



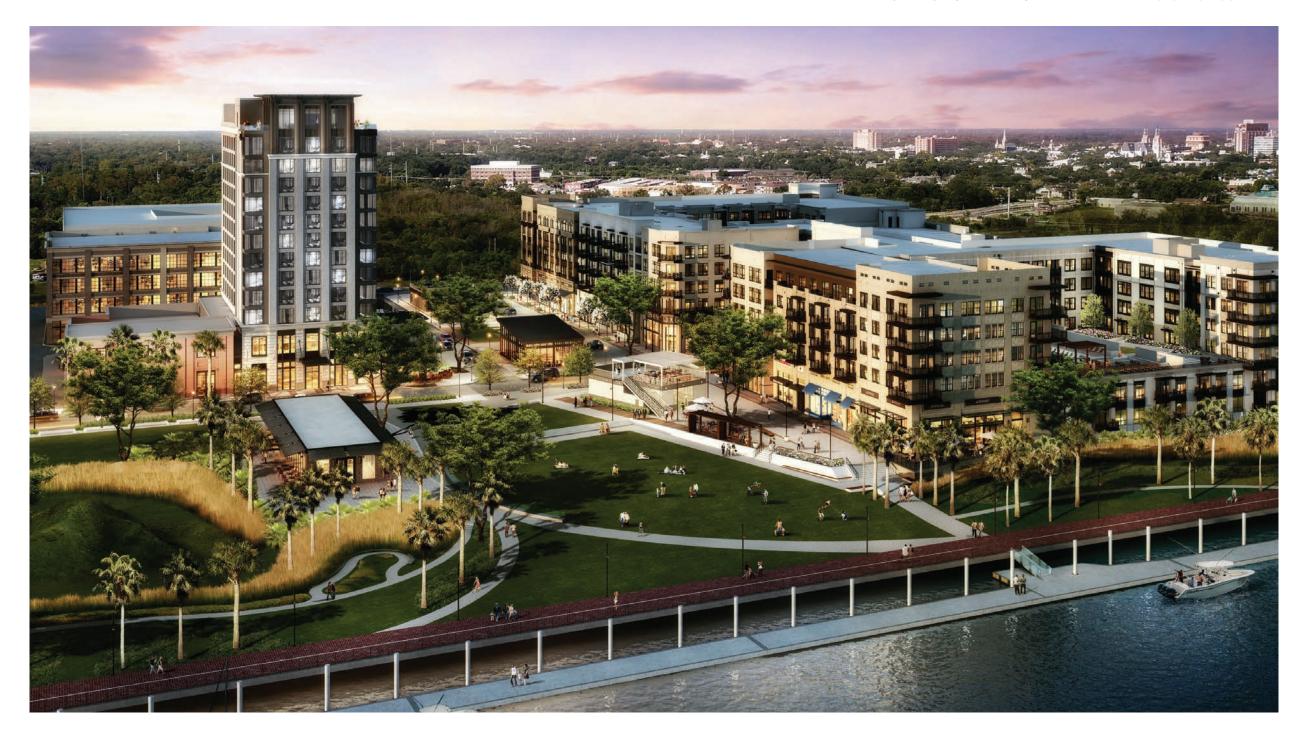




Inspired By Our Past. A Vision For Our Future.

Introducing The Offices at Eastern Wharf -

Downtown Savannah's latest creative Class A office environment and the new market standard for elite workspace. The Offices at Eastern Wharf offer wide-open, creative, loft-style spaces that embrace the best of industrial design and modern efficiency. There is simply nothing in the market with this kind of forward-thinking, richly-rewarding environment — ideal for recruiting the finest young talent — and inspiring them to new heights.



Put Your Company On The Map.

The moment you put an Eastern Wharf address on your business card is the precise moment you put your company on the map.

Because nothing in Savannah has more to offer in a single location.

Whether you drive, ride, bike, boat or even walk here, the access options are endless and abundant. And with unprecedented on-site parking, being a business Downtown has never been better.

