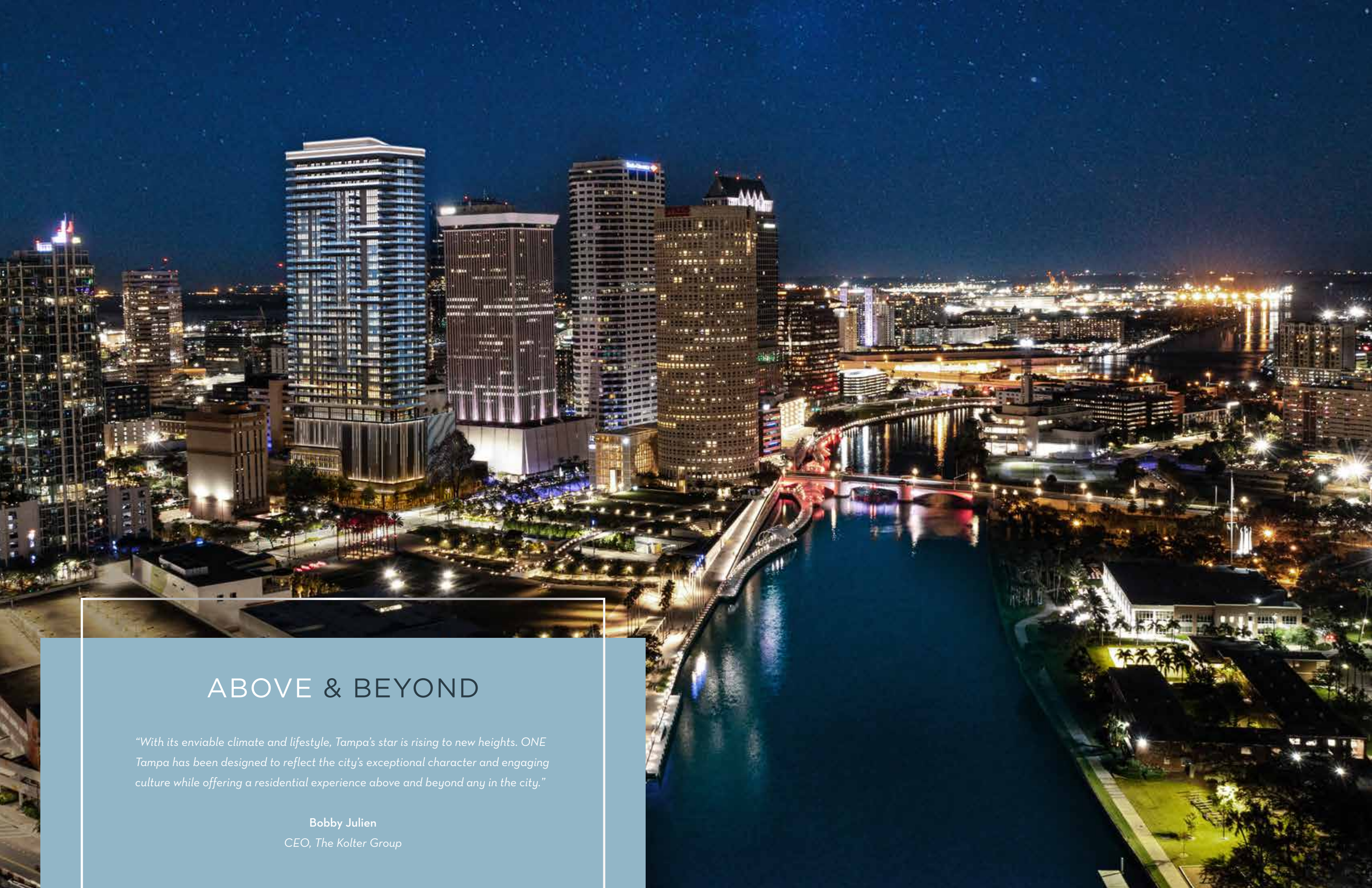




A nighttime aerial photograph of the Tampa skyline. Several tall skyscrapers are illuminated with white and blue lights. In the foreground, a river or canal flows through the city, with a bridge crossing it. The city lights reflect on the water. The sky is dark with some stars visible.

ABOVE & BEYOND

"With its enviable climate and lifestyle, Tampa's star is rising to new heights. ONE Tampa has been designed to reflect the city's exceptional character and engaging culture while offering a residential experience above and beyond any in the city."

Bobby Julien
CEO, The Kolter Group



INSPIRED LIVING IN AN ICON OF LUXURY

Sleek and sophisticated, ONE Tampa's 42-story tower pairs clean lines and floor-to-ceiling windows with deep, gracefully curved balconies. It is a distinctive addition to Tampa's skyline, reflecting both the tropical spirit of the city and its cosmopolitan vitality. Designer-finished residences showcase a shimmering panorama of views across the city to the bays beyond, and residents enjoy flawless personal services as well as extraordinary resort-style amenities.

DOWNTOWN TAMPA AT YOUR DOORSTEP

Increasingly recognized as one of the best places to live in the country, Tampa offers a remarkable lifestyle and downtown is where the very best of culture, shopping, dining, and entertainment destinations converge.

Located just one block from the mid-point of Tampa Riverwalk, ONE Tampa provides residents with a vibrant waterfront connection to the city's top museums, parks, dining spots, and recreational attractions. Just next door, Curtis Hixon Waterfront Park is a multi-faceted greenspace featuring festivals and concerts as well as outdoor recreation of all kinds.



