

1520 SOUTH

# 1520 SOUTH

BOUTIQUE OFFICE BUILDING IN  
THE HEART OF SOUTH END



BEACON  
PARTNERS

**CLAIRE SHEALY LOVETTE**

704.607.1984 (c) | 704.926.1409 (d)  
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**WILLIAM MANN**

901.210.3908 (c) | 919.261.7566 (d)  
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1520 South is conveniently located at a highly visible corner of South Boulevard and East Park Avenue in the South End submarket. This desirable location is less than a mile from downtown Charlotte and minutes from several of Charlotte's most walkable neighborhoods.



**1520**  
SOUTH BOULEVARD  
NEAR DILWORTH,  
MYERS PARK AND  
EASTOVER



**FREE**  
PARKING  
ON-SITE  
3.0/1,000



**EASY**  
ACCESS TO  
**1-77, I-277 +**  
CHARLOTTE CBD



THREE-STORY  
**90,000 SF**  
OFFICE BUILDING



**STEPS FROM**  
THE LIGHT RAIL AT  
**BLAND ST.**  
**STATION**



**WALKING**  
DISTANCE  
TO RESTAURANTS,  
BREWRIES +  
LOCAL HOT SPOTS

**BUILDING EXTERIOR AND ENTRYWAY RENOVATIONS COMING IN 2026!**



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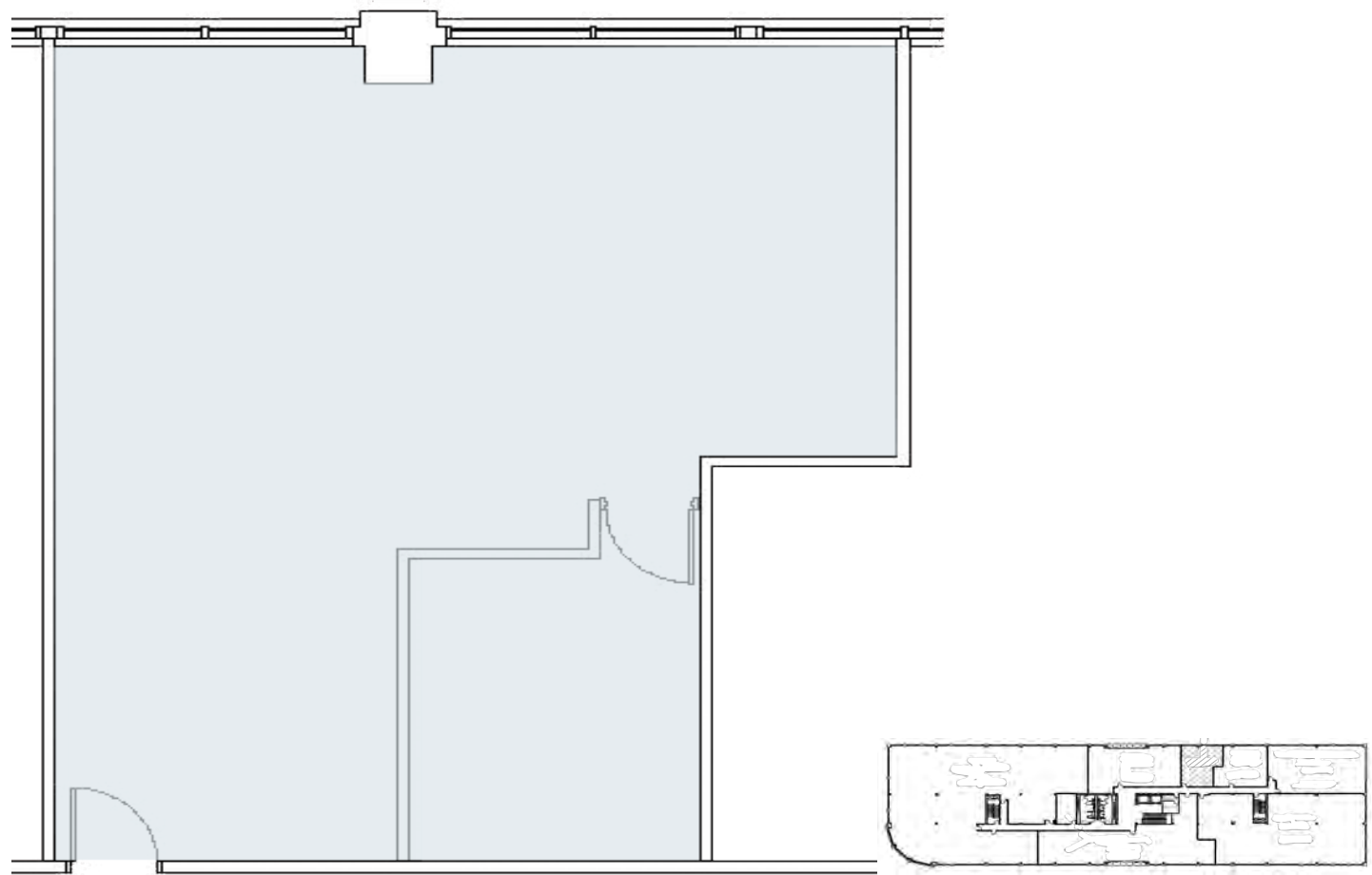
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SUITE 220 | ± 1,029 SF

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# WALKABLE AMENITIES (WITHIN A 3-BLOCK RADIUS)

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