



**400**  
SOUTH TRYON

THE IDEAL LOCATION.  
THE RIGHT VALUE.

#### CONTACT

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# 400 SOUTH TRYON

One of Charlotte's most iconic buildings, 400 South Tryon is in the heart of Third Ward and Charlotte's Cultural District, surrounded by downtown's most popular amenities and attractions.



## FEATURES

589,788 RSF, 33 FLOORS

ATTACHED PARKING GARAGE WITH .87:1,000 PARKING RATIO

ON-SITE PROPERTY MANAGEMENT AND 24-HOUR SECURITY

RENOVATED LOBBY AND CORRIDORS

ON-SITE SUNDRIES SHOP AND RESTAURANTS, INCLUDING RHINO MARKET & DELI

ON-SITE TENANT FITNESS CENTER, LOCKER ROOMS, AND SHOWERS

QUICK, EASY ACCESS TO I-277

MORE THAN 25 RESTAURANTS WITHIN TWO BLOCKS, INCLUDING STARBUCKS AND REID'S FINE FOODS

UNIQUE EVENTS INCLUDING YOGA ON THE DECK AND MOVIES ON THE DECK



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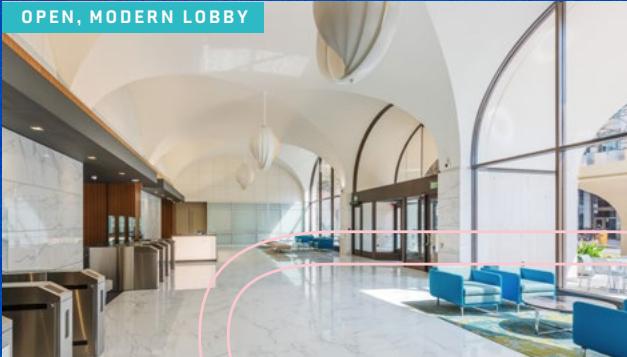
STATE-OF-THE-ART FITNESS CENTER



RHINO MARKET & DELI



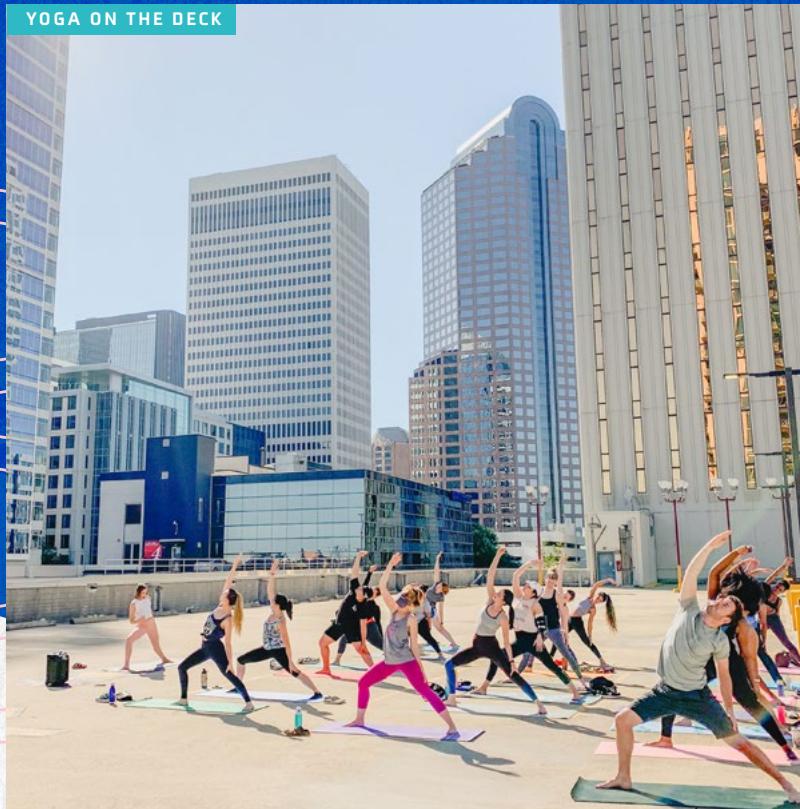
OPEN, MODERN LOBBY



MOVIES ON THE DECK

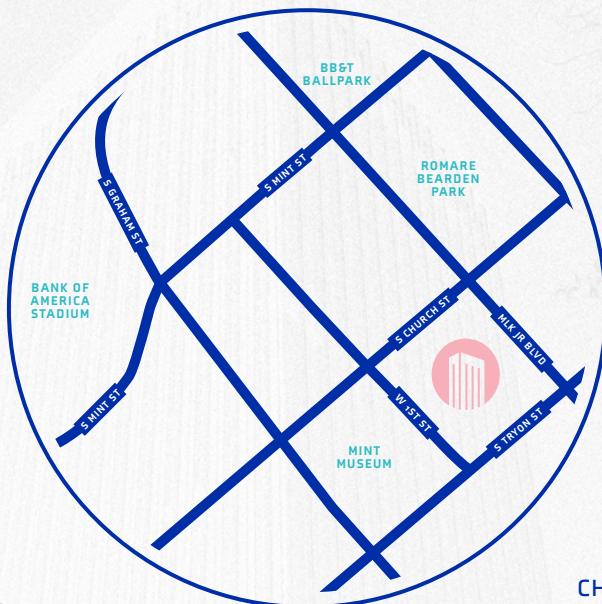


YOGA ON THE DECK



## STEPS AWAY FROM:

THE GREEN  
ROMARE BEARDEN PARK  
THE MINT MUSEUM  
THE BECHTLER MUSEUM  
THE HARVEY B. GANTT CENTER  
THE KNIGHT THEATER  
BB&T BALLPARK  
BANK OF AMERICA STADIUM  
THE CHARLOTTE CONVENTION CENTER  
STONEWALL LYNX STATION



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