



RESOURCES: PITTSBURGH STARTUP SPACES

Provided by Olympus

Updated 8/16

Carnegie Mellon University

Center for Innovation and Entrepreneurship

Space Name and Location	Contact Information	Rent	Amenities	Comments
Alloy 26 Northside (in Nova Place) 100 South Commons PA 15212	info@alloy26.com 412-224-5245	Flex Desk Options: \$75/mo (Nights and Weekends) Flex Desk (10 uses) - \$75/mo Flex Desk Unlimited - \$125/mo Dedicated desk - starts at \$225/mo Office - \$750 - \$1300/mo	Access to snacks and drinks and coffee Private phone booths Conference rooms with full AV setups (usage determined by membership level) 10kSF fitness center Rentable mailbox	5 minutes from downtown and walking distance to restaurants, parks and cultural destinations Locker and mailbox monthly rentals
Berger Industrial Property: South Side 401 Bingham St	Mark Berger 412-518-1276 mark@markberger.com	Quarter-Quarter leases starting \$220/mo.	Small, closed and open spaces in South Side incubator. All utilities included Access to conference room FreeWi-fi Some furniture available on a first-come basis Parking: free street parking	Light manufacturing and industrial warehouse space also available.
Bruno Works Downtown 945 Liberty Ave 5th & 6th Floors	Eve Picker 412-434-7080 hello@brunoworkspgh.com http://brunoworkspgh.com/	Month to month \$250 - dedicated desk \$100 - flex \$50 - student	24/7 secure access via personal key + code Fully furnished w/ ample natural light Kitchen on each floor Private phone room High speed wired & wireless internet Print/copy/scan/fax Bike friendly 26 dedicated desks + open flex studio + lockers Conference room with online scheduling 4 additional meeting/gathering places Coffee + tea, as much as you need.	Gorgeous open loft in downtown Pittsburgh with creative work space available for tiny little startups. What do you get? A desk + shared meeting areas, open studio space, kitchen, lounge, high-speed ethernet, make-table with photo booth, 24/7 access, telephone room, free coffee & all the amenities of downtown. Excellent public transportation with buses to Oakland and East Liberty every few minutes.
Catapult Lawrenceville 4327 Butler St; 2nd fl	Elliot Williams 412-979-1774 Elliott@catapultpgh.org http://catapultpgh.org/	\$150 a month for own desk & key (24/7 access). \$50 for shared space & key. \$15 a month gets you one free day a month & \$10/day a la cart. No contracts.	Co-working space. A community of people who try to balance productivity & banter. The usual coworking stuff. Spak Brothers, Assemble, Roboto all on the same block. Infinite parking!	Things we take seriously: Design Code Coffee Things we don't take seriously: Ourselves



RESOURCES: PITTSBURGH STARTUP SPACES

Provided by Olympus

Updated 8/16

Carnegie Mellon University

Center for Innovation and Entrepreneurship

Space Name and Location	Contact Information	Rent	Amenities	Comments
The Cube East Liberty 5877 Commerce St	Rich Allen richallen@cube-pgh.com 412-450-8045 www.cube-pgh.com	Private offices start at \$350/mo. Short term leases available	<ul style="list-style-type: none"> • KIZ Zone: KIZ tax credits available up to \$100k • Utilities included with rent • Free Wireless + Wired Internet • Communal Copier/Scanner • Shared Conference Rooms • Shared + Private Kitchens • Phone Booths for Private Calls • Separate Tenant Mailboxes • In-house + City-wide Bike Share • Daily Coffee Delivery Service • 24-hour Access Secure Location with Surveillance Cameras	Coming soon... <ul style="list-style-type: none"> - Roof top deck - Café/Restaurant Minute from Whole Foods
Etcetera Edutainment Strip District 40 24th St	Jessica Trybus jtrybus@etcedu.com http://www.etceteraedutainment.com/	Month to month No contracts/strings Rate is same as tenant	No better place in town for startups than the Strip District! You can walk to everything! We are growing so our rentable space is month to month for someone that needs a temporary office space. There are 3 offices approx 200sf each, can lease fewer than 5. Rooms are contained (including doors) but are not all sound proof since the ceilings are open. (This has not presented a problem for anyone before.) Shared common spaces. WiFi, Free parking.	These offices are in Etcetera's (a gaming company) space. Access to common space: open, high ceilings, brick, open, dream tech startup space). We have hosted 2 other startups in our space for about 15-18 months (never expected that long!) & it has worked out very, very well for everyone.
The Global Switchboard Lawrenceville 305 34th St	admin@theglobalswitchboard.org 412-471-7852 theglobalswitchboard.org	Full Tenant - \$200/mo Half Tenant - \$150/mo Network Member - \$150/mo	Full tenant (some restrictions for hold and network) Reserved desk <ul style="list-style-type: none"> • Unrestricted access to the building • Full use of office amenities, including reservable conference room and event space • Inclusion in The GS website and newsletter • Open invitation to member & community events • Full Tenant Member badge • Physical mailing address • Bottomless fair trade coffee • WiFi • Parking 	Dedicated to globally engaged social-profit organizations and individuals Also rent out meeting and event space



