

**AVISON
YOUNG**

FOR LEASE

360 Concord Street, Charleston, SC 29401



Office Space Available

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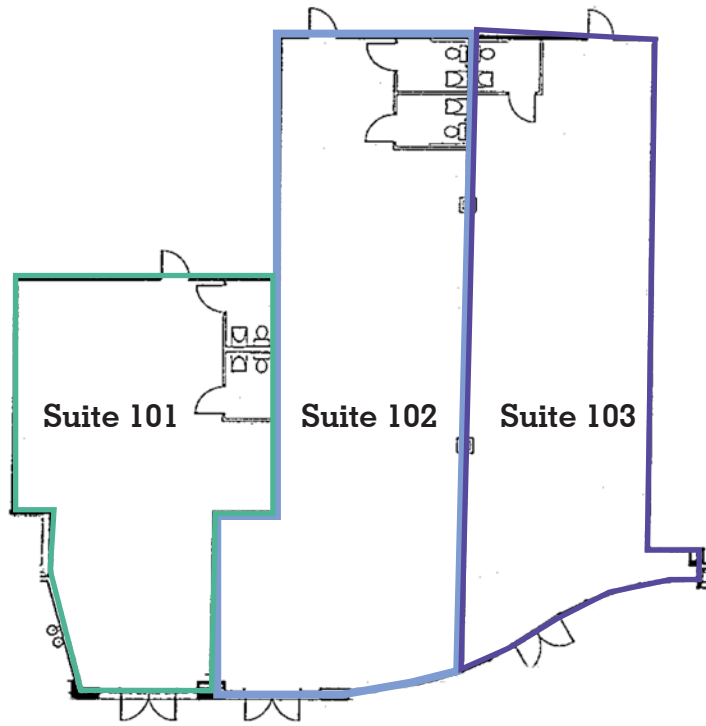


Spectacular waterfront property with on-site parking available at an additional cost. These unique office or retail suites consist of primarily open floorplans and private restrooms. Located within the Central Business district of the Charleston peninsula, the property is within walking distance to a variety of restaurants, retail, and hospitality businesses, as well as less than a mile from the base of the Ravenel bridge and I-26, approximately 12 miles from the Charleston International Airport. Net expenses (TICAM) are \$10.65/SF. Onsite reserved parking is \$125.00/space 6am-6pm, Monday-Friday. Utilities are sub-metered, and the landlord bills the tenant monthly.

