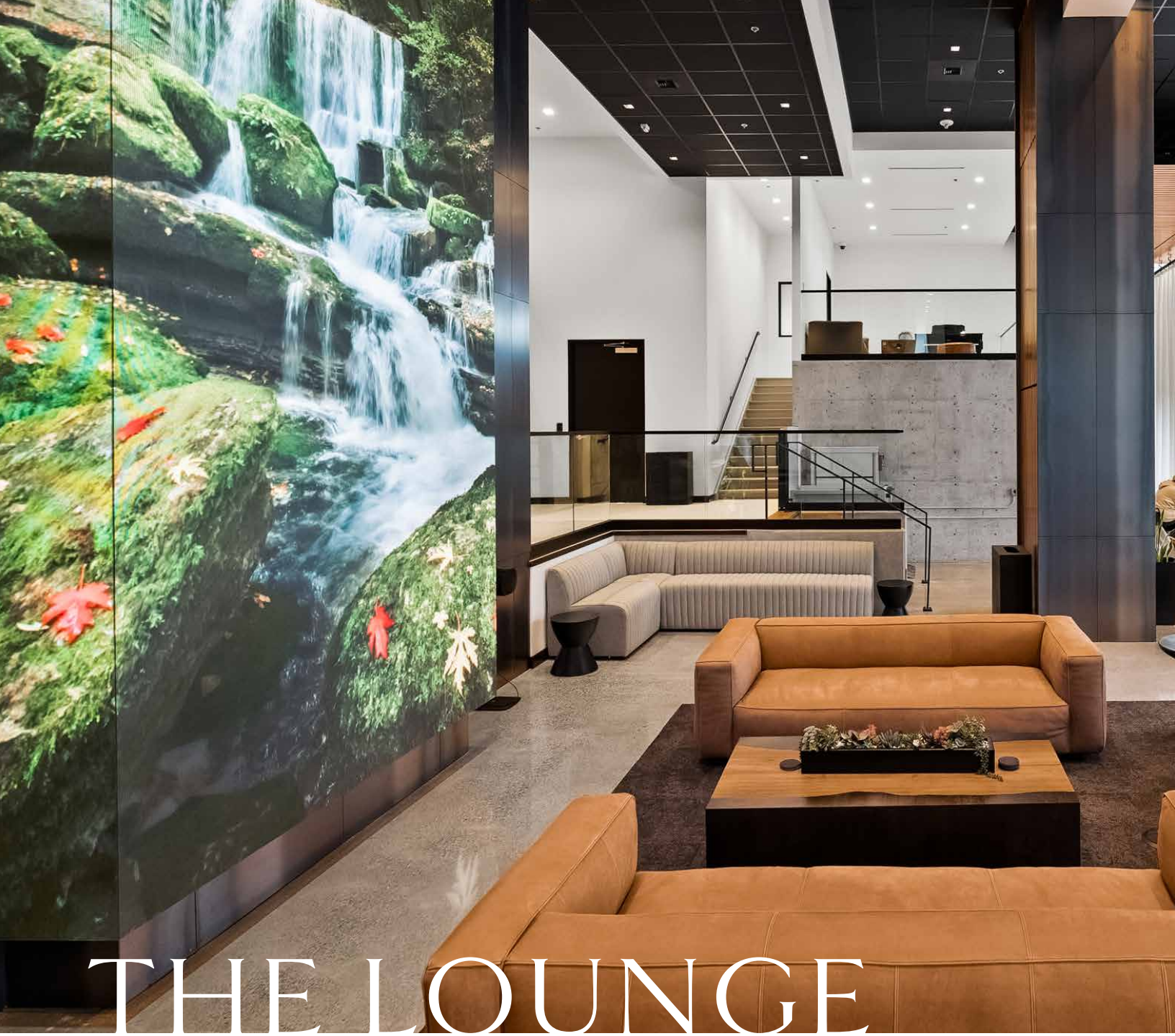
THE LOUNGE

**THE VAULT
EVENT SPACE**

THE BOARD ROOM

FITNESS CENTRE

TOWER CLUB



THE LOUNGE

Elevate the Office Experience

An essential extension to the amenities at Tacoma Centre is the brand new lounge which provides tenants and employees with beautiful views, an open-air terrace, and plenty of seating vignettes to accommodate casual team meetings, colleague happy hours, or corporate soirees and events. The space features a giant monolith TV screen and a premium sound system.

