Same Building. Better Environment. Lower Cost.



A Completely Furnished Office for about \$20/ft²... Installed!™









Cost Savings: Class A Space

Conventional Build Out and Furniture

Tenant Improvement Cost: \$75-100/ft²-Furniture Cost: \$30-40/ft²

Total Cost: \$105-140/ft²

Turnkey Complete Office™

Tenant Improvement Cost: \$55-75/ft² Program Cost: \$20-25/ft²

Total Cost: \$75-100/ft²

Turnkey Complete Office™

Conventional Build
Out and Furniture

Complete within TI Cost

28.5% Savings!

A Completely Furnished Office for About \$20/ft 2 ...Installed! ***

^{*} Based on 225 RSF per person, 80:20 ratio open plan to private offices, one reception station, one conference room per 5,000 RSF, carpet tile for usable area, and zone cabling and MDF in telecom room. Add \$1 RSF for union installation.

The Concept...

A turnkey solution for transforming a warmshell leased office space into a fully furnished, custom built office space that includes power and cabling ...all for about \$20/ft².



Cost Savings

The MAI concept can lower tenant costs by almost 30% over conventional warm-space build-outs by revolutionizing the typical tenant improvement process. As a result, we can offer a fully furnished space within the tenant improvement allowance!

Additionally, MAI products qualify as furniture thereby increasing your taxable benefits for accelerated depreciation.

Improved Work Environment

The MAI concept incorporates beautiful, flexible and functional furniture and full-height movable walls that create work environments that are attractive and extremely functional.

Our complete package also includes beautiful wood veneer case goods, a full line of seating as well as matching filing and storage.

Flexible Floor Plans

The use of movable walls and integrated power and cabling allows for complete reconfiguration of work spaces with minimal downtime and cost.

Zone Distribution

The MAI concept utilizes a true plug & play power and cabling system featuring desk height power and data, lay-in cabling, fan out cable management and the largest cabling capacity in the industry.

Affordable Access to Green Products

MAI adheres to the cradle-to-cradle life-cycle philosophy where materials are perpetually circulated in closed loops to maximize material value without damaging ecosystems. Acoustical panels are filled with 100% post-consumer P.E.T., made from recycled soda bottles. Our products are GREENGUARD® Certified.

Completely Furnished Office Starting at \$20/ft²...Installed!™







Want to Learn More?

Contact Us Today! Modular Architectural Interiors www.maispace.com 866 634 1001

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