RESOURCES: PITTSBURGH STARTUP SPACES

Provided by Olympus

Updated 8/16

Carnegie Mellon University

Center for Innovation and Entrepreneurship

Space Name and Location	Contact Information	Rent	Amenities	Comments
Manassas Consulting Shadyside 5886-8 Ellsworth Ave. 2nd fl	Battle Brown 412-235-1520x101 battle.brown@manassasc onsulting.com	Annual lease or Month to month for cubicles/ workstations when available. Private Offices – 200- 500 sqft or Private floor – 1,000 sqft are possible.	24/7 secure access w monitored burglar alarm Internet incl'd: wired to workstations + Wireless. All utilities included. Multiple conference areas w whiteboards Shared copying/printing Kitchenette w microwave, fridge, & coffeemaker Parking with office/floor lease, metered parking out front door, unpermitted parking 1.5 blocks. VOIP phone service available w desk sets w lease Furnished	Common Areas will be shared with current companies 5 minutes to downtown on East Busway Across new pedestrian bridge over busway from Eastside Shopping– Whole Foods, PNC, Starbucks Willing to reconfigure open plan to meet specs Long term lease for established company could access up to 2,000 sq ft and 6 parking spaces. Indoor secure bike parking available.
PGH Green Innovators Hill district 1435 Bedford Ave, 15219	Tom Bartnik, Exec director tbartnik@pghgreeninnovat <u>ors.org</u> 412-471-7444	Furnished desk space from \$300-\$25/mo	<ul style="list-style-type: none"> • Located in a KIZ Zone – eligible for up to \$100k in tax credits • 20 person conference room • Free internet and copier • Phone room • Shared kitchen • 	Targeting individuals and non-profits working on green economic development and encouraging collaborative ventures
Strip District Neighbors Strip district 2401 Penn Ave.	Sarah Dingesl, Exec director 412-201-4774 sara@stripdistrictneighbors. com	Negotiable Can be month to month	Will help find space specific to needs. Can be finished, unfinished. Leases and rents will vary depending on property owners.	
Revv Oakland Oakland 122 Meyran Ave; 2nd fl 3710 Forbes Ave; 2nd & 3rd fl	Mark Musolino 412-944-2499 mark@revvoakland.com www.revvoakland.com	Monthly memberships, all inclusive.... Flex Desk \$150 Dedicated Desk \$250 Offices start at \$500 Also offer day rate of \$25 to non-members.	Co-working space (5000 sq ft) 24/7 secure access Fully furnished w/ ample natural light Conference room for 10+ (online scheduling) Phone booth (online scheduling) Lounge, kitchen and ping pong. Event space for 70+ High speed internet, plus print/copy/scan. Bike friendly w/ street level indoor parking Free accounting and photography services	Revv's community now numbers 120+ people across five Oakland locations. We can accommodate teams of 1-50 people. All Revv members eligible for KIZ tax credit up to \$100k Surrounded by food, coffee & convenience stores Short walk to Pitt/CMU (think student interns) Served by 20+ bus routes Monthly parking passes available for nearby lot Free monthly member lunch and happy hour