As one of the only office buildings in Tacoma offering a high-end lounge, tenants can take pride in an incredible office destination.



MORNING
COFFEE WITH A
COLLEAGUE



LUNCH MEETING
ON THE DECK
WITH A CLIENT



HAPPY HOUR
WINE WITH A
BUSINESS PARTNER



EVENING RECEPTION
WITH CLIENTS &
COLLEAGUES

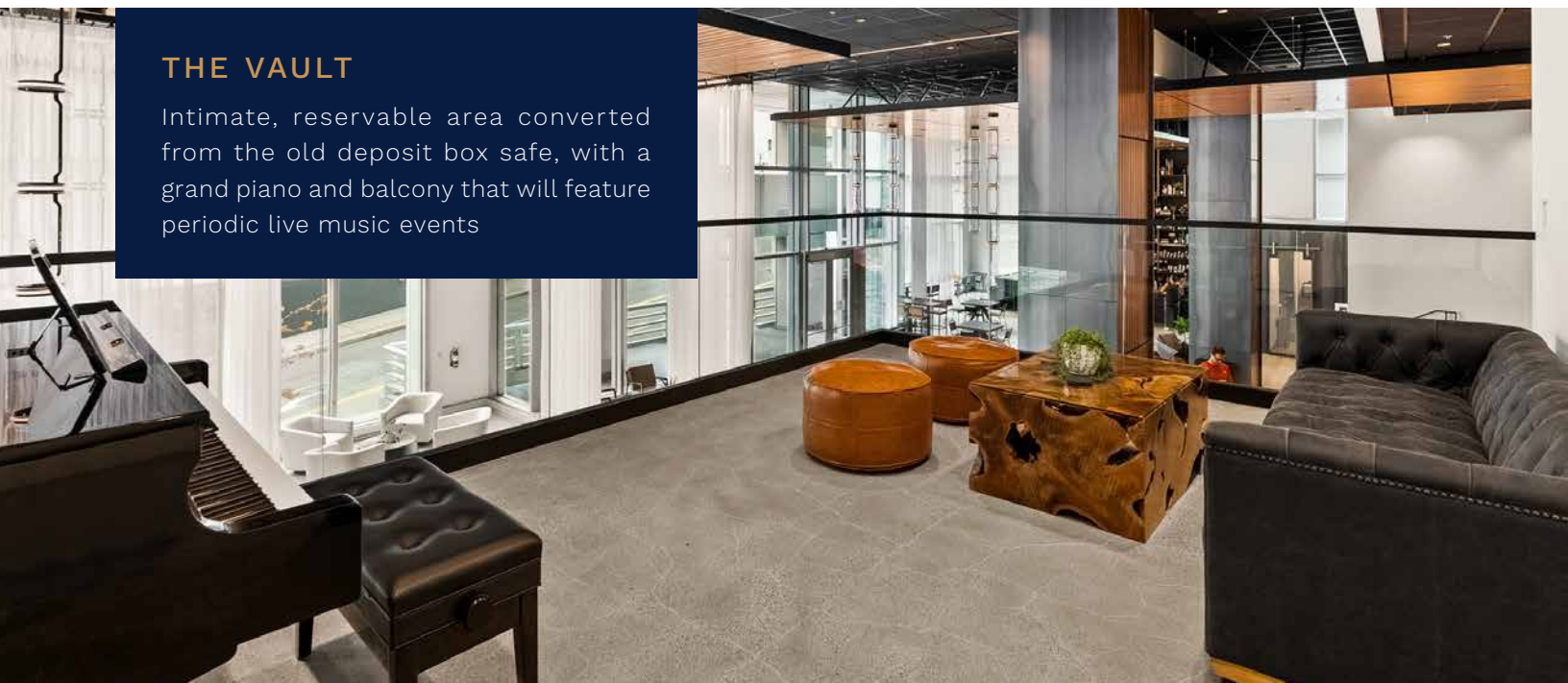
EBONY AND IVORY

Café and wine bar serving sandwiches and pastries in the daytime and featuring charcuterie plates and light snacks in the evening



