

Executive suites for lease



40 CALHOUN STREET | CHARLESTON, SC

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**AVISON
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The offering

Executive Suites at Charleston Gateway Campus offer a professional setting with marble-lined lobby, multiple conference spaces, gracious ceiling height, beveled glass office enclosures and rich wood trim. These offices would be suitable for any professional services provider such as attorneys, financial advisors, insurance agents, accountants, and wealth managers.

The Campus located at the intersection of Calhoun and East Bay streets comprises a walkable complex occupied by office and service related businesses. The newest restaurant addition is Marbled & Fin, easily accessible to guests off of Washington Street and with convenient parking on site, on street, and in the aquarium garage. Within close proximity and comfortable walking distance are Beech Café, Ted's Butcher Block, Shiki and East Bay Deli. A back-up generator allows for uninterrupted service in the event of a power outage. The base of the Ravenel Bridge and I-26 are both conveniently accessible.

AVAILABILITIES

Suite	Square Footage	Asking monthly rate	Date Available
A	1,419	Leased	Leased
B	581	\$1,995	Now
C	314	\$1,100	Now
D	439	\$1,800	Now
E	432	\$1,450	Now
F	512	\$1,650	Now
G	424	\$1,375	Now
H	427	\$1,395	Now
I	429	\$1,425	Now
J	393	\$1,200	Now
K	468	\$1,550	Now
L	396	\$1,325	Now
N	2,442	\$4,700	Now

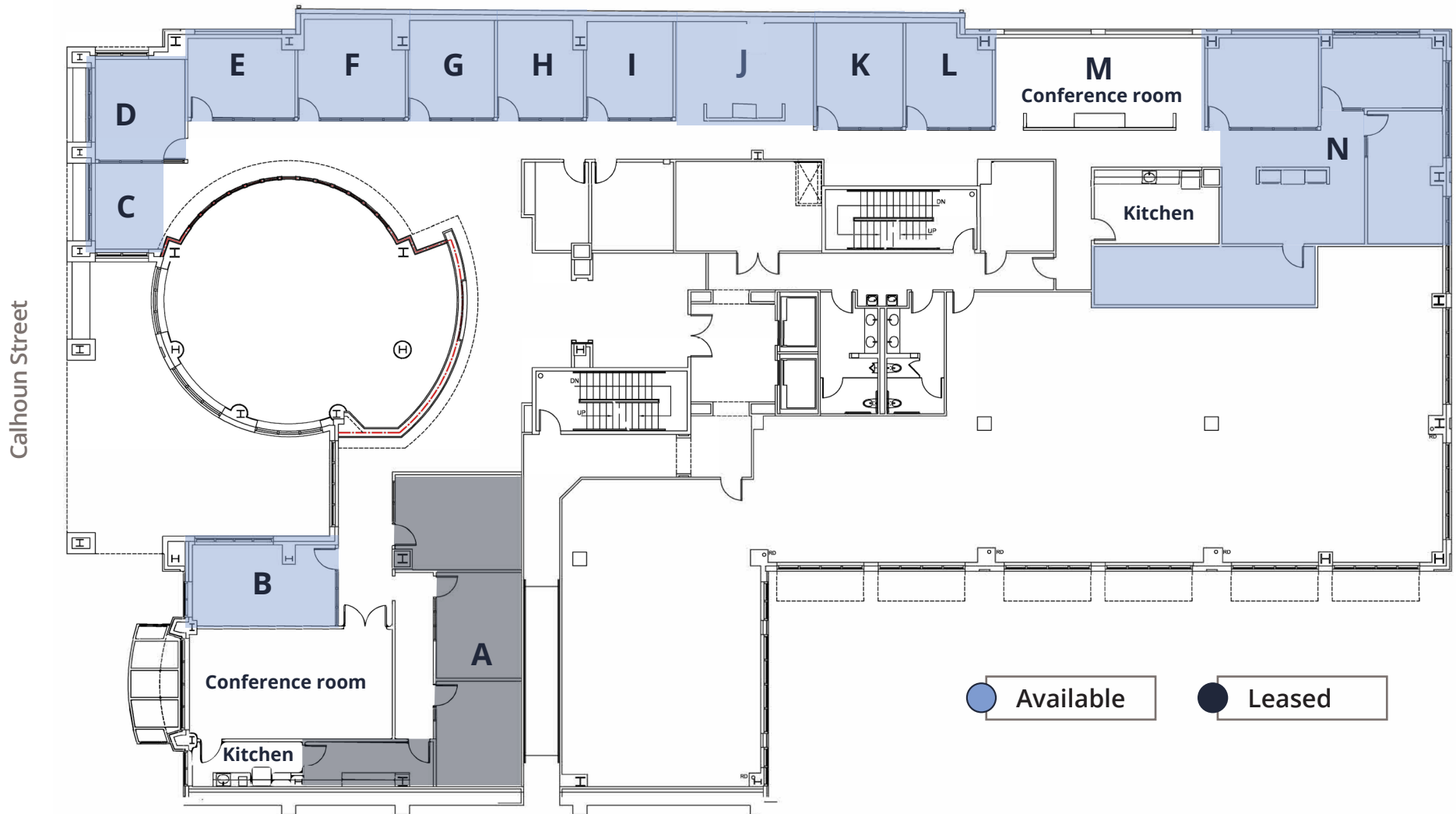


 Desk included

Click [here](#) to view our additional office availabilities at the Charleston Gateway Center

