



USBT
US BANK TOWER



THE SKY-HIGH OASIS WHERE EVERYTHING IS ELEVATED.

U.S. Bank Tower defines the Los Angeles skyline and offers the most premier workplace experience in the city. It's a modern oasis of comfort, convenience, and sophistication.

THERE'S NOTHING ELSE LIKE IT.





mbank tower
Lewis Brisbois Bisgaard & Smith LLP
US Bank
Cordoba Real Estate Advisors, LLP
MARSH & MCCORMICK COMPANIES

EXTERIOR ENTRANCE

FEEL RIGHT AT HOME.

A chic, nature-infused entrance experience, the lobby at U.S. Bank Tower is a place to congregate, connect, celebrate, and do it all in a setting that never fails to inspire.

FEATURING:

- Breakfast café and bar
- Meeting and greeting spaces
- Cabana seating
- Coffee and juice bar
- Cocktail bar
- Co-working areas designed for productivity



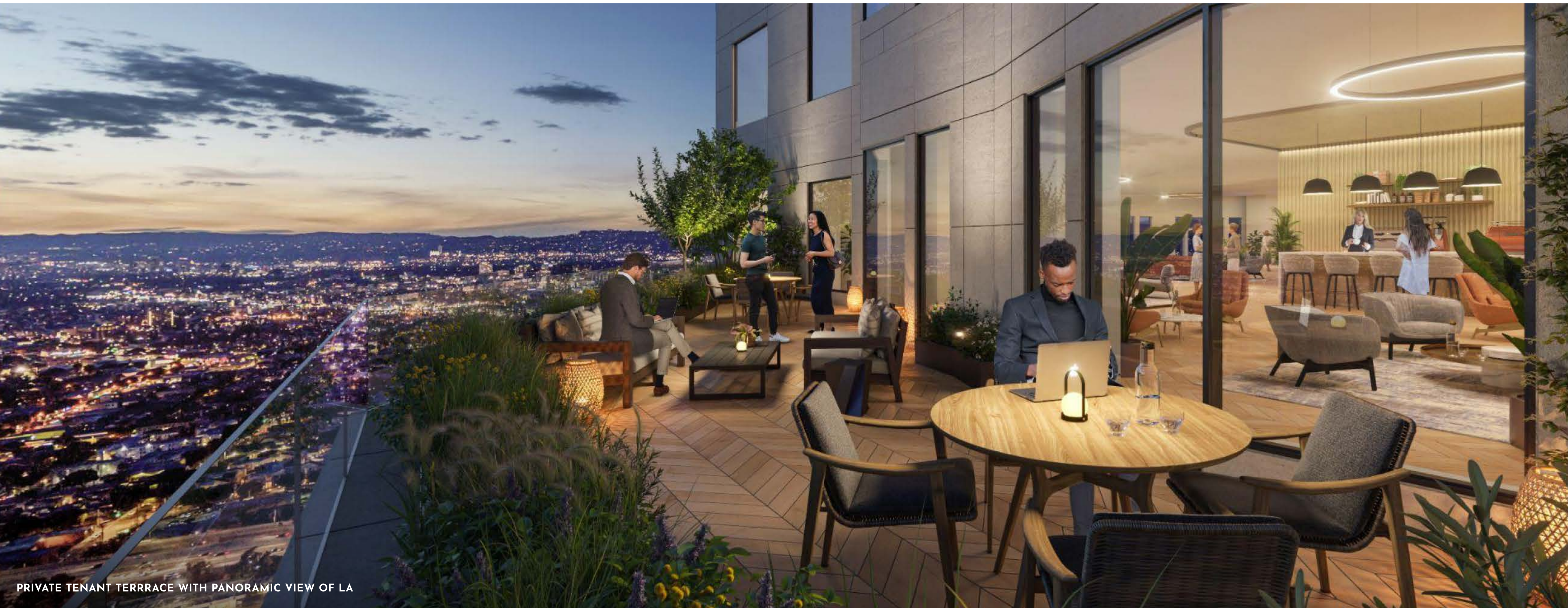
LOBBY RECEPTION & LOUNGE



THERE'S VIEWS,
THEN THERE'S
U.S. BANK
TOWER VIEWS.

