

281^{TO}321

SUMMER

321

A TRUE WORK-PLAY ADDRESS
Along Boston's Fort Point Channel

Property Highlights

281-321 Summer is an urban campus in Boston's Fort Point neighborhood. The buildings feature highly sought-after brick and beam space with flexible, open floor plates. Onsite amenities include 24/7 keycard access, tenant fitness center with showers and lockers as well as bike storage.



Fit For Your Re-Entry Needs



Second floor availability with easy access via stairs or elevator



Ability to social distance with two desks in existing offices



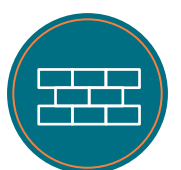
Renovated tenant only fitness center with equipment including Peloton and showers



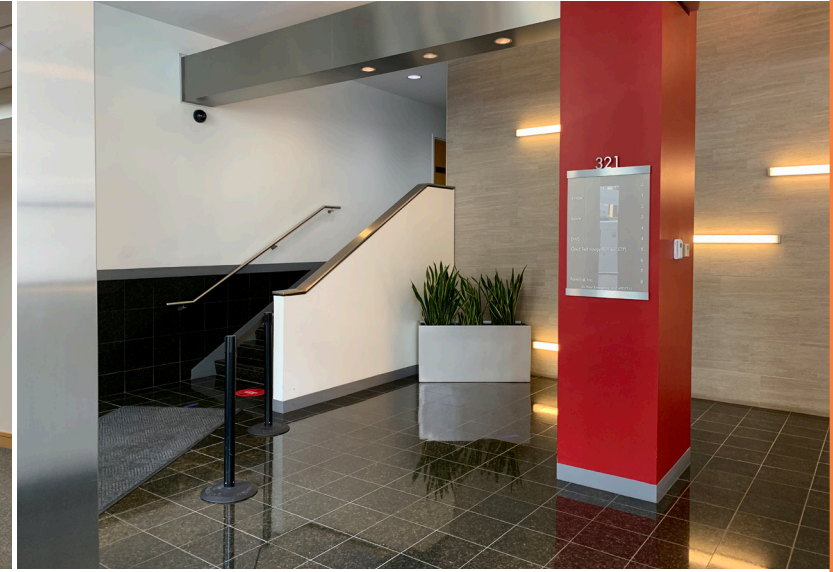
Reuse of the majority of existing conditions for flexibility of term and delivery



Open windows provide an abundance of natural light



Contemporary interior including a brick and beam infrastructure



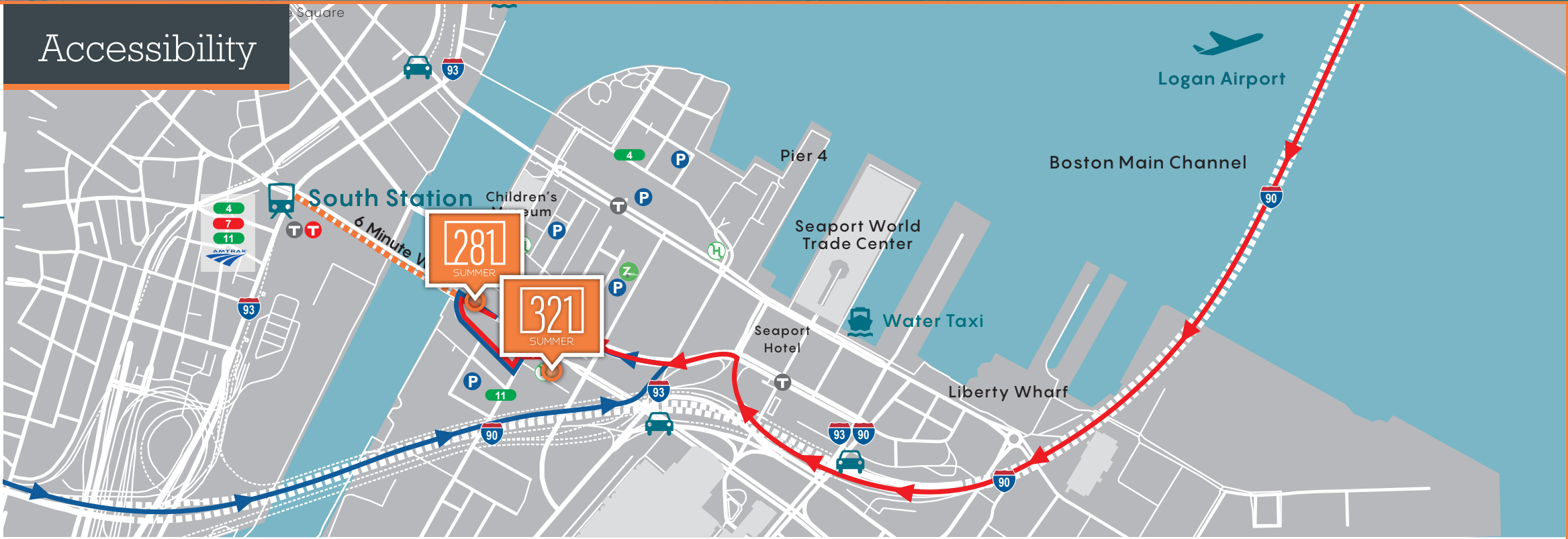
Availability

| 321 Summer Street | | |
|-------------------|------------|-----------|
| Floor | RSF | Available |
| Garden Level | 6,012 RSF | Immediate |
| 2nd | 10,649 RSF | Immediate |
| 4th | 1,869 RSF | Immediate |
| 5th | 10,764 RSF | Immediate |