Floorplan

SUITE 250 - NORTH



Photos





Location overview



12 miles from the
Charleston
International
Airport



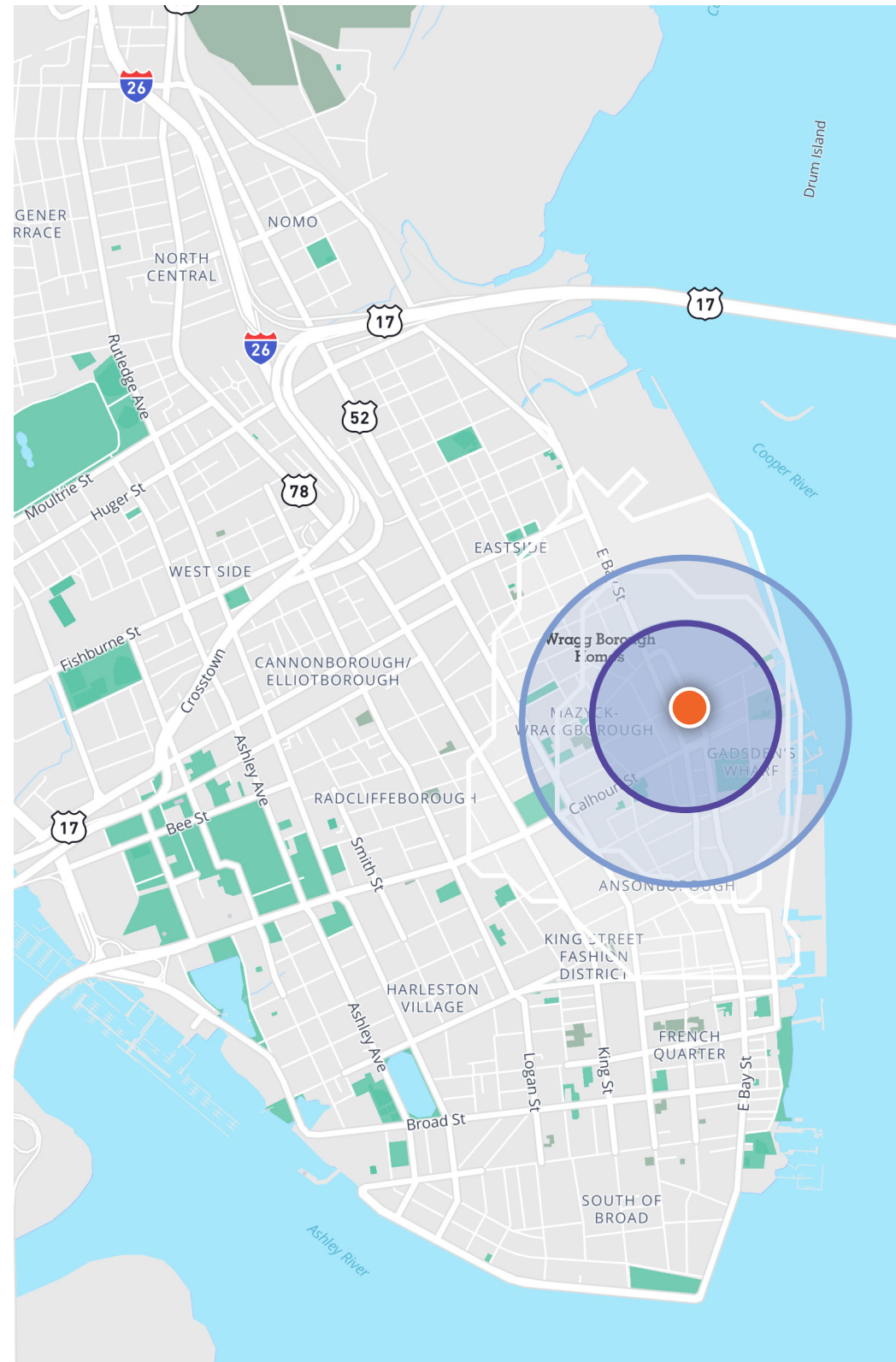
Near the Aquarium and
the International African
American Museum
both providing cultural
enhancement