RESOURCES: PITTSBURGH STARTUP SPACES

Provided by Olympus

Updated 8/16

Carnegie Mellon University

Center for Innovation and Entrepreneurship

Space Name and Location	Contact Information	Rent	Amenities	Comments
StartUptown Uptown 1936-42 Fifth Ave. Paramont Film Exchange 1727 Blvd of the Allies	Dale McNutt 412-400-7145 dale@startuptown.org www.startuptown.org	Month to Month Co-working Plus: Light mentorship if desired and other benefits. \$150 to \$1,000/mo + based on SF of space & number of employees.	Site parking; ample street parking (no meters) Furniture available Access to common kitchen, courtyard WiFi provided Large common area/conference spaces Easy access to public transportation Use of printer/fax/scan on daily basis; charge for extensive printing projects over 40 copies 90 work out of site from 32 startups and maker lab Hack Pittsburgh.	Located in the PCKIZ – grants to \$25,000; paid internships; PA Tax Credits up to \$100,000. R&D Federal credits available StartUptown companies have received \$750,000 in benefits to date No food establishments in walking distance.
TechShop East Liberty 192 Backerey Square Blvd	Matt Verlinich 412-345-7182 info.pgh@techshop.com manager.pgh@techshop.com http://www.techshop.ws/pittsburgh.html	\$125/Mo w/ Autopay \$175/Mo w/o Recurring \$1,395/Year \$95/Mo Student \$50/Mo Family Add-on \$50 Day Pass Free Membership: Veterans Unemployed & Under-Employed Workers	Membership Amenities: Use of all tools and equipment -- successful completion of safety and basic use (SBU) class required for some Spacious workshop with numerous large worktables 115-volt outlets and compressed air at each worktable Free access to bin wall (parts and materials) Free use of conference room Use of computer workstations with software Wi-fi with high speed Internet access Free members-only meet-ups and other special events Use of the refrigerator and microwave oven Fresh-brewed coffee and freshly popped popcorn	All TechShop facilities are designed to put a full range of tools and equipment at your command so you can work on your projects without worrying about how you are going to tackle each step. Need to punch a hole in sheet metal? Use the large rotary punch. Want to spot weld an enclosure? The spot welder is in the welding room. Trying to cut a keyway in a gear bore? The broach sets can be checked out at the front desk. Everything is here for your use.
The Beauty Shoppe East Liberty 6101 Penn Ave	Rabih Helou 202-285-4620 rabih@thebeautyshoppe.org www.thebeautyshoppe.org	Month to Month per person membership \$100/mo – shared desk & office area \$250/mo – dedicated desk and office area \$350+/mon – private office	24/7 secure access Kitchenette Fully equipped multiple Conference Room Lounges Printing, copying and scanning Great Furnishing Secure Offices Free Coffee Event spaces available	Multiple locations Large offices available to suit 10+employees Expanding Q1 2015 Heart of East Liberty within walking distance of Whole Foods, restaurants, transit hub, Shadyside, Highland Park



RESOURCES: PITTSBURGH STARTUP SPACES

Provided by Olympus

Updated 8/16

Carnegie Mellon University

Center for Innovation and Entrepreneurship

Space Name and Location	Contact Information	Rent	Amenities	Comments
The Hardware Store/Work Hard PGH Allentown 744 E. Warrington Ave.	Josh Lucas 412-376-7284 info@workhardpgh.com www.workhardpgh.com	Membership starts at \$45/mo Monthly Leases \$150/Mo Negotiated by need. Day rates on amenities. Private offices with access to amenities available. Private space starts at \$300/Mo	Site parking; ample street parking (no meters) Furniture available Access to green screen & lights Access to voice over booths Access to podcasting suite. Community GoPro, Media Workstation w/ Adobe Cloud Top Tier Dev Staffing Agent Onsite WiFi provided Large common area/conference spaces Easy access to public transportation 24/7 secure access Lounge, whiteboards & informal meeting areas	Collaborative & Progressive Culture More spunk than you can handle Work Hard PGH is a community-owned business incubator that provides entrepreneurial programming, resources and access to not-traditional investment vehicles to raise capital
21st Street Coffee Strip district (Next door to Kaya) 2002 Smallman	412-281-0809	Desks can be used daily for \$10, weekly for \$30 and \$100/month	<ul style="list-style-type: none"> Basic amenities with a 20% discount at the coffee shop 	A section in the loft space of the café has been dedicated to coworkers
Union Project Highland Park 801 N. Negley Ave	Carol Spencer Royall 412-363-4550 carol@unionproject.org http://www.unionproject.org/	Rates vary	All offices include the following amenities: Hi-speed wireless internet access Heat/Air Conditioning/Electric Handicapped Accessible Free fax machine access, Limited copying machine access 24-hour building access, Video-monitored building Access to shared kitchen Marketing on Union Project's website and E-news Discounted pricing on Union Project event spaces and classes (based on availability) Free parking (includes first come first serve 5 car lot, on street parking)	Imagine a place where you are valued for your experiences, for your creative expression and talents. Where opportunities and space are provided for you to connect, create or celebrate your ideas and skills in a manner that nurtures you personally, while building community simultaneously. Access to major buslines at corner Walking distance to Bryant Street Business District and Tazza D'oro Café. A short drive to Target, Whole Foods, Trader Joe's and more.



