

The Idea. The Technology. The Energy.

They're simply not enough anymore.

In today's biotech environment getting it *right* and getting it to market -- **now** -- means everything.

ACCELERATE

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From *bench to bedside... concept to commercialization...* simply no other location provides you the proximity, the promise, or the power of **Technology Enterprise Park.**

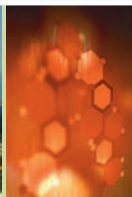
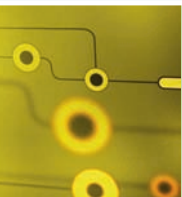
A location at **Technology Enterprise Park** means *one-stop acceleration* of your venture -- *your idea* -- through development, testing, regulatory approval, and ultimately, delivery to the markets that need it the most.

Access to the renowned translational research and testing capabilities of **Saint Joseph's Translational Research Institute**, *and* the full tech-development and commercialization strength of **The Georgia Institute of Technology**... plus flexible, state-of-the-art building environments painstakingly designed and supported for biotechnology R&D... means you are free to innovate at future-forward speed -- and to do it now -- in the heart of one of the fastest growing bio-tech areas of the United States.

Technology Enterprise Park's array of financial resources allows companies to finance and design customized lab space so that the companies' financial capacity can be used to fund the essential operational and clinical needs of the business.

At the epicenter of one of the most solid economies in the country, marked by quality, affordable housing, and a talented and energized, in-town and tech-oriented work force, **Technology Enterprise Park's** Midtown Atlanta location -- with access to Georgia Tech's campus -- means you can now access the facilities, the people, the support, and the *synergy* it takes to move from where you are, to exactly where you want to be.

For more information contact Gateway Development Services at **404-214-6900**



**Technology
Enterprise Park**
an activated complex

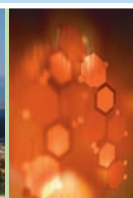
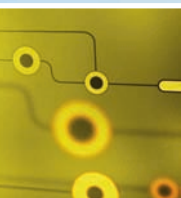
Overview

Technology Enterprise Park – Atlanta's preeminent biotechnology cluster – is a collaborative biotechnology research and development park affiliated with the Georgia Institute of Technology and designed to support the sophisticated requirements of early stage to mature biotechnology organizations. The 11-acre park will include four (4) buildings offering a total of 600,000 square feet of flexible-use, multi-tenant laboratory and office space, two (2) parking decks and a world-class supporting preclinical research and imaging center provided by Saint Joseph's Translational Research Institute.

- Location** TEP is located on the southwestern edge of Georgia Tech's campus at the corner of North Avenue and Northyards Boulevard, adjacent to Coca-Cola's World Headquarters.
- Access** Less than 1 mile west of I-75/85 via North Avenue. The Tech Trolley provides complimentary shuttle services to the Georgia Tech campus, Technology Square, Georgia Tech Global Learning and Hotel/Conference Center, Peachtree Street and MARTA rail and bus transit.
- Building One** 126,760 rsf on five (5) floors at 25,352 rsf per floor.
- Building Two** 124,131 rsf on five (5) floors at 25,250 sf per floor.
- Unique MEP Design** HVAC, plumbing and electrical service distribution is via a central utility spine on every floor in the center of the building for easy connection by individual tenants. Exhaust ducts, located at the perimeter of the building and connected to energy recovery units on the roof, eliminate duct work conflicts between supply and exhaust systems inherent in many lab building designs. The HVAC system is designed to support lab space requiring 1-pass air anywhere in the building, subject to design criteria of 10 air changes per hour for up to 40% of each floor. Plumbing waste and vent stacks, located at every exterior column and alternate interior columns, allow individual tenant connections without accessing adjacent tenant space.
- Communication** Fiber-optic feed from Georgia Tech's communication hub.
- Structural System** Poured-in-place concrete structure, 100 psf design live load. Floor-to-floor height of 13' 6" and flat slab design affords interior clearances of approximately 12 feet unobstructed.
- Security** Card access controlled building entry with 24-hour monitored and recorded video surveillance supported by on-site security.
- Elevators** Two passenger elevators serving all floors. One oversized freight elevator located adjacent to the loading dock and serving all floors.
- Parking** Provided in adjacent controlled access parking facility with a parking ratio of 2 spaces per 1,000 rsf.
- Availability** **Building One** Spring 2007
Building Two 2010

Two of Georgia's leading bio-tech companies – Altea Therapeutics (proprietary transdermal delivery systems for water-soluble drugs & proteins) and CardioMEMS (wireless sensing & communication technology for the human body) – are occupants of Technology Enterprise Park and underscore the vital role the Park plays in furthering the industry's growth in Atlanta.

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