UNOBSTRUCTED. UNSURPASSED.

U.S. Bank Tower offers the best views in Los Angeles. Standing above all in Downtown LA, the tower's purposeful design delivers panoramas in every direction and offers opportunities for private outdoor space.

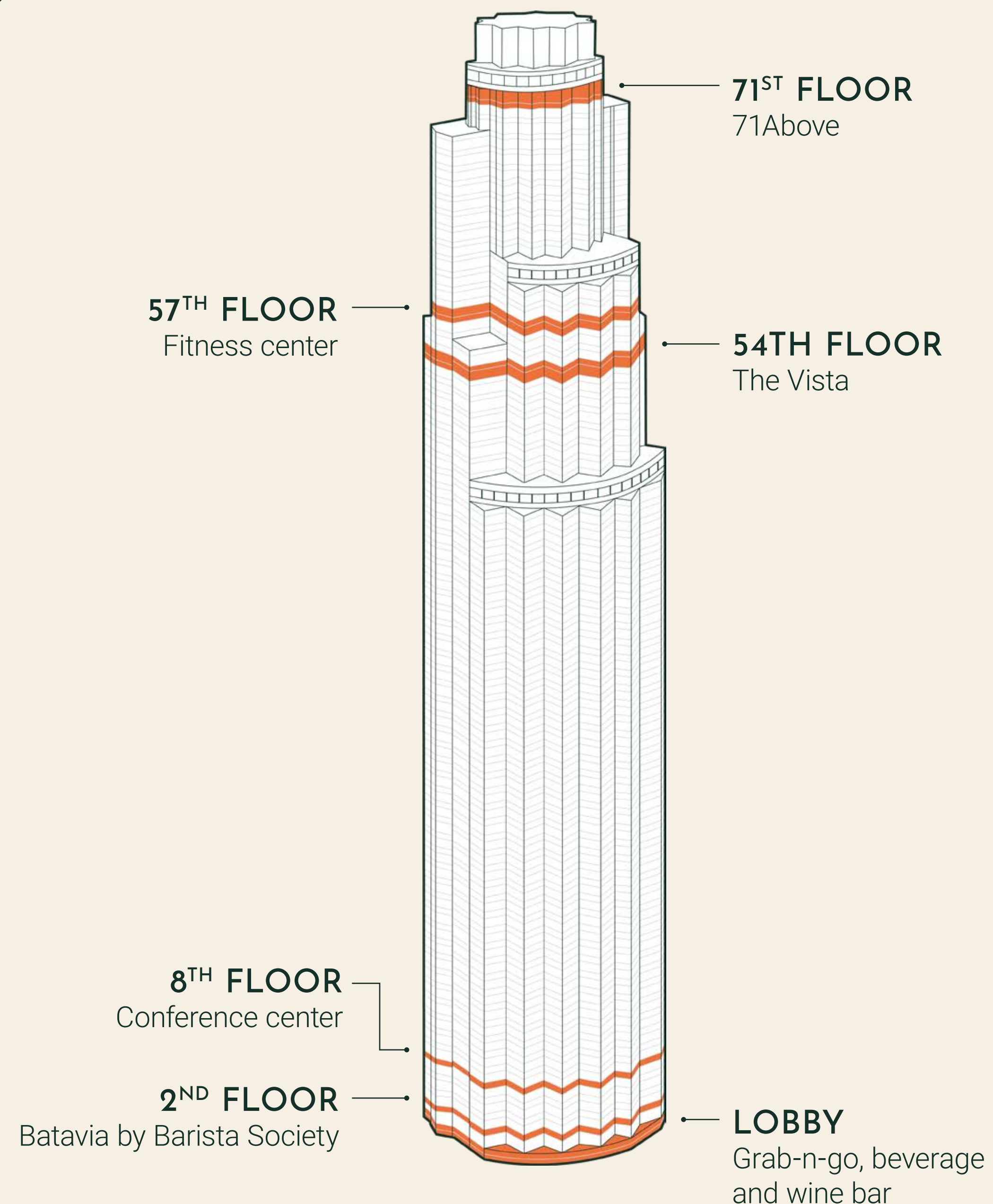


PRIVATE TENANT TERRACE WITH PANORAMIC VIEW OF LA

EVERYTHING YOU NEED, RIGHT HERE.