| 281 Summer Street | | |
|-------------------|------------|-----------|
| Floor | RSF | Available |
| 1st | 7,200 RSF | Immediate |
| 1st | 11,741 RSF | 6/1/2022 |
| 2nd | 20,223 RSF | Immediate |
| 3rd | 20,223 RSF | Immediate |
| 7th | 19,624 RSF | Immediate |

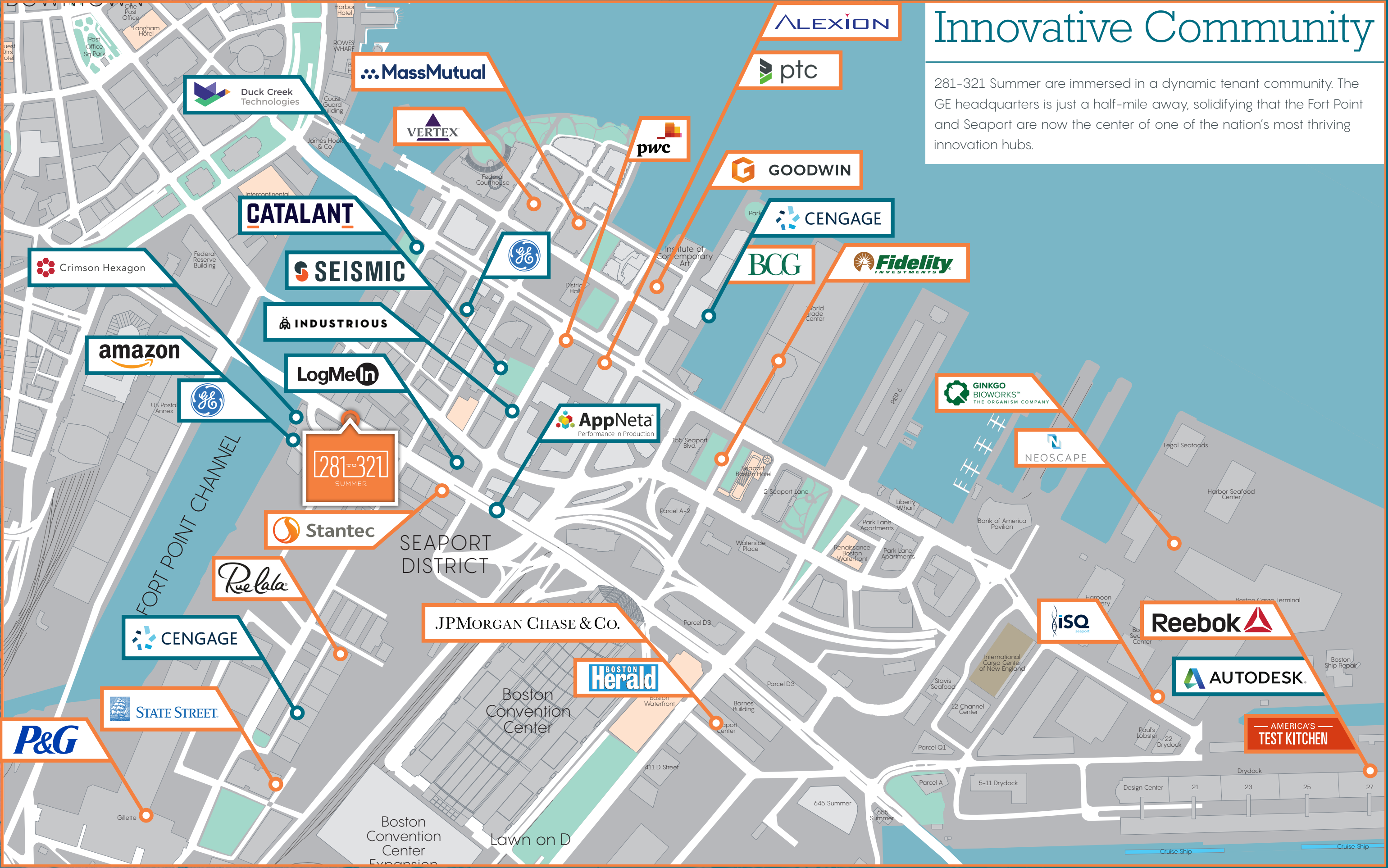
Ideal Location

Located in one of Boston's hottest submarkets, 281-321 Summer benefits from the abundance of amenities that the Fort Point and nearby Seaport District have to offer. The urban portfolio offers commuters with the utmost convenience, providing direct access to South Station, I-93 and I-90.



Innovative Community

281-321 Summer are immersed in a dynamic tenant community. The GE headquarters is just a half-mile away, solidifying that the Fort Point and Seaport are now the center of one of the nation's most thriving innovation hubs.





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