

The Stacks at 3 Crossings | Building E

2865 RAILROAD STREET, STRIP DISTRICT, PITTSBURGH, PA

2865 RAILROAD STREET SIZE | 53,811 RSF



AVAILABLE PREMISES | 16,913 RSF - 1st FL | 18,523 RSF - 2nd FL

BUILDING HIGHLIGHTS

- Designed to LEED® Silver Standards or Greater
- 606 Parking Spaces at The Hive Located Across the Street
- Abundant Bike and EV Parking Available
- Three Stories of Class A Office Building Highly Adaptable & Efficient
- Industrial Plaza: A Central, Outdoor Plaza Between Buildings



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BUILDING HIGHLIGHTS

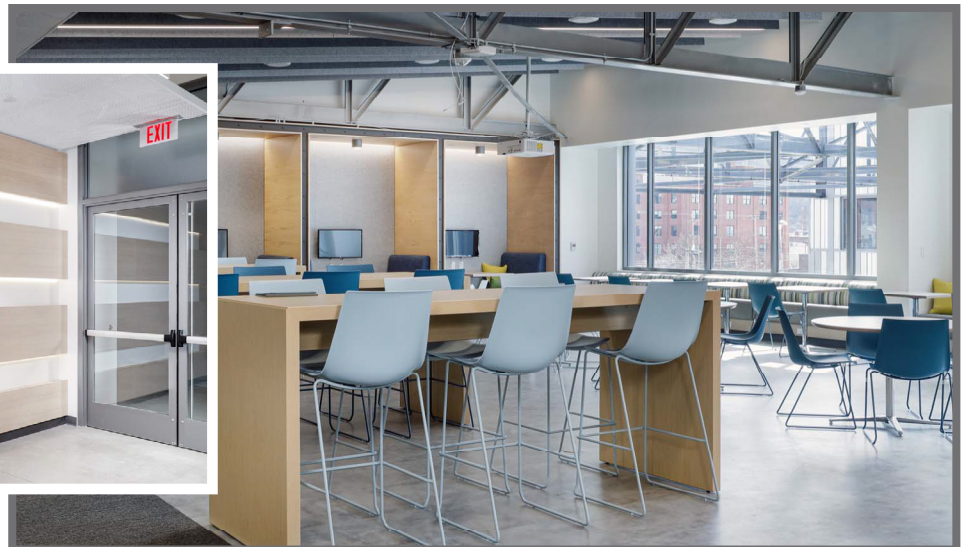
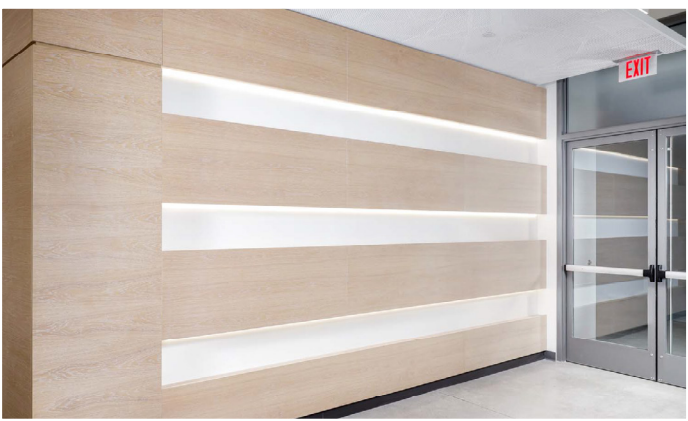
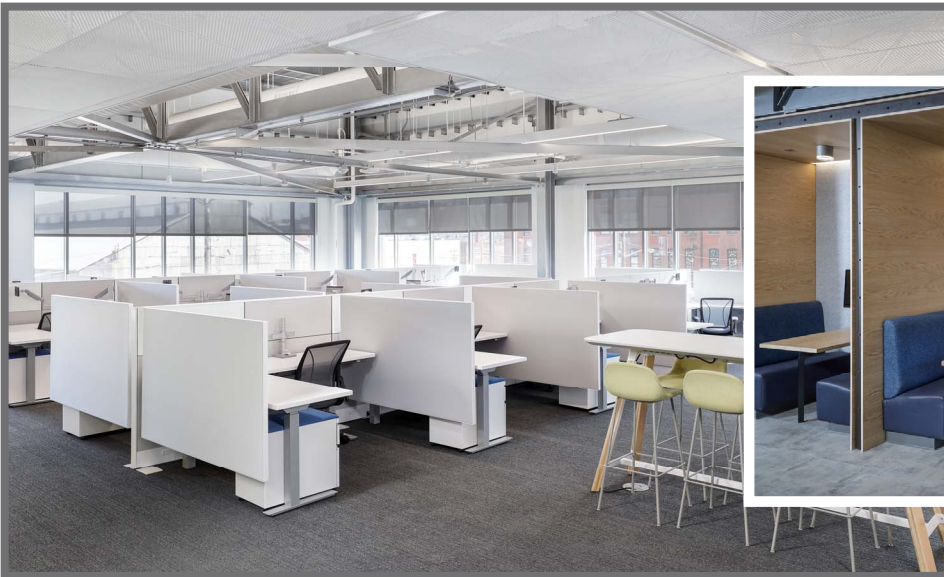
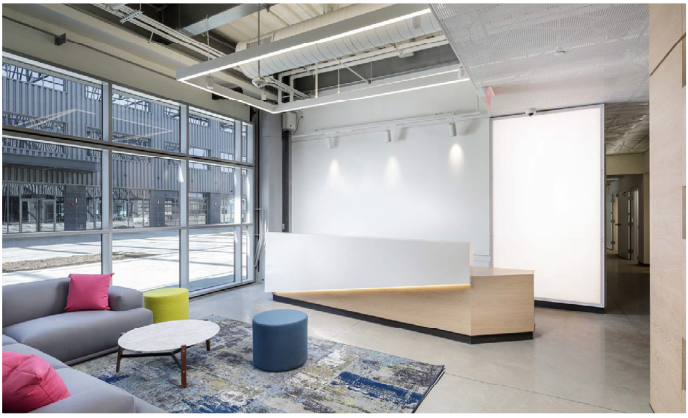
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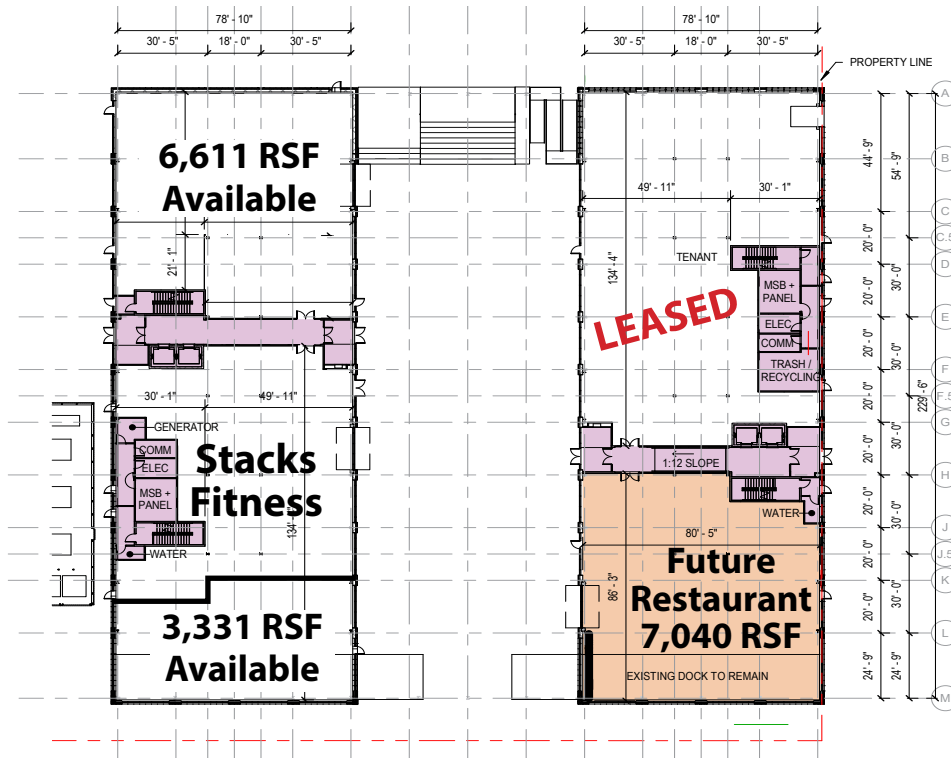
INDUSTRIAL PLAZA — MULTI-PURPOSE EXTERIOR SPACE