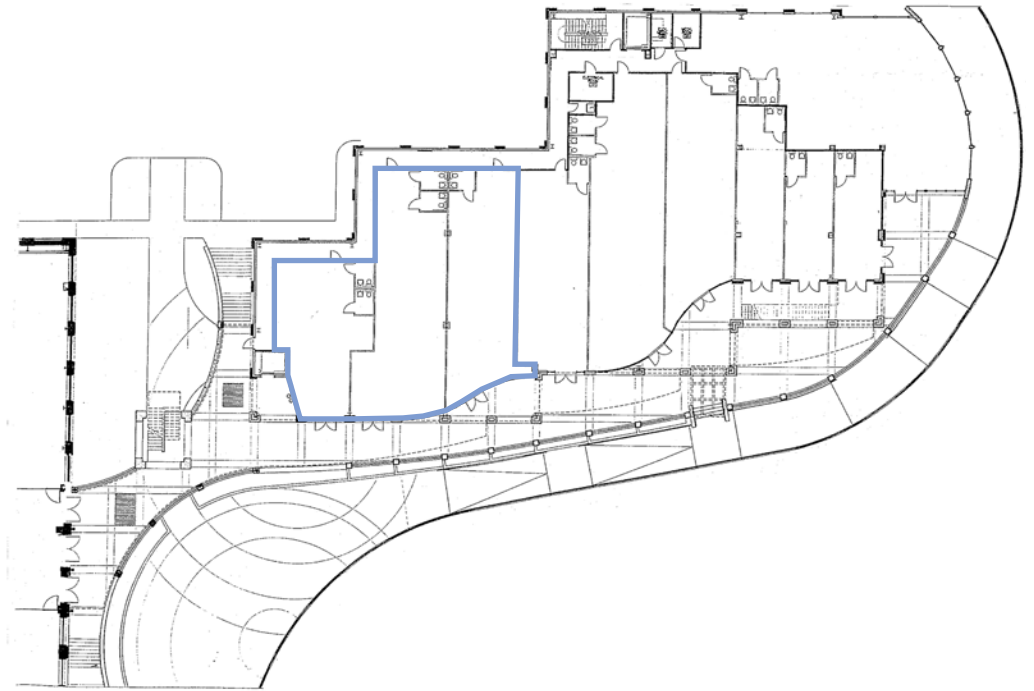
Lease Information

Unit	Size	Lease Rate	Lease Type	Availability
101	1,045 sf	\$24.00 sf/yr	NNN	Available Now
102	1,575 sf	\$24.00 sf/yr	NNN	Available Now
103	1,353 sf	\$24.00 sf/yr	NNN	Available Now
101, 102 & 103	3,973 sf	\$24.00 sf/yr	NNN	Available Now

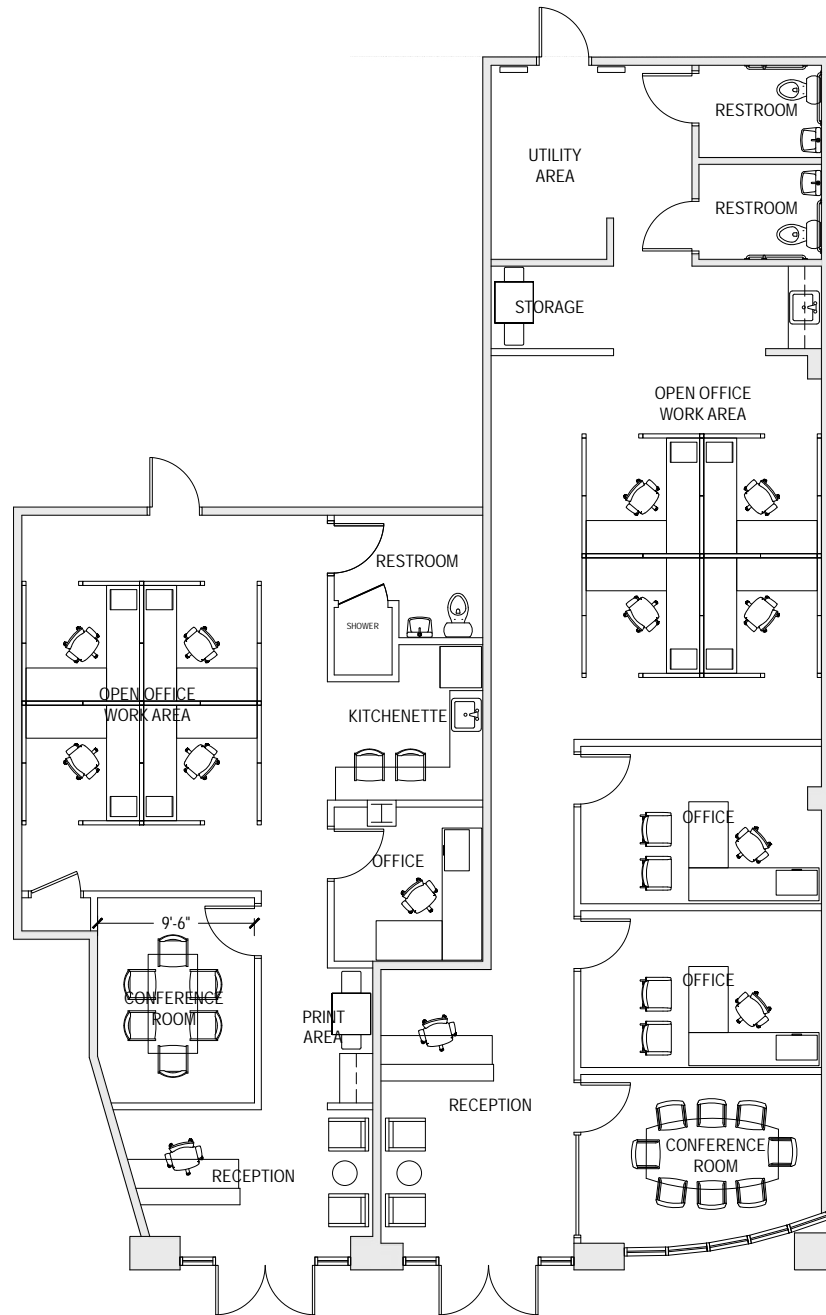
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Site Plan



