

**CBRE**

**K&D**

# Cleveland's Beacon Forward

A HISTORIC SYMBOL OF  
PROGRESS PROPELLING  
THE CITY'S TOMORROW

  
**TERMINAL  
TOWER**

50 PUBLIC SQUARE | CLEVELAND

UP TO 63,727 SF  
OF PREMIER  
OFFICE SPACE  
AVAILABLE

1927

Construction begins on Union Terminal, a pivotal project ultimately shifting the center of downtown to the complex's Public Square locale. Terminal Tower is completed in the same year as an extension of this project, becoming the tallest building in the world outside of New York City.



1930

Union Terminal has its grand opening. The complex's extensive connection of indoor shops, hospitality offerings, and general services give it a "city within a city" reputation, becoming a model for later developments like Rockefeller Center in NYC.

1964

Terminal Tower remains the tallest building between New York and Chicago.



1981

After a decade of city-wide struggle, Terminal Tower's exterior is illuminated top-to-bottom to symbolize Cleveland's comeback.



1991

With the completion of the neighboring Key Tower, Terminal Tower becomes second tallest building in Cleveland and Ohio, which it remains to this day.

2014

LED lights are installed on Tower's exterior to illuminate the building in an array of colors to honor holidays, Cleveland's hometown teams, and the community.



2016

K&D purchases Terminal Tower and begins an innovative conversion of 11 lower-level floors from office to residential.

2020

K&D's \$105 Million investment into the tower is completed. At the height of the COVID-19 pandemic, Terminal Tower stages a special light show to promote hope throughout the city.

# Lighting the Way

**FROM ITS VERY INCEPTION, TERMINAL TOWER HAS BEEN THE SHINING EMBLEM OF CLEVELAND'S SPIRIT.**

For many, it was their first glimpse of the city. A beam of light guiding ships and planes through the Lake Erie fog. A spire in the distance expanding with each roadway mile into town. The gateway connecting the end of one journey to the start of another.

Terminal Tower isn't just the central landmark of the Cleveland skyline. It's an enduring monument to the city itself, an icon of civic pride drawing life into the heart of the city—from its very beginnings to its exemplary future.





# Historic Marvel to Modern Model

REDEFINING TERMINAL TOWER'S "CITY WITHIN A CITY" ORIGINS FOR A NEW AGE.

Upon its grand opening, Terminal Tower and the surrounding Terminal Union Station created a centralized, multi-purpose hub of commercial, communal, and commuter activity; a "city within a city" that other cities rushed to replicate.

Today, Yesterday's lesson is Tomorrow's strategy, with Terminal Tower's original multi-purpose appeal revamped to meet the modern live-work-play moment. Energized by K&D's successful conversion of 11 lower floors to residential in 2016, Terminal Tower continues to be Cleveland's premier prototype, offering tenants the kind of unified, all-encompassing amenities their ideal talent craves.





# Convenience

EASY HIGHWAY AND PUBLIC TRANSIT ACCESSIBILITY, INCLUDING RTA STATION DIRECTLY BELOW TOWER CITY COMPLEX

DRY CLEANING SERVICES

EXTENSIVE PARKING WITHIN TOWER CITY COMPLEX

STATE-OF-THE-ART FITNESS CENTER WITH LOCKER ROOMS



AMPLE PARKING AT TOWER CITY CENTER, VALET SERVICES, INDOOR AND SURFACE LOTS, AND CONVENIENT ACCESS TO MAJOR HIGHWAYS





# Connection

CONFERENCE FACILITIES  
ACCESS PORTFOLIO-WIDE



INDOOR ACCESS TO RITZ  
CARLTON AND THE NEW HOTEL  
CLEVELAND, UNDERGOING A  
STUNNING RENOVATION



DIRECT ACCESS TO  
UNDERGROUND PEDESTRIAN  
WALKWAYS TO INDOOR  
MALL, JACK CASINO, MOVIE  
THEATER, ROCKET MORTGAGE  
FIELDHOUSE, AND MORE