RESOURCES: PITTSBURGH STARTUP SPACES

Provided by Olympus

Updated 8/16

Carnegie Mellon University

Center for Innovation and Entrepreneurship

Space Name and Location	Contact Information	Rent	Amenities	Comments
XFACTORY Point Breeze 6901 Lynn Way	Howard Eisner/ Paul Burke 412-855-3353 howardeisner@gmail.com, mrpaul@gmail.com xfactorypgh.com	Month to Month Per person membership \$100/mo – shared desk & office area \$175/mo – dedicated desk & office area	Fully furnished w/ ample natural light Whiteboards & 3 formal meeting areas 100MB wired & wireless internet Keyed entry, Bike friendly w/ street level parking in neighborhood & out front 3 350 sq ft conference rooms (online scheduling) His/Hers ADA compliant restrooms	A phenomenally large facility for all types of projects. Uses include: Workshops, User groups, Seminars, Conferences, Startup weekends, Business meetings, Hackathons, & Other Events Meet-ups, Pitches, Training Courses, Career Fairs,
Whetstone Workgroup Sharpsburg 2310 Main St. Pgh 15215	whetstoneworkgroup@gmail.com	\$75 – one time processing fee Additional service packages start at \$125/mo \$25 – one day Private meeting space: \$75/3 hours to \$150/8 hours	Onsite Childcare (\$6/hr per child) coWorking space Free wifi, and coffee Shared services including comprehensive software, and service professionals Discounts on trainings and special events Online and face to face workshops Use of Business address	Geared toward Freelancers looking for shared space and community Provide group support, consultation, access to professional lawyers, accountants and business specialists
Berger Industrial Property South Side 537 Bingham St	Mark Berger 412-518-1276 mark@markberger.com	Yearly and Multi-Yearly Leases Available	Open space configurations Industrial space on site Parking lot on site High ceilings, concrete floors Loading docks available Light and heavy manufacturing space Access to river	
Berger Industrial Property: Lab Space Uptown 1401 Forbes Ave	Mark Berger 412-518-1276 mark@markberger.com	Yearly or Multi-Year Lease. Lab spaces as small as 300 SF. Custom build-out with long term lease.	Former Toxicology Laboratory with offices, a total of 3,720 rentable square feet. Lab itself is 1,310 rentable square feet. Once through HVAC system - 100% fresh air replacement.	One perchloric acid fume hood, model PL302-2 Hamilton Industries. Three fume hoods above work bench not enclosed. One large walk in refrigerator, 14' x 5' interior. Bench with "air flow" fume removal. Miscellaneous cabinets, benches. 6 copper lines for air, gases, vacuum and deionised water above center work bench. Oxygen, vacuum, argon and deionised water services to other benches. 2 showers.
CBRE: Brady Building Downtown 225 Ross St	Tim McCarthy (412) 394-9817 timothy.mccarthy@cbre.com	Flexible lease options ranging from One (1) Year and up Full Service lease rates (all utilities included) starting at \$12.50 per square foot	Loft Style office space Exposed brick walls and timber beams Suites ranging from 2,000 SF – 8,000 SF Retail tenants include 'Crazy Mocha' & 'Subway' Brand new lobby, elevators, and mechanical systems Build out options ranging to complete "turn-key" Tenant Improvements (Landlord will finance and build out a custom designed office environment)	