THE VAULT

Intimate, reservable area converted from the old deposit box safe, with a grand piano and balcony that will feature periodic live music events



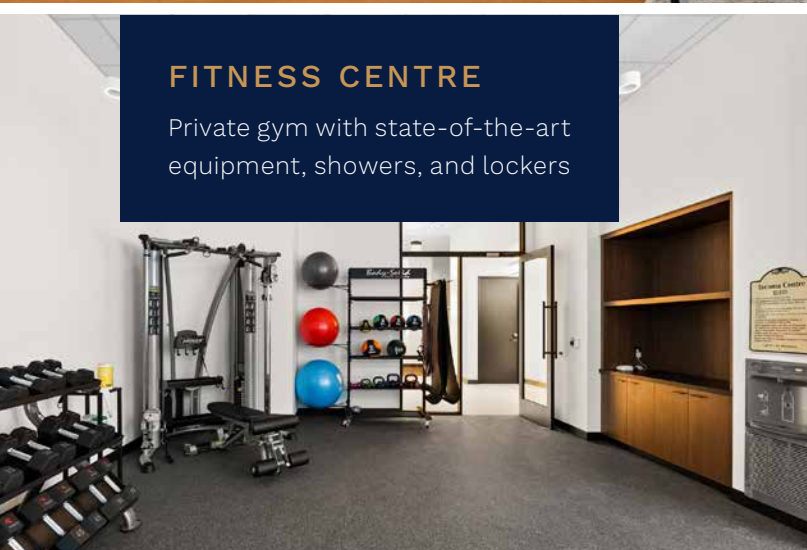
THE BOARD ROOM

Reservable space for large meetings and conferences



FITNESS CENTRE

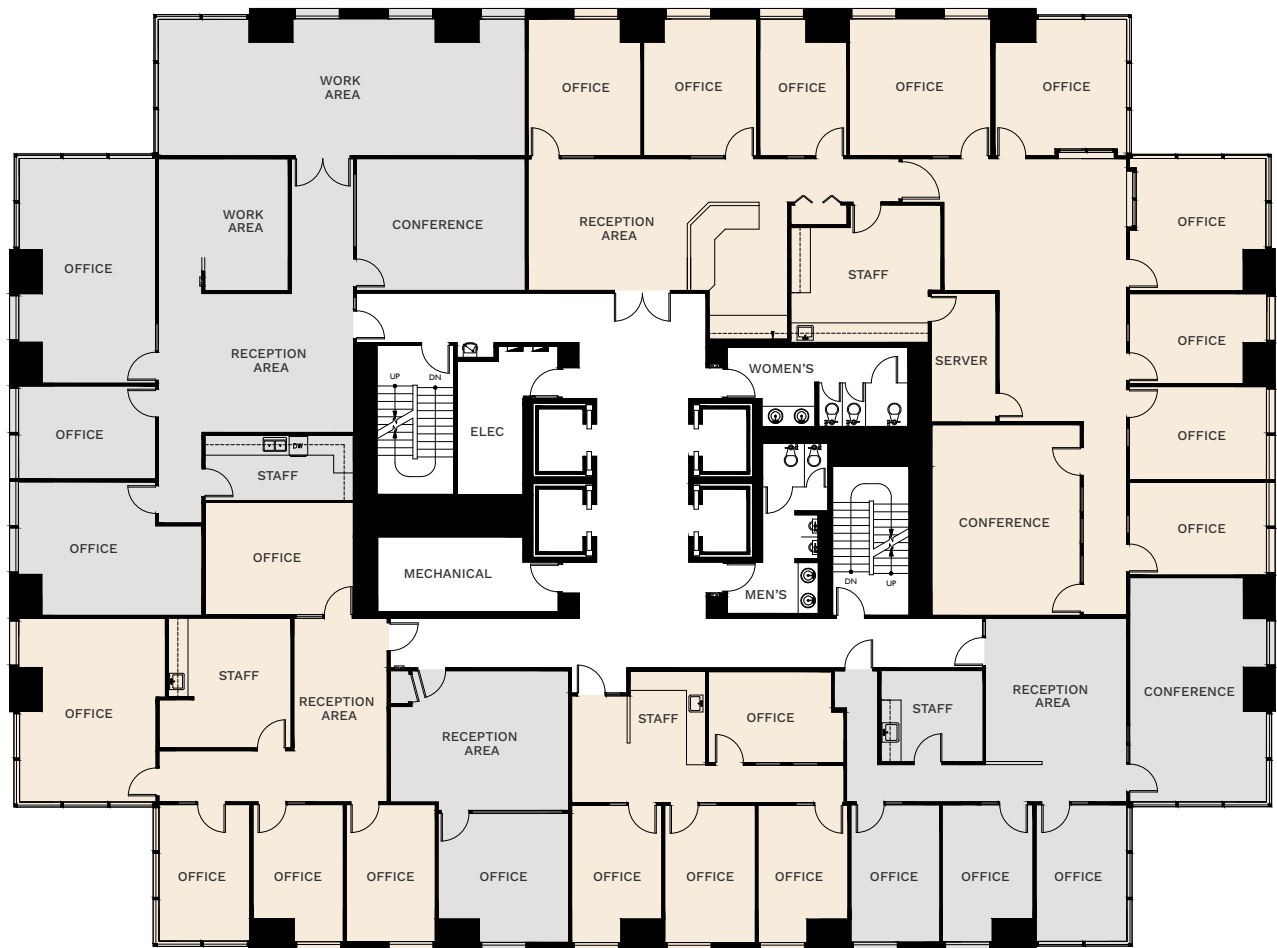
Private gym with state-of-the-art equipment, showers, and lockers