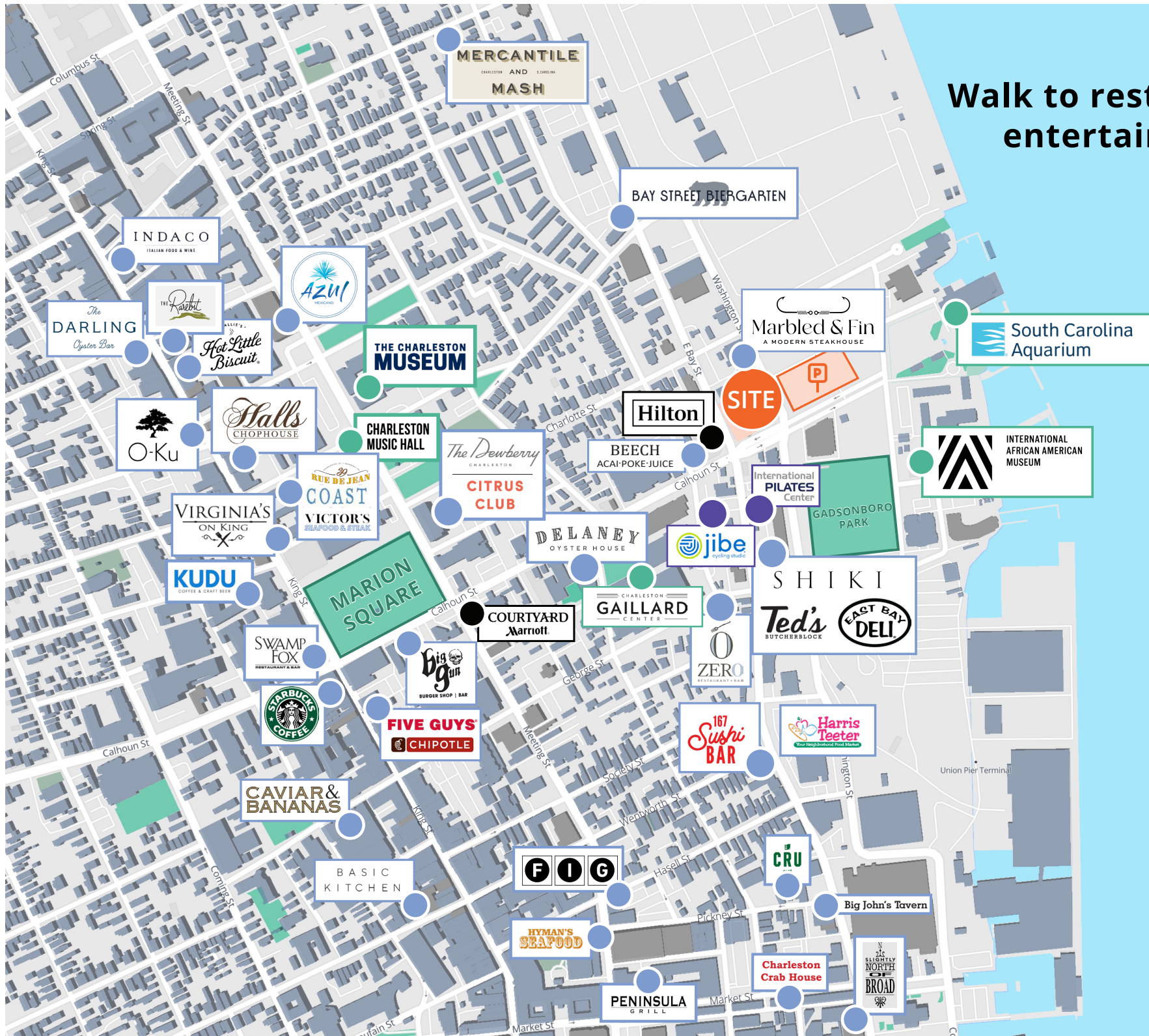
Numerous daytime and
evening amenities are a
short walking distance



Located near
six publicly
accessible parks
and a public library



Walk to restaurants,
entertainment, &
parking



MERCANTILE
RESTAURANT AND CAFE
MASH

BAY STREET BIERGARTEN

INDACO
ITALIAN FOOD & WINE

AZUL
MEXICANO

THE DARLING
Oyster Bar

THE RABBIT

Hot Little Biscuit

THE CHARLESTON MUSEUM

Marbled & Fin
A MODERN STEAKHOUSE

South Carolina Aquarium

O-Ku

Halls
CHOPHOUSE

CHARLESTON MUSIC HALL

Hilton

SITE

BEECH
ACAI-POKE-JUICE

International PILATES Center

INTERNATIONAL AFRICAN AMERICAN MUSEUM

VIRGINIA'S
ON KING

COAST
VICTOR'S SEAFOOD & STEAK

The Dewberry
CITRUS CLUB

DELANEY
OYSTER HOUSE

jibe
cycling studio

GADSONBORO PARK

KUDU
COFFEE & CRAFT BEER

MARION SQUARE

COURTYARD
Marriott

CHARLESTON
GAILLARD CENTER

SHIKI
Ted's BUTCHERBLOCK
EAST BAY DELI

SWAMP FOX
RESTAURANT & BAR

Big
BURGER SHOP & BAR

FIVE GUYS
CHIPOTLE

167
Sushi BAR

Harris
Teeter
Your Neighborhood Food Market

CAVIAR & BANANAS

BASIC KITCHEN

F I G

CRU

Big John's Tavern

HYMAN'S
SEAFOOD

PENINSULA
GRILL

Charleston
Crab House

SLIGHTLY NORTH OF BROAD



For more information, contact:

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