RESOURCES: PITTSBURGH STARTUP SPACES

Provided by Olympus

Updated 8/16

Carnegie Mellon University

Center for Innovation and Entrepreneurship

Space Name and Location	Contact Information	Rent	Amenities	Comments
Revv Oakland Oakland	Mark Musolino 412-944-2503 mark@revvoakland.com www.revvoakland.com	Available February 2015.	Co-working space (3000 sq ft) across 2 floors This facility is intended for teams in transition between coworking and "entire floor" dedicated space. All offices will be 300-500 sq ft, for teams of up to approximately 12 people. Each floor will have its own restrooms and kitchenette. Monthly parking passes available for nearby lot	Revv's community now numbers 120+ people across five Oakland locations. We can accommodate teams of 1-50 people. All Revv members eligible for KIZ tax credit up to \$100k Surrounded by food, coffee & convenience stores. Short walk to Pitt/CMU (think student interns). Served by 20+ bus routes Free monthly member lunch and happy hour
Revv Oakland (dedicated space)	Mark Musolino 412-944-2502 mark@revvoakland.com www.revvoakland.com	3 options: - 1500 sq ft at \$2000/mo - 400 sq ft at \$850/mo - 250 sq ft at \$650/mo Occupied as of 8/28/14.	- Dedicated spaces for teams of up to 15 people - 24/7 secure access - Kitchenette - Restroom w/ shower - High speed internet, plus print/copy/scan. - Free accounting and photography services	Surrounded by food, coffee & convenience stores. Short walk to Pitt/CMU (think student interns). Served by 20+ bus routes. Monthly parking passes available for nearby lot. Free monthly member lunch and happy hour.
Revv Oakland (dedicated space) 115 Atwood 122 Meyran	Mark Musolino 412-944-2499 mark@revvoakland.com www.revvoakland.com	Starting at ~\$20/sq ft.	- Dedicated space for team of up to 35 people. - Conference room for 10+ - Six private rooms for offices and hoteling space - 400 sq ft flex area for events, desks, etc. - Lounge and kitchenette - Two restrooms (men/women) - Shower w/ changing area and lockers - Corner location w/ ample natural light	Surrounded by food, coffee & convenience stores. Short walk to Pitt/CMU (think student interns). Served by 20+ bus routes. Monthly parking passes available for nearby lot. Free monthly member lunch and happy hour.
Revv Oakland (dedicated space) Oakland 218 Oakland Ave	Mark Musolino 412-944-2500 mark@revvoakland.com www.revvoakland.com	4,000 sq ft 2nd floor at ~\$20/sq ft. Occupied as of 8/28/14.	- Dedicated space for team of up to 45 people. - Conference room for 15+ - Phone booth - 4 private rooms for offices and hoteling space - 2000 sq ft flex area for events, desks, etc. - Kitchenette - Two restrooms (men/women) - Shower w/ changing area - Ample storage space - Elevator	We can accommodate teams of 1-50 people. All Revv members eligible for KIZ tax credit up to \$100k. Surrounded by food, coffee & convenience stores. Short walk to Pitt/CMU (think student interns). Served by 20+ bus routes. Monthly parking passes available for nearby lot. Free monthly member lunch and happy hour.
StartUptown: Burrel Site Uptown 2211-31 Fifth Ave	Dale McNutt 412-400-7146 dale@startuptown.org www.startuptown.org	Develop space with SU — 65,000 sf, ample parking (50+) with 2-year-plus lease	Optimus Tech, Culinary Incubator, Life Sciences, Maker, Robotics and coworking-plus 55,000 sf maker / hardware / lab / robotic work zones. NOW LOOKING for longer-term tenants!	