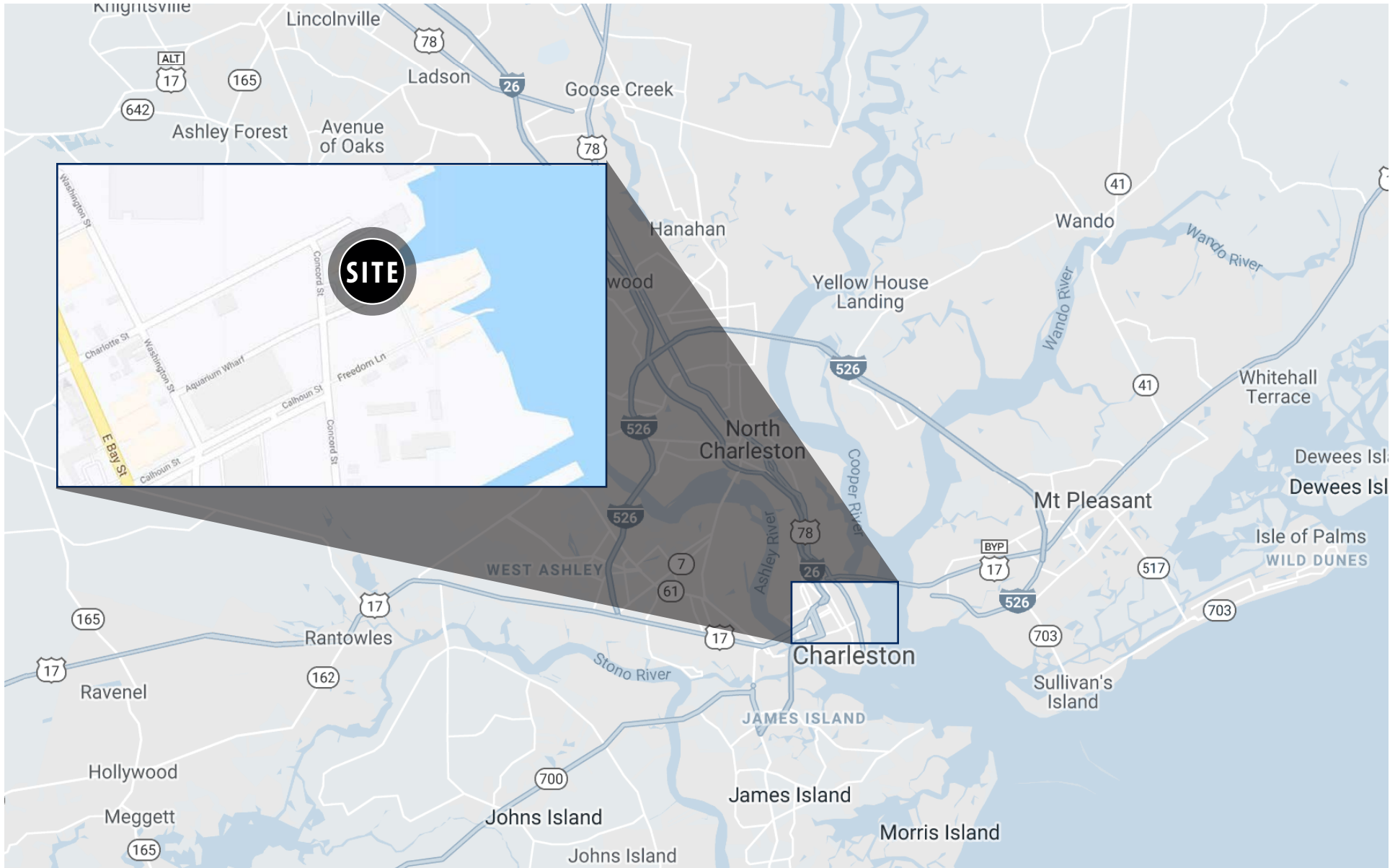
Suite 101 & 102



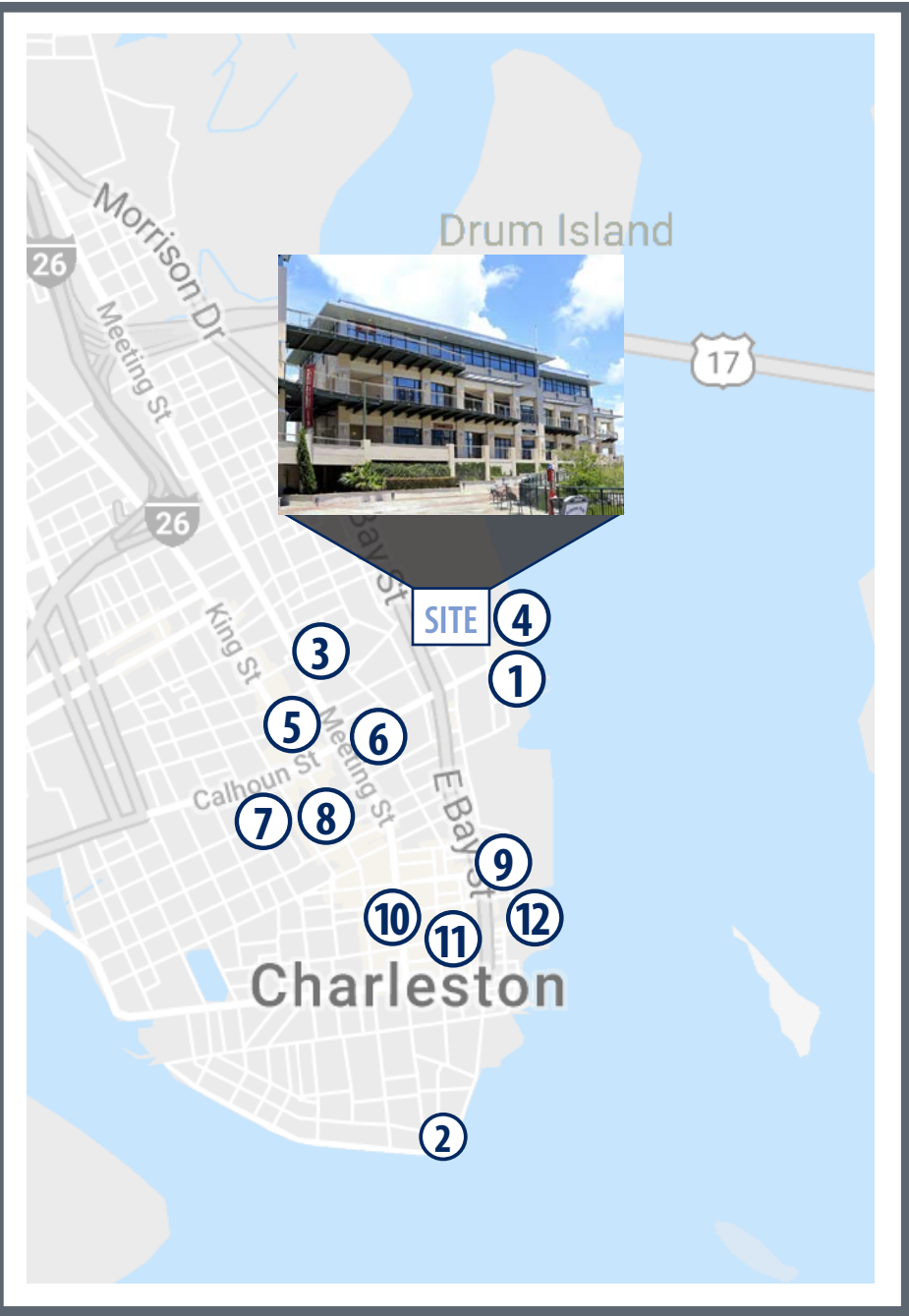
**Hypothetical layout*

Location Map

Adjacent to the South Carolina Aquarium at the north end of Concord Street and east end of Charlotte Street.