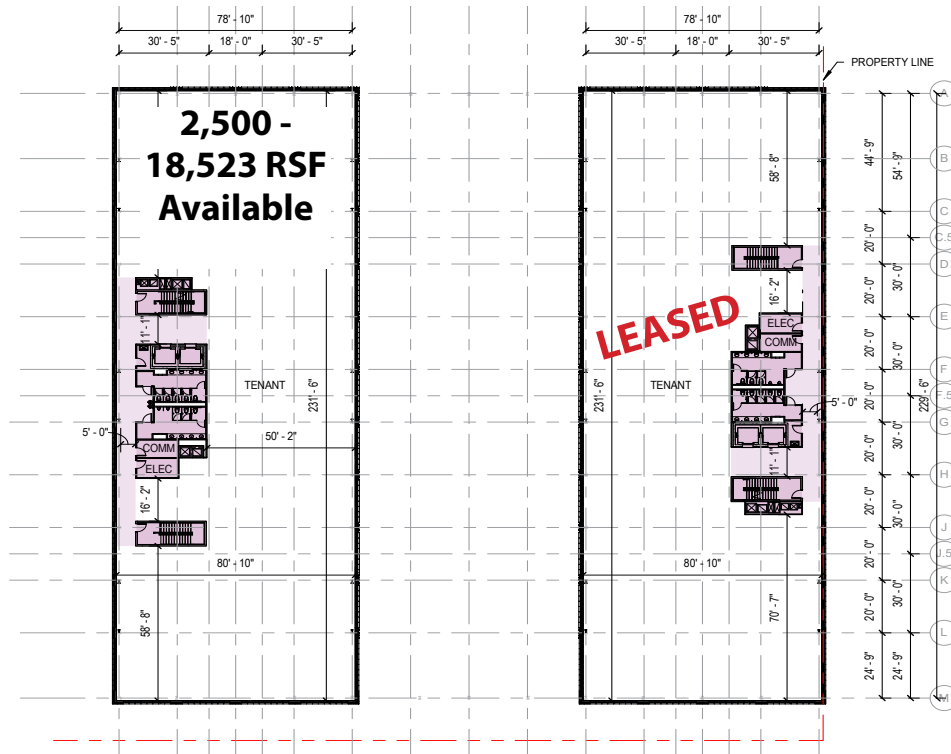
SAMPLE INTERIOR FINISHES



1ST FLOOR - 6,611 RSF & 3,331 RSF



2ND FLOOR - 18,523 RSF AVAILABLE



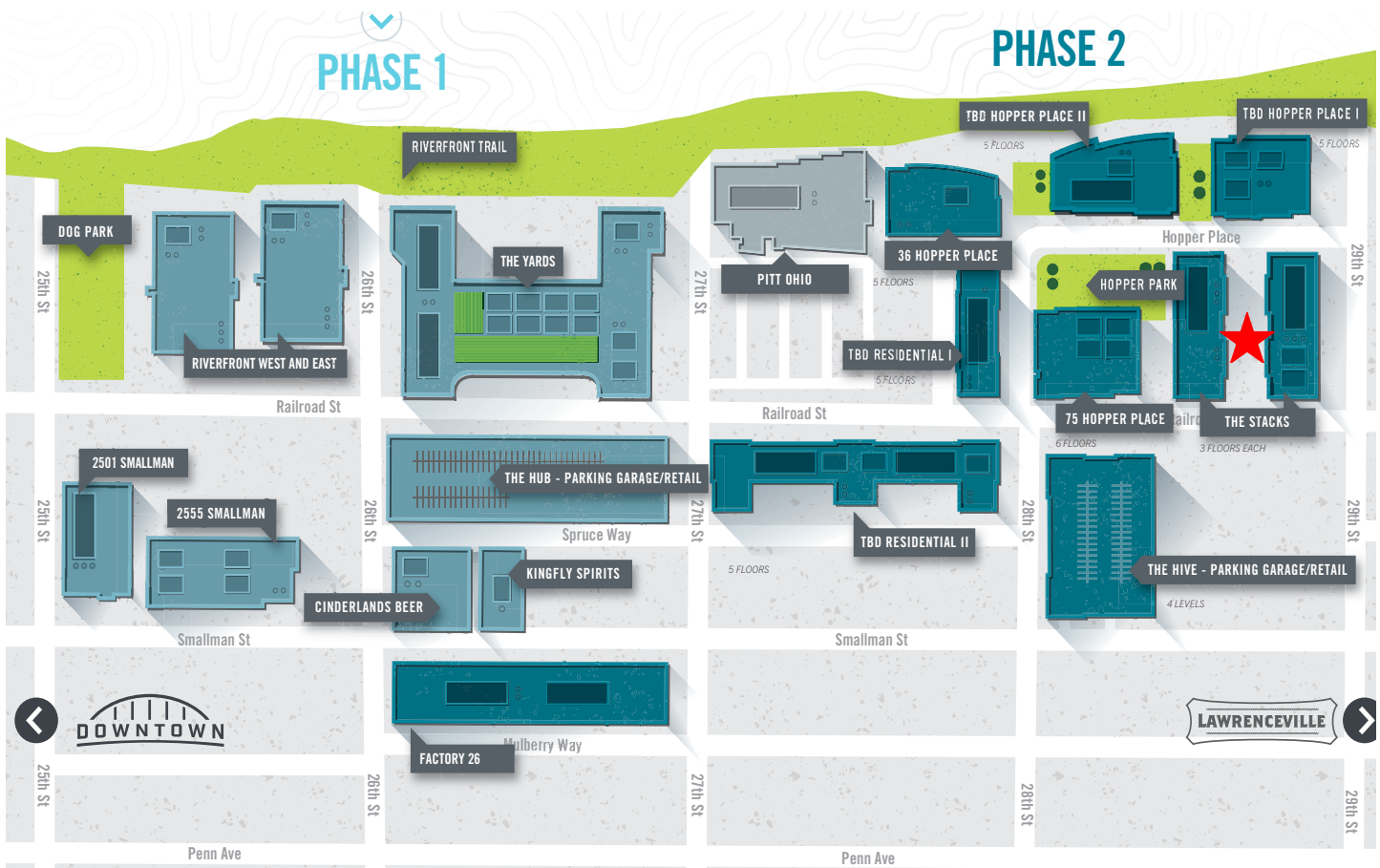
THE 3 CROSSINGS CAMPUS

We see the growth of the Strip District as the here and now phase in Pittsburgh's continuing transformation as a place where you can live, work, and everything else.

The Oxford team has worked diligently over the past seven years to respond to the neighborhood's desire to see organic growth versus planned development, and to complement, not compete with, the already strong character of the Strip District.

3 Crossings embraces the neighborhood's historic and authentic past as a market district and integrates it with the desired lifestyle of today's employee, resident, and visitor.

LIVE, WORK, AND EVERYTHING ELSE



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