RESOURCES: PITTSBURGH STARTUP SPACES

Provided by Olympus

Updated 8/16

Carnegie Mellon University

Center for Innovation and Entrepreneurship

Space Name and Location	Contact Information	Rent	Amenities	Comments
StartUptown: Paramount Film Exchange 544 Miltenberger Street	Dale McNutt 412-400-7146 dale@startuptown.org www.startuptown.org	Month to Month and longer term, 1-year-plus \$250 to \$6,400/mo + based on SF and cost per table.	Site parking available with street parking Furniture available High quality WiFi provided Common area multiple conference spaces Easy access to public transportation Use of printer/fax/scan on daily basis; charge for extensive printing projects over 40 copies Webkite, Innovesca, and others works out of Paramount Paramount site: 6,400+: Leasing NOW for 9/1/14	Located in the PCKIZ – grants to \$25,000; paid internships PA Tax Credits up to \$100,000. R&D Federal credits available StartUptown companies have received \$770,000 in benefits to date No food establishments in walking distance. Paramount site: 6,400+: Leasing NOW for 9/1/14 1936 Fifth Ave: space available October 2014
XFACTORY Point Breeze Dedicated and coWorking Space	Howard Eisner/ Paul Burke 412-855-3353 howardeisner@gmail.com, mpauly@gmail.com xfactorypgh.com	Month to Month Per person membership \$100/mo – shared desk & office area \$175/mo – dedicated desk & office area	Keyed entry Fully furnished w/ ample natural light Whiteboards & 3 formal meeting areas 100MB wired & wireless internet Bike friendly w/ street level parking in neighborhood & out front 3,350 sq ft conference rooms (online scheduling) His/Hers ADA compliant restrooms	A phenomenally large facility for all types of projects. Uses include: Workshops, User groups, Seminars, Conferences, Startup weekends, Business meetings, Hackathons, & Other Events Meet-ups, Pitches, Training Courses, Career Fairs,
Open Floor	Pat Wetherill wetherill@spencerti.com www.openfloormakerspaces.com/	Work spaces of about 360 square feet are available for a monthly rate of \$250.	Spaces are located on the factory floor in the main building, which was built to house a World War II ammunition factory. Tenants supply their own equipment for use in their space. Natural gas and electric (three phase, 220v, and 110v) are included in the monthly fee. Tenants have access to a loading dock, garage bay, and a desk in the shared office space.	Open Floor is a coworking space located in an industrial building in Millvale, Pennsylvania. Around 15 people are currently working on projects involving metalwork, inventing, motorcycle repair, cut & sew manufacturing, neon glass art, prototyping, and other hands-on pursuits. Several businesses operate in the space now, and others are in the process of getting off the ground.
La Dorita	Josephine Oria 412-307-3052 joria@ladorita.net http://www.ladorita.net/kit chenshare	1-10 Hours/Mo - \$20 11-20 Hours/Mo - \$17 21+ Hours/Mo - \$15 Cooking Classes - \$35	Equipment: Southbend Six Burner Range with Standard Oven Full-Size Imperial Convection Oven Single Door Refrigerator & Freezer Stainless Steel Worktables Prep sink	La Dorita's commercial kitchen is a fully equipped kitchen designed for caterers and small businesses. It has everything you need to manufacture your product in an efficient manner. The kitchen is also available for small group cooking classes.



RESOURCES: PITTSBURGH STARTUP SPACES

Provided by Olympus

Updated 8/16

Carnegie Mellon University

Center for Innovation and Entrepreneurship

Space Name and Location	Contact Information	Rent	Amenities	Comments
The Hardware Store	Josh Lucas 412-376-7284 info@workhardpgh.com www.workhardpgh.com	Monthly Leases \$150/Mo Negotiated by need. Day rates on amenities. Private offices with access to amenities available. Private space starts at \$300/Mo	Site parking; ample street parking (no meters) Furniture available Access to green screen & lights Access to voice over booths Access to podcasting suite. Community GoPro, Media Workstation w/ Adobe Cloud Top Tier Dev Staffing Agent Onsite WiFi provided Large common area/conference spaces Easy access to public transportation 24/7 secure access Lounge, whiteboards & informal meeting areas	Collaborative & Progressive Culture More spunk than you can handle
Riverside Center for Innovation	Juan Garrett 412-322-3517 intern@riversidecenterforinnovation.com http://www.riversidecenterforinnovation.com/contact-us/	\$250-\$1,600 per month	Small office space, co-working conference room, kitchen Short term leases available Historical building Parking Loading Docks Close to Public Transit Accessibility / ADA Electricity, Gas, Water/Sewer, Repairs, Maintenance, Janitorial Services, CAM Taxes ALL included in rent	Primary focus on minority, women, veterans and disadvantaged. Premier incubator/accelerator located on Pittsburgh's North Shore in a state designated Enterprise Zone and Keystone Innovation Zone, we offer FREE parking, Fiber Internet Connection, Receptionist Services, Photocopier, Telephones, Conference Rooms, Exercise Facility, Notary Services, Business Counseling, MWDBE Certifications, Training and Educational Workshops, and Common Area Kitchen.
2516 Jane Street South Side close to Hot Metal Bridge	Carmine Dilucente 412-394-9828 carmine.dilucente@cbre.com	Varies	<ul style="list-style-type: none"> • Wet/research BSL-2 certified lab space ranging from 2,500 RSF-9,500 RSF • 11,500 RSF office space • Off-street parking in landlord provided controlled lot • Competitive, full-service lease rates with build-out allowances • Suites ranging from 920RSF – 10,000RSF 	