

The Dynamo House Eddy Street

Providence, Rhode Island

Office Lease



LOCATION: Providence Point located on the site of the Former Narragansett Electric Company

BUILDING: 295,000 square feet on six (6) levels

AVAILABLE SPACE: Up to 140,000 square feet of office space

PROPERTY DESCRIPTION: Future home of the Heritage Harbor Museum, The Dynamo House features huge arched windows, water views and energy efficient design. A six level, historic brick building with office space featuring large cathedral style windows and flexible floor plates. A 70,000 square foot hotel on the two top levels will have panoramic views of the Providence Waterfront and cityscape.

PARKING: Up to 3 cars per 1,000 square feet leased is available

RENOVATIONS & HVAC: Building will be completely renovated with all new HVAC, mechanical systems, elevators, fire safety systems and tenant improvement allowances.

AVAILABLE: October, 2008

**FOR ADDITIONAL INFORMATION OR TO ARRANGE A TOUR OF THE PROPERTY,
PLEASE CONTACT KARL SHERRY OR PETER HAYES AT 401.273.1980,
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- Developed by Struever Bros. Eccles & Rouse, one of the country's premier urban development companies.
- Originally built in 1916, The Dynamo House is located on Providence Point in the historic Jewelry District of Providence.
- The Dynamo House will include the 55,000 square foot Heritage Harbor Museum, a 70,000 square foot hotel on the top two floors, and 12,000 square feet of retail.
- Proximity to Route 195 along with the interstate's upcoming relocation will make The Dynamo House the dominant feature of an expanded Central Business District.