BUILDING-WIDE SERVICES & AMENITIES INCLUDE:

- Concierge services
- Food catering service
- Full array of all-day dining options
- State-of-the-art conference center
- Tenant fitness center
- The Vista (private event, meeting, co-working, wellness, cafe and lounge spaces)
- Inspire programming (fitness classes, networking events, seminars, social events and more)
- On-site parking and valet service
- Complimentary EV charging stations

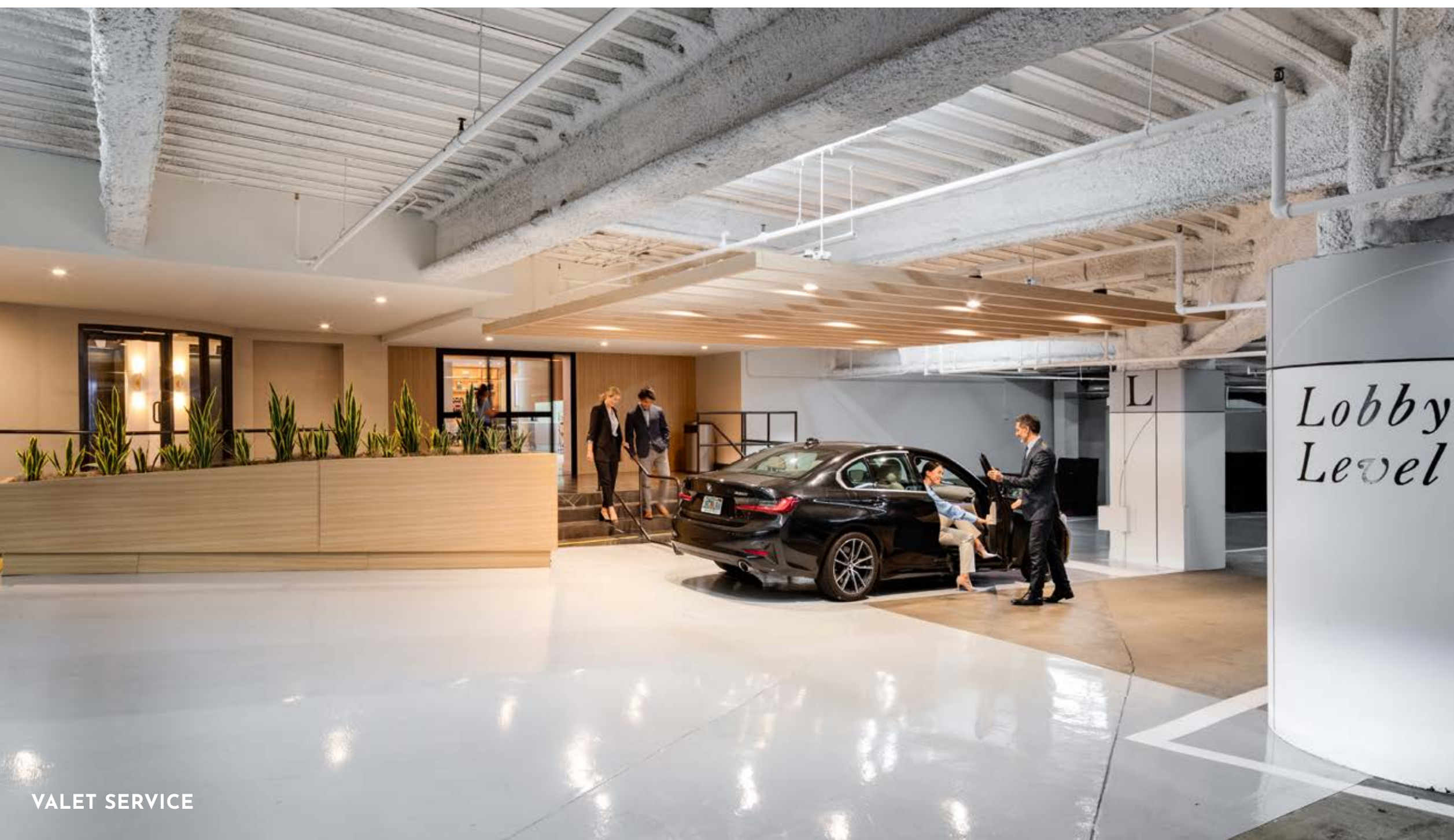




THE VISTA CAFÉ



FITNESS CENTER



VALET SERVICE



MEETING SPACES



the
vista

A SKY-HIGH RETREAT ON THE 54TH FLOOR.

A FLOOR WITH VIEWS SO SPECTACULAR,
WE HAD TO SHARE IT.

An unprecedented extension of your workspace, The Vista is a 15,000-square-foot boutique destination that marries form and function to create the ideal atmosphere for work and leisure.

- Event & Conferencing Spaces
- Flexible Co-working Areas
- Meeting & Pitch Rooms
- Curated F&B Options
- Spectacular Views
- Lounge Areas
- Wellness Room



ON-SITE HOSPITALITY AMBASSADOR

Whatever you're using The Vista for — presentations, celebrations, or simple relaxation — our on-site concierge is standing at the ready. From AV setup to event coordination, we'll handle the details, so you can focus on the big picture.



THE TERRACE
3 World Trade Center | New York, NY



THE BANKERS CLUB
120 Broadway | New York, NY



THE STUDIO
7 World Trade Center | New York, NY



THE LANDMARK
120 Broadway | New York, NY



SEVENTEEN
1177 Avenue of the Americas | New York, NY



THE LOUNGE