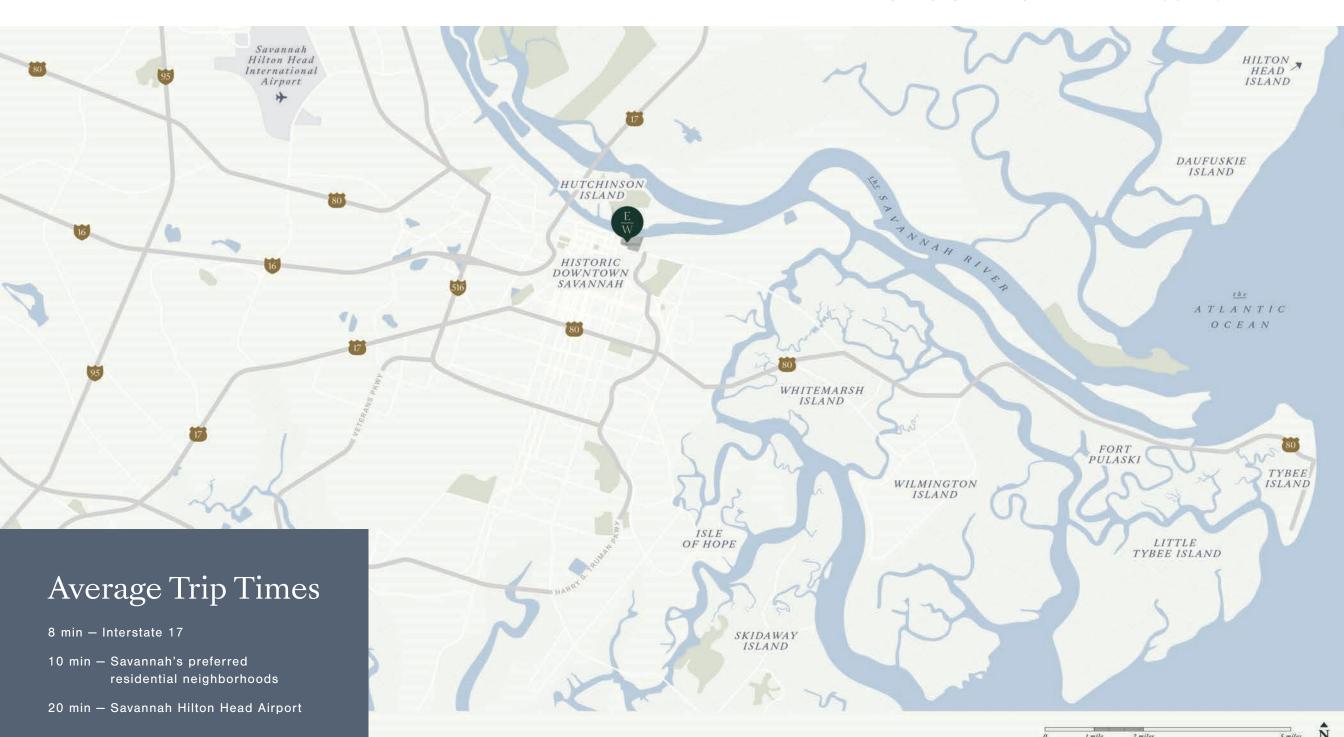


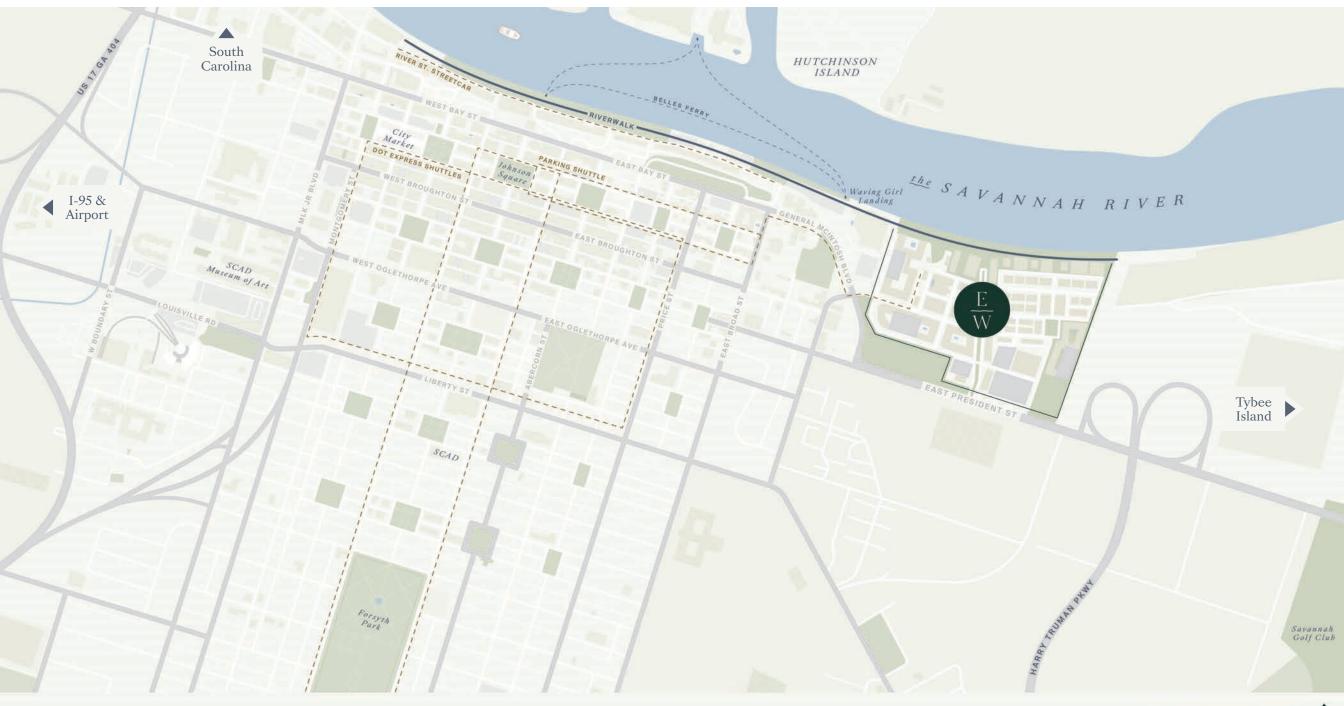


























A World At Your Door.

When you work at The Offices at Eastern Wharf, you become part of a warm, welcoming and walkable 54-acre gathering place with something for everyone. Community parks and abundant green spaces. Wonderfully curated shops and restaurants. Luxury hotel rooms with spa and event spaces. Beautiful riverfront residences. And of course, the finest Class A offices in the city. It's a fully realized lifestyle unlike anything in Savannah.

Mixed-Use Environment.

Office.

80,000 SF of Highly Efficient, Class A Office Space

Retail.

Up to 45,000 SF of Street-Level Restaurant and Experiential Retail

Hotel.

200 Key Luxury Boutique Hotel with Event Space, Spa and Rooftop Bar

Apartments.

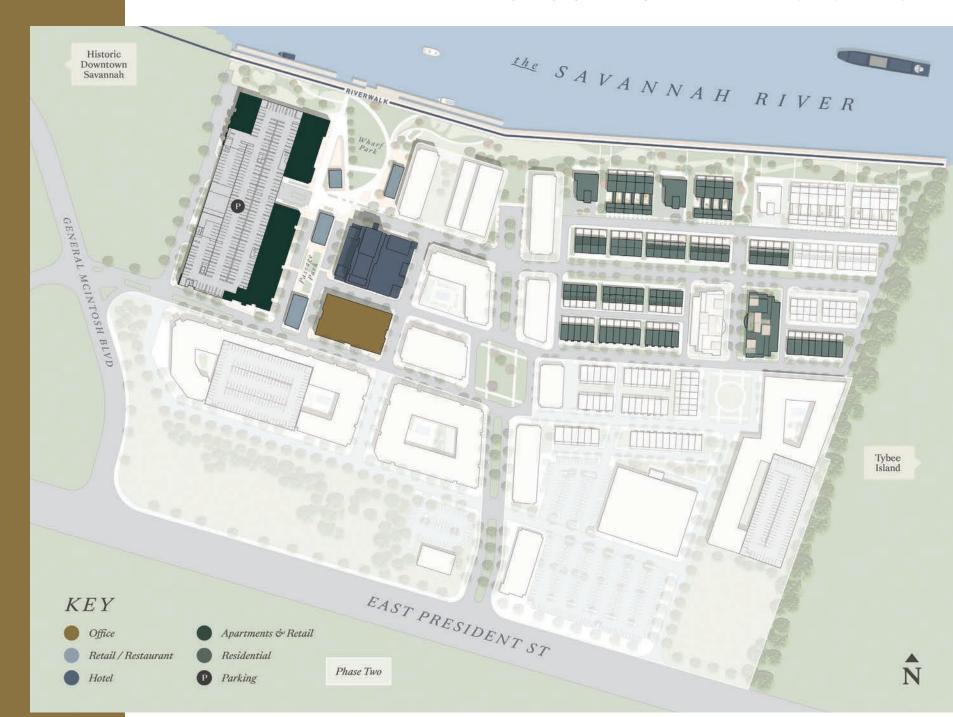
One, Two and Three-Bedroom
Riverfront Luxury Apartment Homes

Residential.

Luxury Riverfront Townhome Communities

Community Parks.

3-Acre Riverfront Park with Outdoor Event Space and Riverwalk Connectivity



Parking Advantage.

Abundant 700-Car Deck Adjacent to Offices 3/1,000 RSF Parking Ratio Reserved Parking Available Owner Controlled Parking Ample Visitor Parking Covered and Overnight



Designed For The Next Generation.

The rising generation of top-flight talent needs spaces that inspire and an environment to thrive. With expansive windows and column-free interior spaces, The Offices at Eastern Wharf are designed for maximum flexibility and efficiency. Purposefully planned with ground-level amenities and abundant on-site parking, The Offices stand ready to foster new creativity in your people — and power unprecedented productivity for your business.





Building Features.