# Celebration

NEARBY DINING OPTIONS FOR ANY OCCASION, INCLUDING MORTON'S STEAKHOUSE, TURN, DUNKIN, SUZY'S SOUPS & DELI, AND MILK+HONEY

PANORAMIC VIEWS OF THE CITY AND LAKE ERIE, FROM INDIVIDUAL FLOOR SIGHTLINES TO OBSERVATION DECK



ACCESS TO TENANT COMMUNITY ROOM AND LOUNGE



ROOFTOP DECK AND PARTY ROOM ON 15TH FLOOR



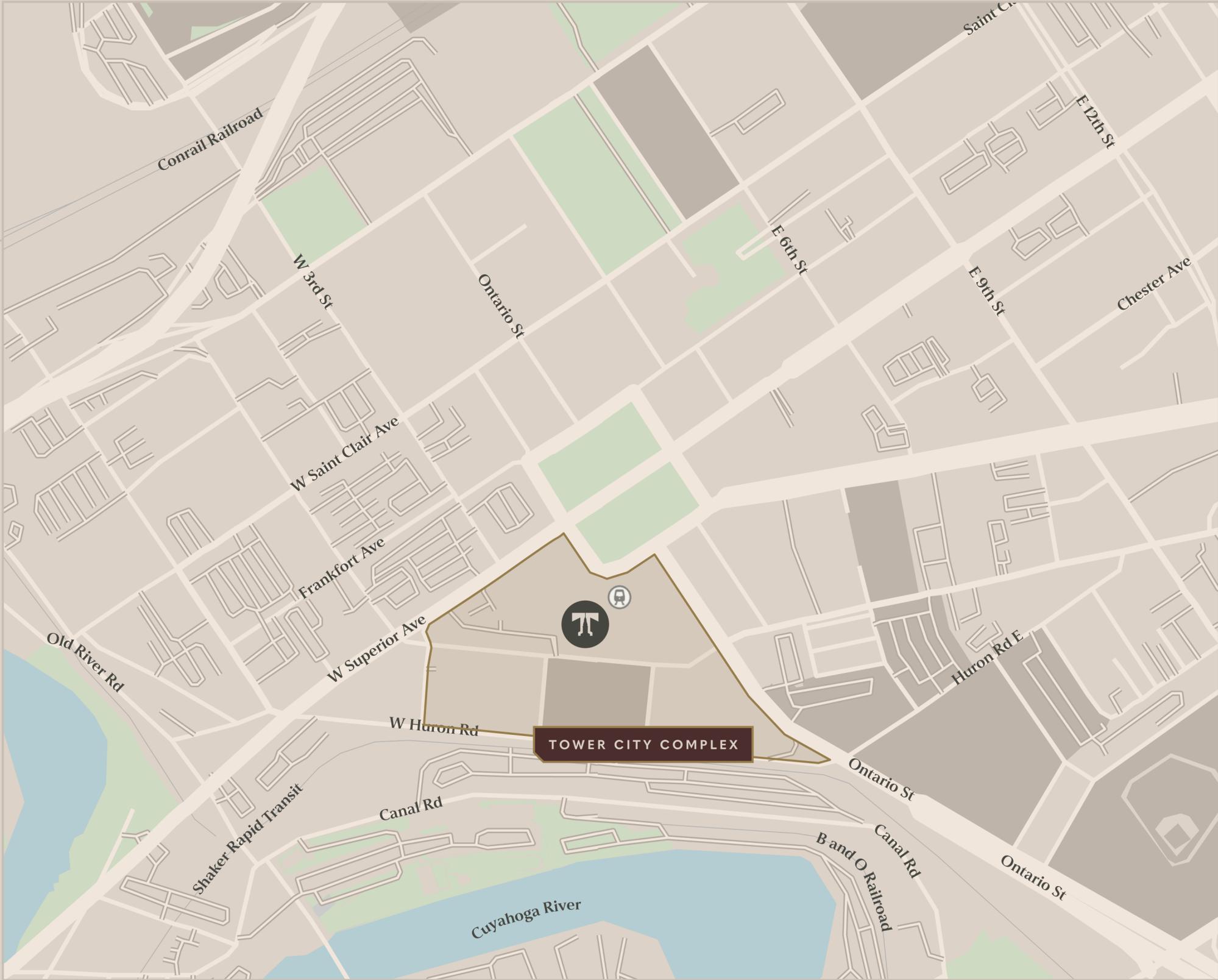
# In the Heart of the Land

**IN ANOTHER ECHO OF ITS ORIGINAL RENOWN, TERMINAL TOWER IS AGAIN AT THE CENTER OF A DOWNTOWN RENAISSANCE.**

The original construction of Terminal Tower and the Tower City Center reoriented Cleveland's central downtown core to Public Square. With billions recently invested to revitalize the Square, history is repeating itself in real time—and giving Terminal Tower and its tenants a front-row seat.

Like the Tower itself, the Public Square area is becoming a model among central CBD corridors for its ample mix of business, residential and entertainment.

CLICK TO TOGGLE MAP PLOTS



TERMINAL TOWER





# Cleveland's Central Connector

Under the glow of Terminal Tower, Tower City Center's interconnected web of diverse offerings illuminates the Tower's middle-of-everything allure. With direct, indoor access to a world of entertainment, dining, service, and hospitality, Terminal City Center is the Tower's in-house haven of excitement, activity, and community.

## ENTERTAINMENT + DINING



YIHI JAPAN



YES IT'S FRESH



MEDIA LUNA BAKERY

CLEVELAND SANDWICH CO



KELLY'S CAJUN GRILL



EVERYBODY EATZ



MOD bites



DUNKIN'

## SERVICE



KeyBank

Citizens Bank

## HOTEL



TERMINAL TOWER



# Your Invitation to Tomorrow

WITH ITS TIMELESS CHARACTER, HIGH-END AMENITIES,  
AND LIVE-WORK-PLAY LOCATION, TAKE YOUR SEAT AT  
THE CENTER OF DOWNTOWN'S EXCITING FUTURE.



TERMINAL TOWER



BUILDING LOBBY

TERMINAL TOWER



# Send a Signal

& TAKE PART IN TOMORROW

Warren  
Blazy III

SENIOR VICE PRESIDENT

+1 330 606 5917

warren.blazy@cbre.com

Eric  
Smith

SENIOR ASSOCIATE

+1 330 714 6558

eric.smith3@cbre.com

**CBRE** K&D

©2025 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such logos does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited. PMStudio\_August2025