1735 Market Street | Philadelphia, PA



OUR AMENITIES SPAN COAST- TO-COAST.

Through Silverstein's Inspire program, U.S. Bank Tower occupants enjoy access to every amenity space, in every building, across the entire Silverstein portfolio. So when business takes you out of town, the comfort and quality of your workplace remains top-notch.

[INSPIREYOURDAY.COM](https://inspireyourday.com)



DINING FOR ANY AND EVERY OCCASION.

Enjoy a full spectrum of dining options, from grab-and-go snacks and pastries in the lobby and food trucks just outside your door, all the way up to cocktails and high-end culinary experiences in the penthouse.

FOOD OPTIONS INCLUDE:

- 71Above penthouse dining
- The Vista café
- Batavia Coffee Bar
- Lobby café and juice bar
- Grab-and-go dining options & food trucks
- Settecento, high-end, authentic Italian restaurant

71ABOVE

The tower's dining options culminate at the apex of the city's fine dining scene, 71Above. Offering breathtaking 360° views, a prestigious atmosphere, and vibrant modern American cuisine, it's the perfect setting for celebrations, client dinners, and everything in between.



SETTECENTO

Situated near Maguire Gardens and just across the street from U.S. Bank Tower, Settecento is Downtown LA's newest indoor-outdoor culinary experience. Curated by the minds behind acclaimed LA restaurants La Boheme and 1212 Santa Monica, Settecento will serve traditional Italian recipes and handmade pasta, wines, and cocktails.





THE
NEXUS OF
THE CITY'S
CULTURE,
DINING,
AND
LIFESTYLE.