Floor Plans

Tacoma Centre currently has $\pm 80,000$ SF of space available for occupancy. The tower can accommodate tenants of all sizes, including $\pm 27,536$ contiguous SF with small to mid-sized options in from ± 650 to $\pm 13,700$ SF range.

MULTI-TENANT CONCEPT



SINGLE-TENANT
OPEN CONCEPT



SINGLE-TENANT
DENSE CONCEPT





Mcmenamins

THE
MATADOR



WOODEN CITY

PANTAGES
THEATER

Commencement Bay

T



COMMERCE
STREET STATION

hotel **murano**
PROVENANCE

the old
spaghetti
factory

BROADWAY

COMMERCE ST

S 13TH ST

TAKE ON TACOMA

Located on the most vibrant street in Downtown Tacoma, Tacoma Centre provides you with access to renowned restaurants, bars, gyms, parking, and retailers within steps of the front door.

Access to Tacoma Centre is unparalleled with immediate access to I 705, I-5, West Tacoma, and North Tacoma.



WALKSCORE —
WALKER'S PARADISE



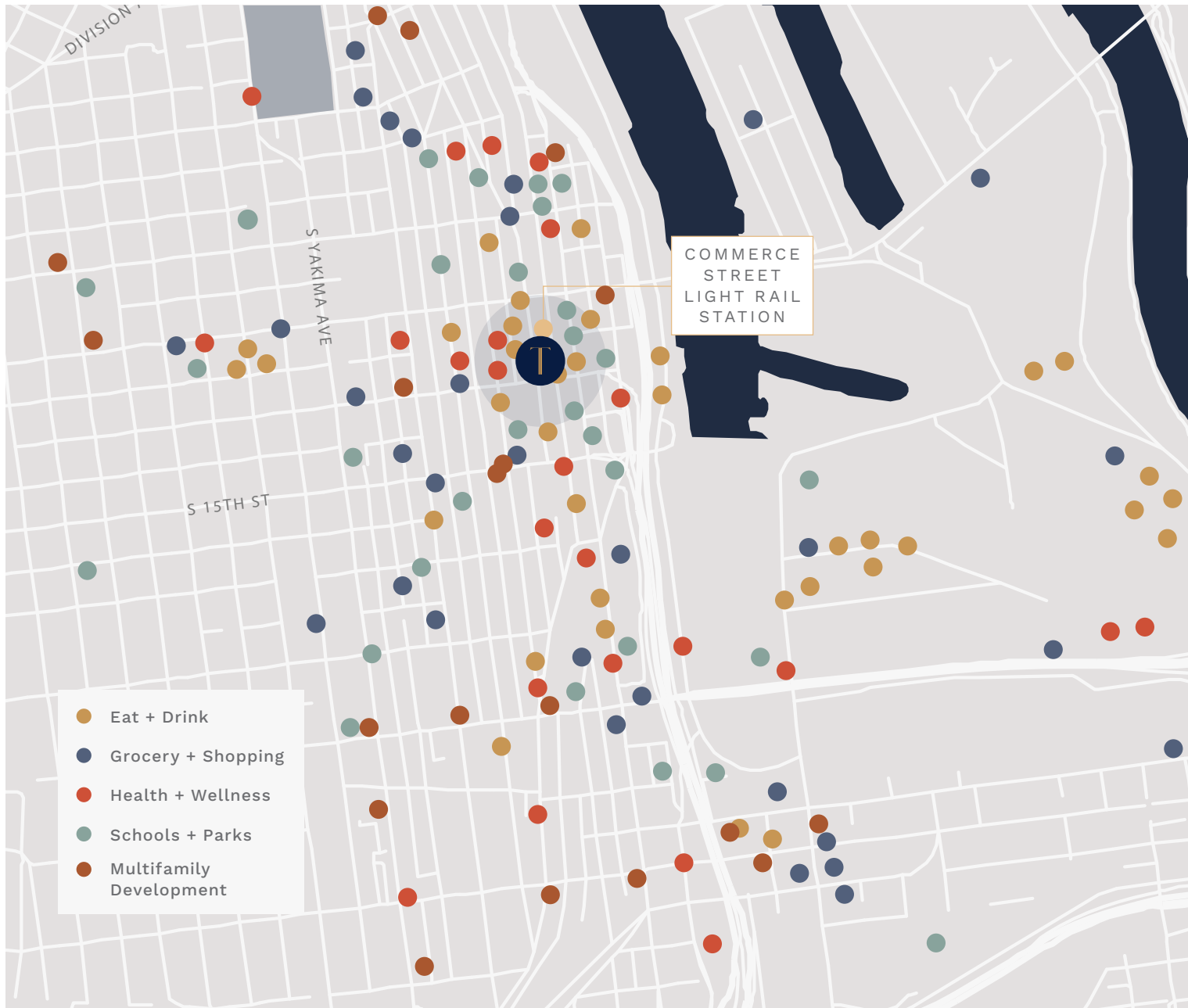
ABUNDANT PARKING
WITHIN WALKING
DISTANCE



1 BLOCK TO
COMMERCE STREET
LIGHT RAIL STATION



ACROSS THE STREET
FROM THE LUXURIOUS
HOTEL MURANO

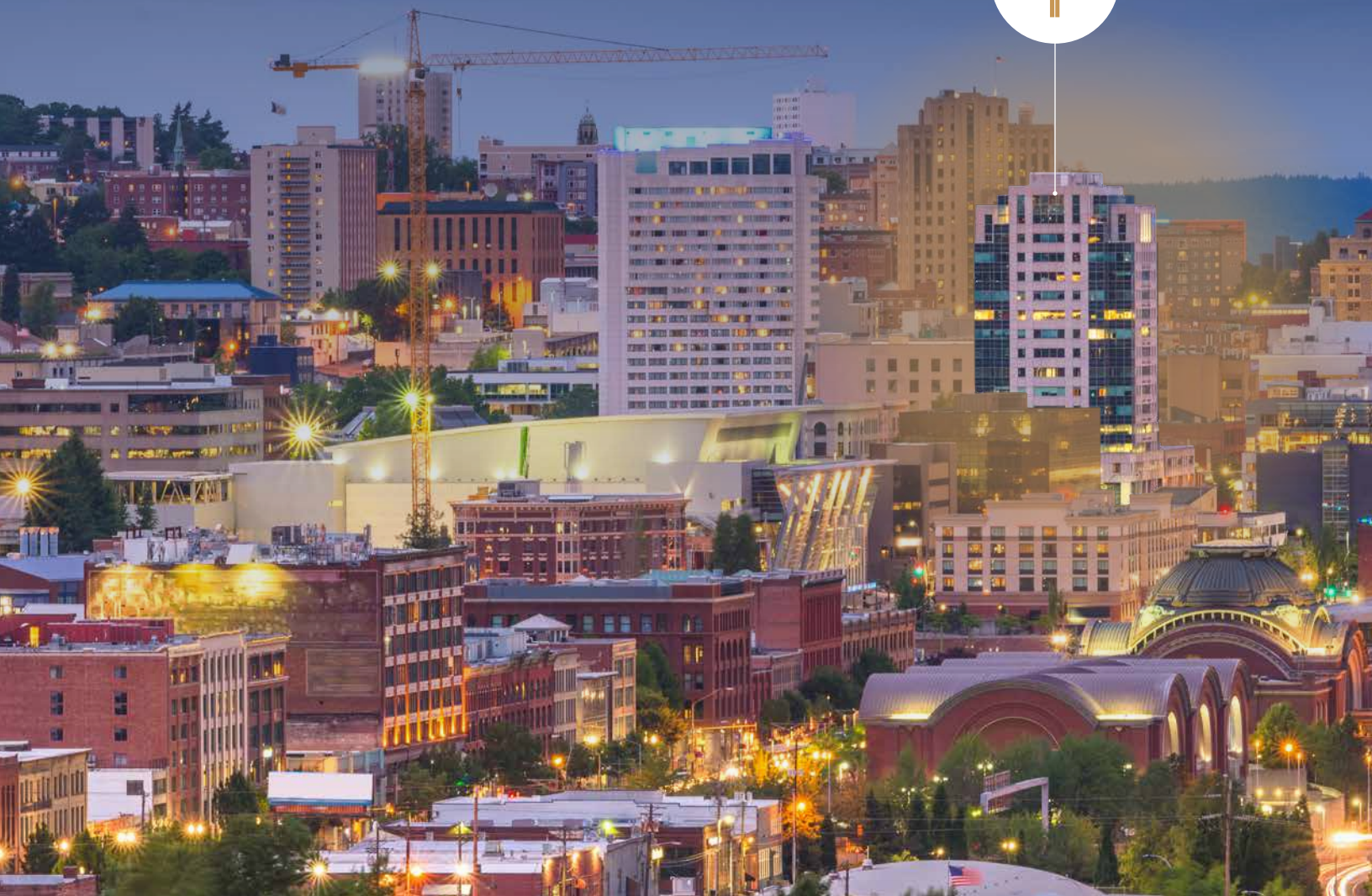


- Eat + Drink
- Grocery + Shopping
- Health + Wellness
- Schools + Parks
- Multifamily Development

IT'S HAPPENING IN TACOMA

Where Employees Want to Be

The city is aiming to strengthen and diversify its economy while positioning itself as the Center of Commerce for the South Sound.



7,640+

APARTMENT UNITS UNDER
CONSTRUCTION & SET TO
BE COMPLETED WITHIN A
FEW YEARS (EST)

57,930

APARTMENT UNITS IN
TACOMA CURRENTLY (EST)

7,750

ANNUAL INCREASE
FROM 2020-2022 IN THE
POPULATION OF TACOMA-
LAKEWOOD HOUSING MARKET
AREA (NOW TOTALING
NEARLY 1M)

W UNIVERSITY *of* WASHINGTON | TACOMA

GROWING STUDENT BODY & CAMPUS

5,040 current student body is expected to grow to 6,500 by 2025

Milgard Hall, a 55,000 SF academic building, is set to open in
early 2023

29%

STUDENT BODY
INCREASE





MJR Development is Puget Sound's leader in quality, attentiveness, and professionalism — known for visionary office projects such as The Hub, The Sanctuary, The Centre, and The 101.

MJR is taking Tacoma Centre into the future and redefining the professional office experience in Tacoma.

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TACOMACENTRE.COM

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