Industrial-Style

Architecture that seamlessly blends the history of Savannah with the efficiency of modern design

4 Stories

85,831 total RSF

20,000 SF

Efficient floorplates

Column-Free

Efficient floorplates with 39'6" planning depths

Floor-to-Ceiling

Windows provide ample natural light and optimizes on building's riverfront location

10' Ceiling Height

Allows for maximum light and air circulation

Efficiency

For tenant space plans and minimizing occupancy costs

700-Car

Adjacent controlled parking deck with abundant, low-cost parking (approx. 3 / 1,000)



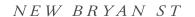


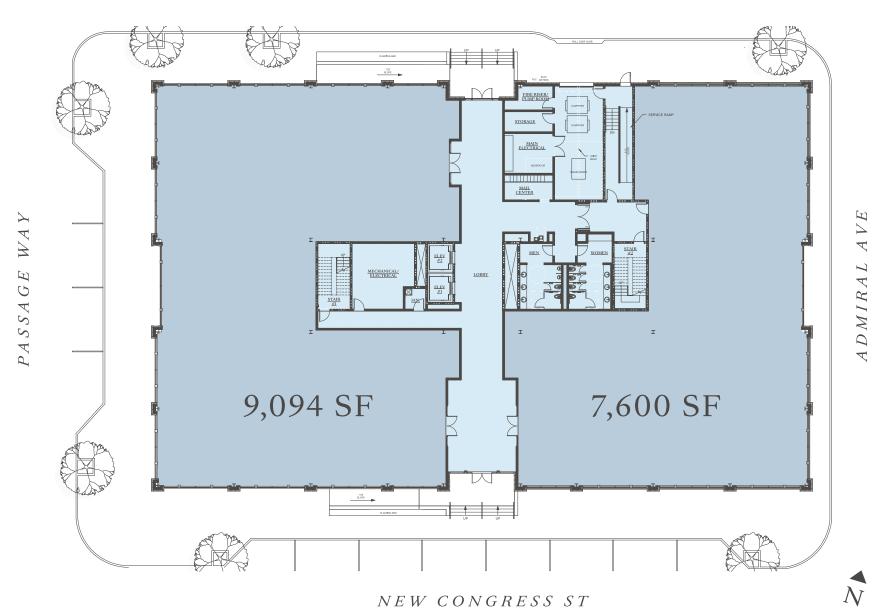




First Floor.



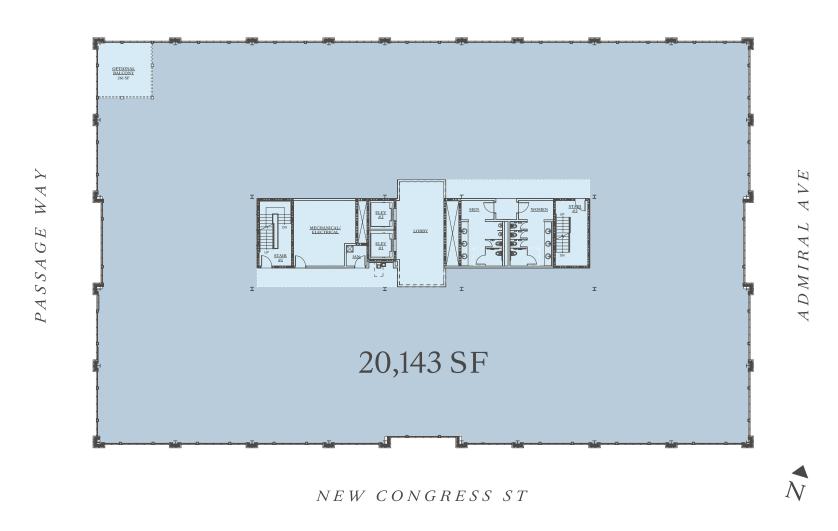






Typical Floor.

NEW BRYAN ST



Development Team.



Regent Partners is a dynamic real estate development, acquisitions, investment and services firm started in 1988. Since our inception, we've acquired and developed more than 13 million square feet across the Southeast, valued in excess of \$2.6 billion. Regardless of the type of project, we consider ourselves local sharp shooters in the industry. We take a measured, methodical approach, constantly searching for new opportunities to add value. Over the years, we've learned to place a higher value on quality than quantity, and have committed ourselves to being the best operating partner possible, from planning all the way through execution.

regentpartners.com



Mariner Group was formed in 2012 by Trent Germano and Ian Smith to create high-end, high-value developments throughout the Southeast. United by a shared passion and an entrepreneurial vision, Mariner offers a nimble, holistic approach to three core disciplines: investment, development and construction management. We're here to serve as a reliable guide and steadfast partner for those looking to create projects that are powerful, profitable and enduring.

marinergroup.us