ARTS DISTRICT



BMO STADIUM



CRYPTO.COM ARENA



WALT DISNEY CONCERT HALL



DODGER STADIUM



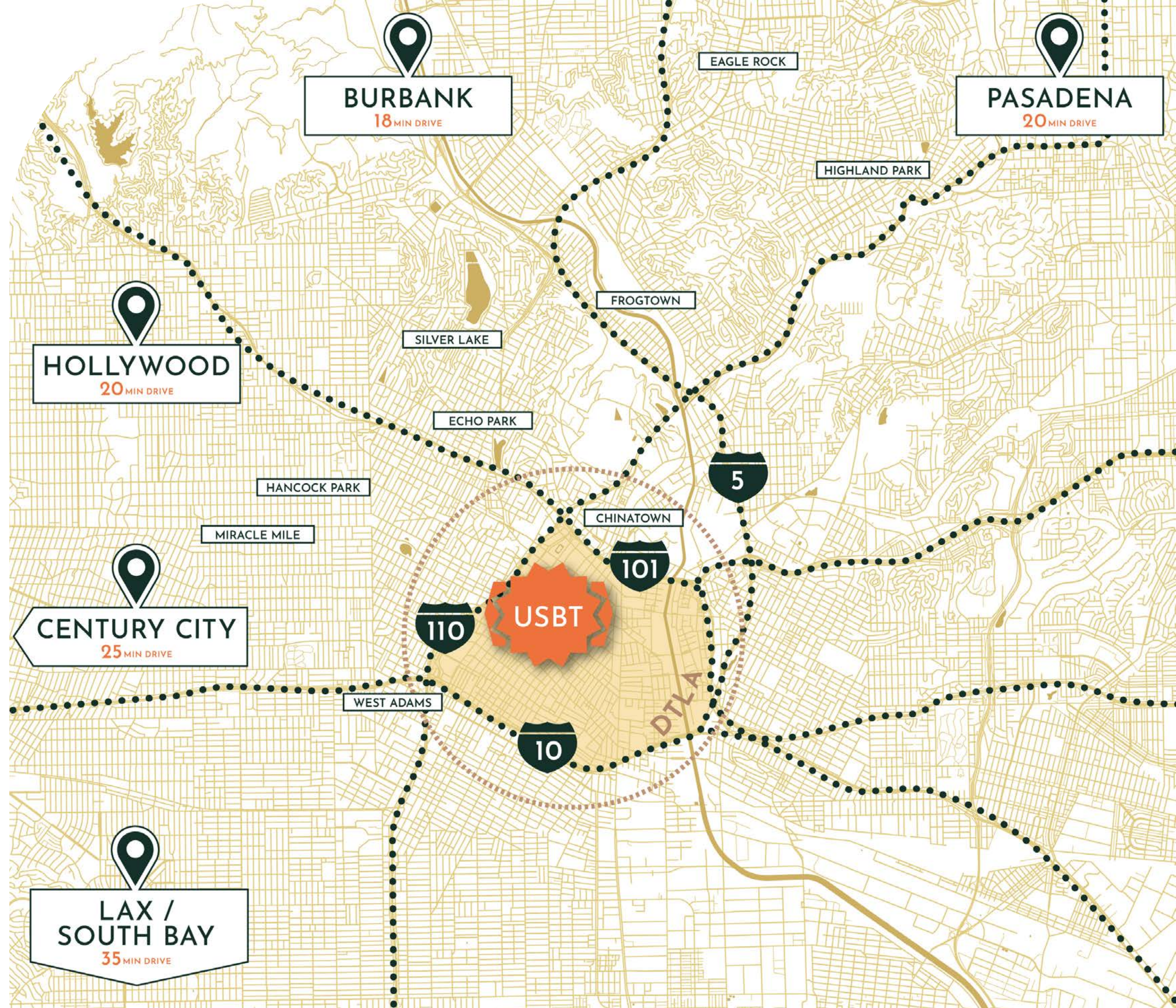
CONRAD, LOS ANGELES

EASY IN, EASY OUT.

Right-there access to the 110 & 101 freeways from the parking garage makes coming and going simple, while our centralized location puts you close to what matters most.