Tampa Riverwalk*



Downtown Tampa*



Tampa Theatre*



Armature Works*



The Florida Aquarium*

*Image Courtesy of Visit Tampa Bay & Keir Magoulas



ELEGANT ARRIVALS

In a nod to the history of the neighborhood, a five-story brick façade has been inset at the northeast street-level corner of ONE Tampa. Designed with early 20th-century-style arched windows, decorative stone details, and blackened steel elements, it provides an industrial chic lobby entrance for residents and guests. Inside, the fully staffed lobby with double-height ceilings and chic seating arrangements creates a welcoming contemporary environment.





YOUR PRIVATE CLUB IN THE SKYLINE

Set at the 11th and 12th floors overlooking Curtis Hixon Waterfront Park and Lykes Gaslight Park, ONE Tampa's generous menu of indoor-outdoor amenities are designed to elevate every dimension of your life.



HOSPITALITY- INSPIRED & THOROUGHLY ENTERTAINING

Swim at the top of the skyline, work out with a view, host a holiday party in the private dining room – at ONE Tampa your private residence is complemented by an exclusive collection of exquisite amenities. Whether you're relaxing poolside with a favorite podcast, pursuing your health and wellness goals, or practicing your swing, the luxury is in having so many options just an elevator ride away.





STYLISH & BUSINESS-SAVVY

Working from home has never been so refreshing as it is at ONE Tampa where the business lounge has been designed with imagination and equipped to offer maximum efficiency. A communal worktable and lounge seating allow for collaboration while individual phone booths and enclosed conference rooms offer privacy. A business terrace lets you take meetings in the fresh air.

LUMINOUS LIVING THE RESIDENCES, ESTATES, & PENTHOUSES

With a maximum of eight residences per floor – four at the Estate and Penthouse levels – ONE Tampa offers an intimate experience of homecoming that is even further enhanced by concierge services and a fully staffed lobby.

Floor-to-ceiling windows showcase spectacular skyline and water views while inviting abundant natural light deep into residences and penthouses. Spacious interiors open seamlessly via full-height sliding glass doors to private terraces that are generously sized for dining and relaxing in Tampa's extraordinary year-round temperate climate. Glass railings ensure that views remain unobstructed.





DESIGNER-FINISHED INTERIORS

Designed with advanced systems, techniques, and materials supporting energy efficiency, ONE Tampa's residences also feature flow-through floor plans with open great rooms providing ample living, dining, and entertainment space. Finish packages curated by ID & Design International enable residents to select interiors that reflect their personal aesthetic style while high-performance, thermal-control windows and high-efficiency central air and heating deliver absolute comfort.

ONE Tampa has been conceived and brought to life by a hand-selected team of experts in the design and development of world-class residential properties.



KOLTER URBAN

Headquartered in Palm Beach County, Florida, and winner of numerous industry awards, Kolter Urban has introduced a vision for luxury that is continually raising expectations for homebuyers and establishing new standards for the industry. Kolter Urban has completed and is in the process of developing in excess of \$3 billion in residential projects including over 2,800 waterfront, water view and amenity-rich urban condominium and townhome residences. These exceptional residences are in some of the most desirable locations in Florida and the Southeast, including the Palm Beaches, Fort Lauderdale, Sarasota, St. Petersburg, Tampa, and Atlanta.

ADACHE GROUP ARCHITECTS

Headquartered in Ft Lauderdale, Florida with strategic alliances in several states and countries, Adache Group Architects has worked on hundreds of projects consisting of tens of thousands of hotel, resort, and multi-family residential units, and is recognized worldwide for their creativity, functionalism, energy efficiency, and quality service. Adache has had an international reputation for over 50 years as a leading International architectural firm, having clients, projects, and strategic alliances in over 45 countries on five continents. The firm is capable of working in almost any language and in any environment producing various building types of award-winning ethnic architecture.

ID & DESIGN INTERNATIONAL

IDDI is an award-winning design firm with a diversified team of designers and branding experts specializing in commercial mixed-use, retail, hospitality, entertainment, multi-family, and cruise ship projects. With vast international experience and exposure to some of the world's leading businesses, retailers, real estate developers, and investors, IDDI has built a team of innovative designers that are strategists, problem solvers, and out of the box thinkers. IDDI designs experiences, not just spaces. They combine passion for iconic design with a unique business approach to deliver multi-sensorial design solutions. The IDDI team collaboratively leads the design process by actively engaging with clients, sincerely listening to the needs, and facilitating the vision from conception to completion.



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Broker Participation is welcomed and encouraged. ORAL REPRESENTATIONS CANNOT BE RELIED UPON AS CORRECTLY STATING REPRESENTATIONS OF THE SELLER. FOR CORRECT REPRESENTATIONS, MAKE REFERENCE TO THIS BROCHURE AND TO THE DOCUMENTS REQUIRED BY SECTION 718.503, FLORIDA STATUTES, TO BE FURNISHED BY A SELLER TO A BUYER OR LESSEE. This project has been filed in the state of Florida and no other state. This is not an offer to sell or solicitation of offers to buy the condominium units in states where such offer or solicitation cannot be made. Prices and availability are subject to change at any time without notice. Images are artist's renderings and may not represent the final building.

