



TARQUINCoRE, LLC

TRUSTWORTHY - INNOVATIVE - EXPERIENCED

RIVER PARK COMMONS III

Adjacent to South Side Works

45 S 23rd Street
Pittsburgh, PA 15203



LOCATION, LOCATION, LOCATION! - FREE PARKING, FREE PARKING, FREE PARKING!



Property Details

- Visible from Birmingham Bridge
- Short walk to South Side Works
- Free surface and garage parking
- Coming Soon: **EV Charging**
- Management located on site
- Suburban product in an urban market
- 24/7 access

Ronald Tarquinio

Principal

(412)-381-7433

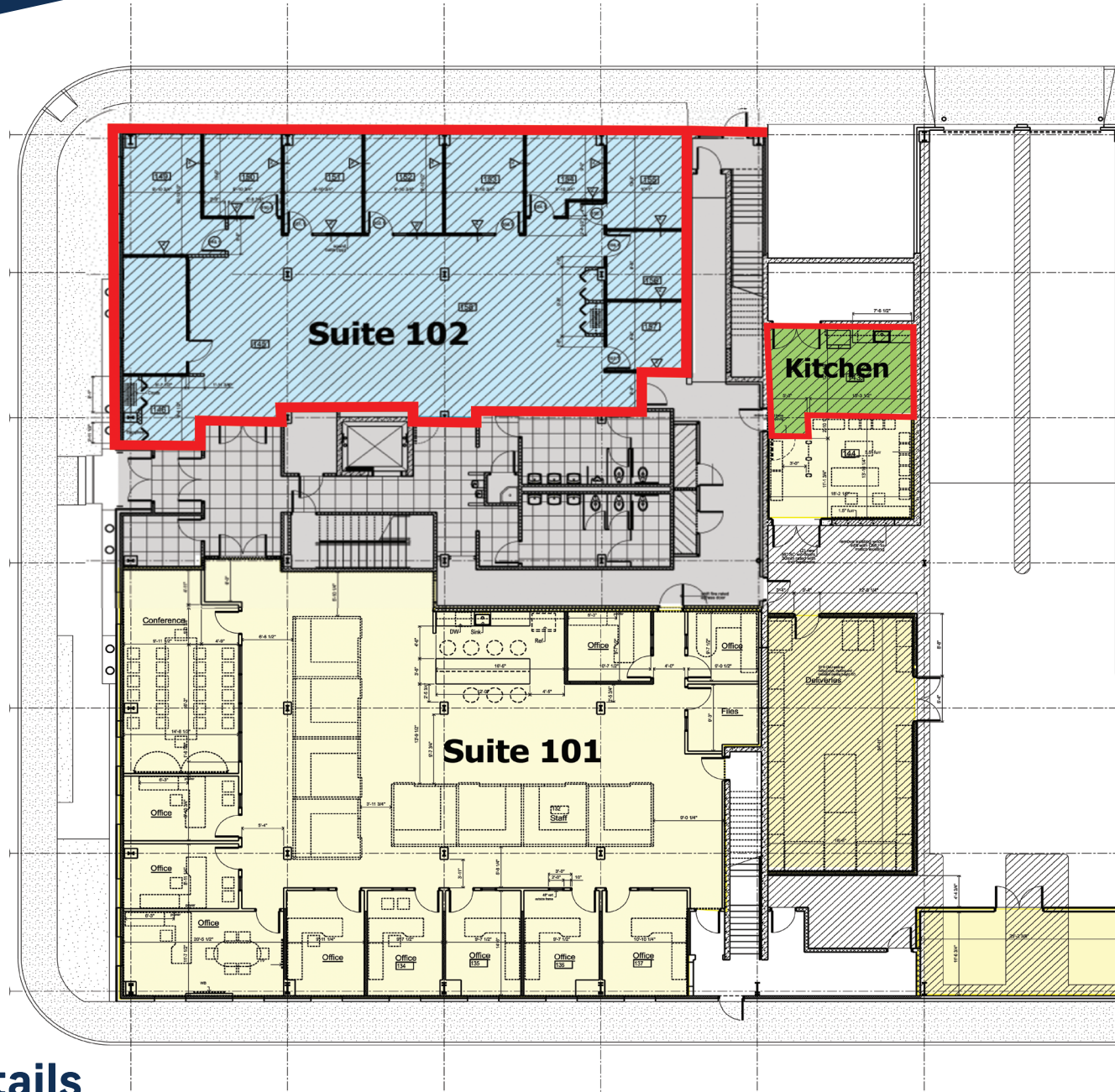
ron@tarquincore.com



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RIVER PARK COMMONS III

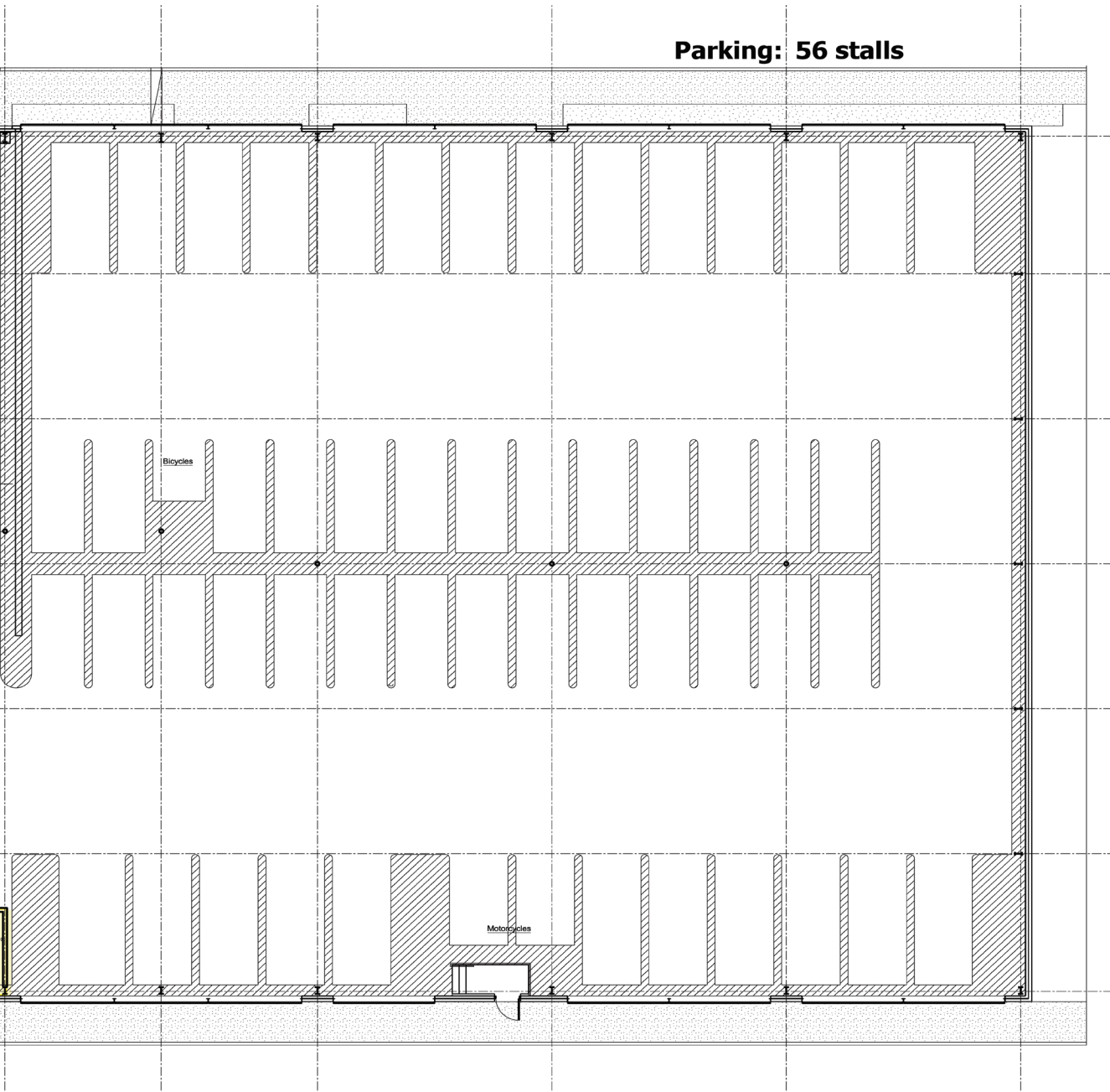
Suite 102



Space Details

- Suite 102
- 3,729 SF**
- Visible from Birmingham Bridge
- Walking distance to South Side Works
- Renovated with modern appointments
- Free covered parking garage attached to suite
- Free parking lot adjacent to RPC III
- New LED lighting
- Tenant controlled HVAC

Parking: 56 stalls





Location Details

Destination	Distance
South Side Works	2 blocks
Hazelwood Green development	1 mile
Pittsburgh Technology Center	1.1 miles
University of Pittsburgh	1.7 miles
Duquesne University	1.8 miles
Station Square	1.8 miles
Carnegie Mellon University	2.4 miles
Pittsburgh CBD	2.8 miles

- Great access to I-376 and Blvd of the Allies from the Birmingham Bridge

FOR MORE INFORMATION, PLEASE CONTACT:

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