



**ELEVATED SKY LOBBY**

6,000 sf of public space, outdoor terrace, coffee bar with food and tenant only wellness center.

# HEIGHTS 201

OCCUPANCY Q1 2026

## UNPARALLELED OPPORTUNITY IN TAMPA'S EXPANDING DOWNTOWN CORE

Heights 201 creates the opportunity to incubate the next generation of business in an authentic Tampa destination that is becoming the hub for Tampa-based jobs. Blending together reimagined office space, culinary distinction and diverse retail, this uniquely Tampa destination cultivates a hip revitalized live, work, play community.







# REIMAGING OFFICE SPACE

## A SUBURBAN SOLUTION IN AN URBAN ENVIRONMENT

### Building Specifications

**14** STORY TOWER

UP TO **3/1000** SF ONSITE PARKING

**256,000** SF CLASS A OFFICE  
30,000 SF TYPICAL FLOOR SIZE

**30,000** SF RETAIL

**SKY LOBBY AMENITY**

- Outdoor Plaza
- Wellness Center with skyline views
- Coffee Bar with light fare, beer and wine

LEED, Fitwel and Wired Certifications will be pursued.



**HEIGHTS 201**

### LEASING INFORMATION

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