100
TRANSIT SCORE

99
WALK SCORE



BRIGHT
SPACES
FOR
YOUR
BIGGEST
IDEAS.



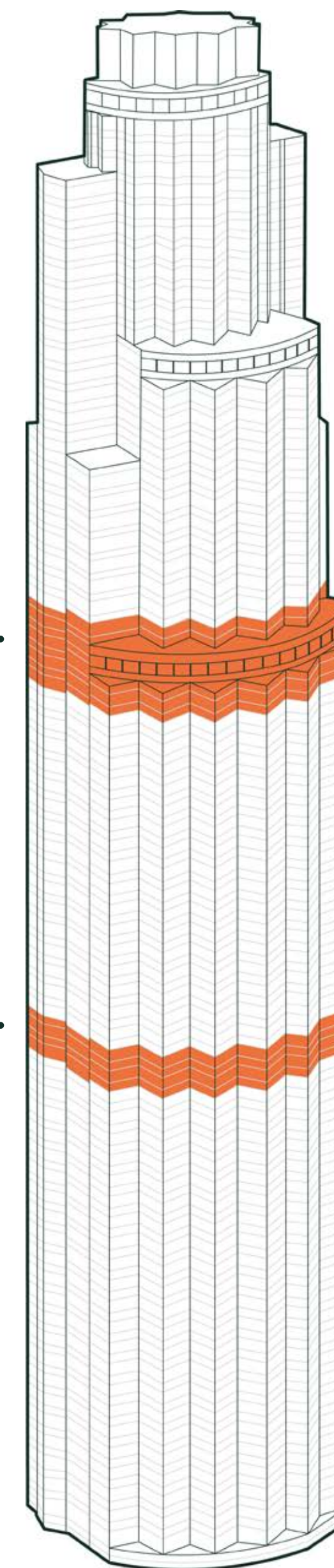


MOVE-IN READY SPACES



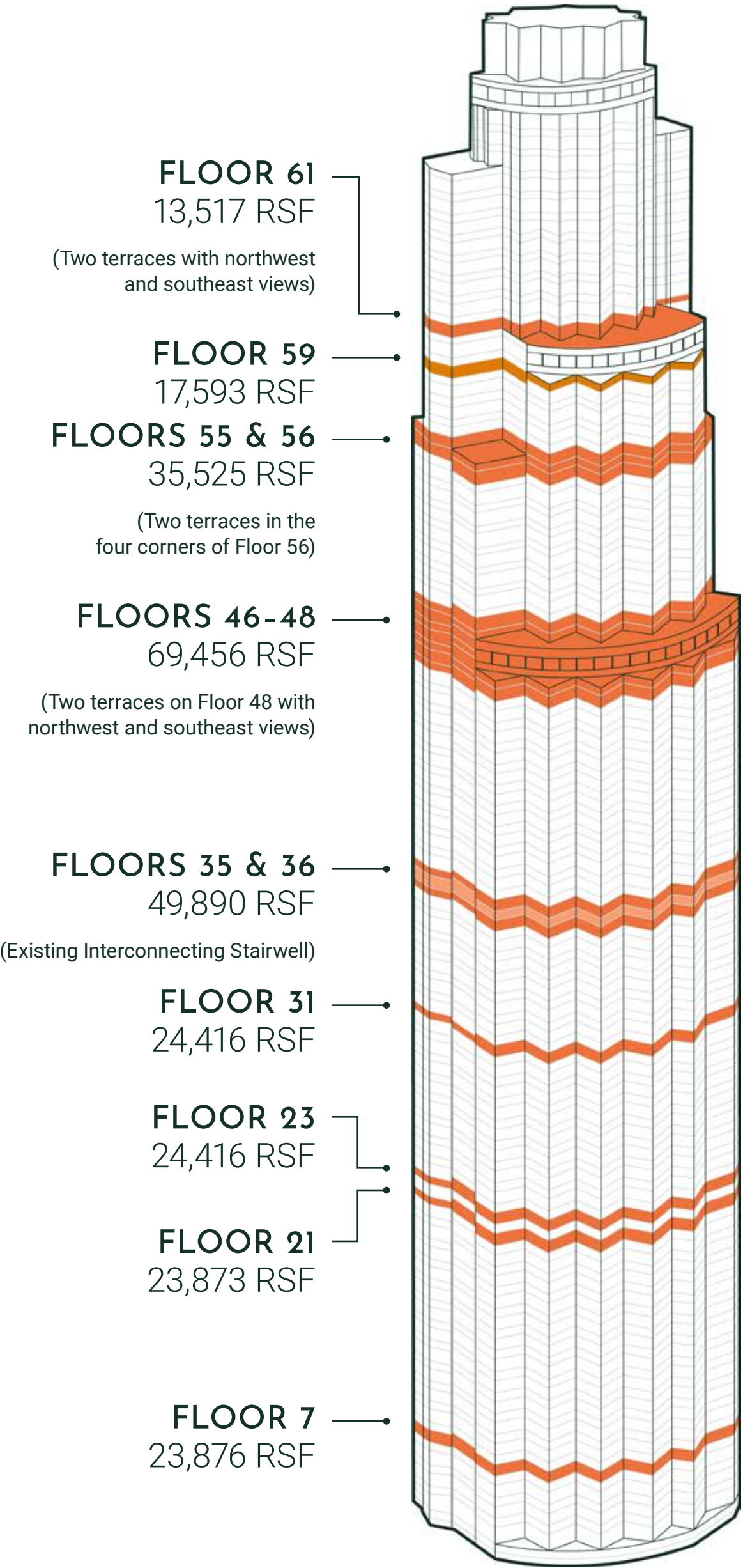
FLOORS 45-48 —
Up to 95,000 RSF
(Two potential terraces of
exclusive outdoor space)