Nearby Attractions



① AFRICAN AMERICAN MUSEUM



② THE BATTERY



③ THE CHARLESTON MUSEUM



④ SOUTH CAROLINA AQUARIUM



⑤ CHARLESTON MUSIC HALL



⑥ CHARLESTON GAILLARD CENTER



⑦ COLLEGE OF CHARLESTON



⑧ CHARLESTON CITY MARKET



⑨ UNITED STATES CUSTOM HOUSE



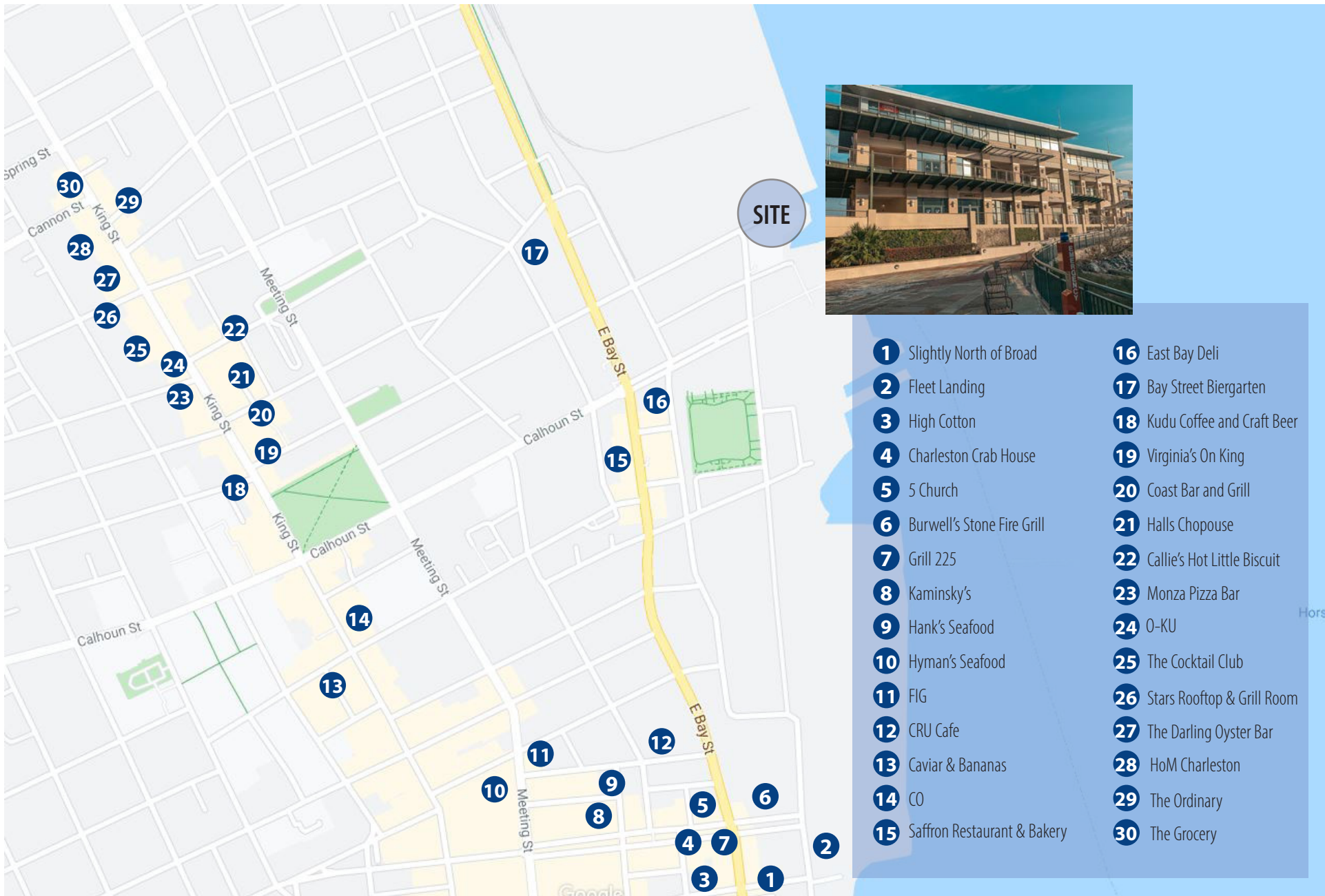
⑩ GIBBES MUSEUM OF ART



⑪ DOCK STREET THEATRE



⑫ WATERFRONT PARK





South Carolina Brokerage Team

Our South Carolina brokers deliver integrated real estate services to occupiers and investors. Through a dedicated principal-led business resources team, we provide solutions via tools, technology and expertise to support our clients however complex their challenges. Our approach is holistic and consistent. It starts with the Avison Young team's understanding of your business priorities, not with real estate transactions. For our clients, this means we produce customized, cost-effective solutions with speed, creativity and confidence.

Listing Brokers



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Thank you.

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