FLOORS 28-31 —
Up to 100,000 RSF



FULL FLOOR AVAILABILITIES

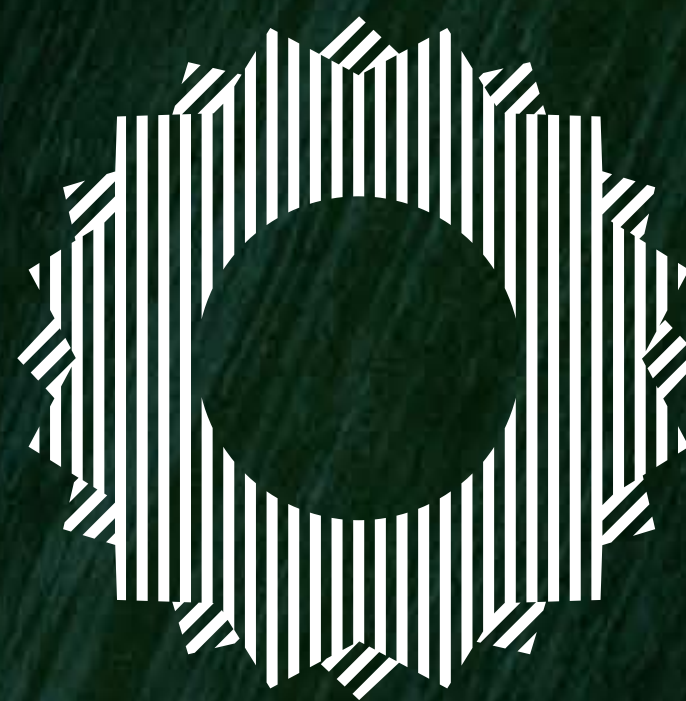
VIEW ALL AVAILABILITIES



THE SILVERSTEIN STANDARD

- Hospitality-first philosophy
- Stability, peace of mind, and the highest-quality workplace experience in the market
- Listen and deliver on our promises
- Constantly evolving to meet our customers' changing needs
- Helping our customers maintain their competitive edge





USBT

US BANK TOWER

SILVERSTEIN
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