

OFFICE BUILDING FOR LEASE

217 N CHARLES ST.
BALTIMORE, MD 21201

Kyle Leibowitz
Leasing/Sales Representative



Hunter Brewer
Director



FOR LEASE

BALTIMORE

AVAILABLE SF:

2ND FLOOR: 3,600 SF
OFFICE AVAILABLE

3RD FLOOR: 4,400 SF
OFFICE AVAILABLE

4TH FLOOR: 4,400 SF
OFFICE AVAILABLE

5TH FLOOR: 4,400 SF
OFFICE AVAILABLE

HIGHLIGHTS:

► NEWLY RENOVATED HISTORIC OFFICE BUILDING LOCATED IN THE HEART OF BALTIMORE CBD.

► EASY ACCESS TO BALTIMORE'S INNER HARBOR, COURT HOUSE, MERCY HOSPITAL, DOWNTOWN RESTAURANTS, PUBLIC TRANSPORTATION, AND RETAIL ESTABLISHMENTS.

► SECURED ACCESS, 24 HOUR ACCESS.

► PROFESSIONALLY MANAGED ON SITE PROPERTY MANAGEMENT

LOCATION REVIEW

217 N CHARLES ST. BALTIMORE, MD 21201



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Hunter Brewer ☎ 410 296-2877 ✉ HBREWER@THORNHILLBALTIMORE.COM 🌐 WWW.THORNHILLBALTIMORE.COM

THORNHILL PROPERTIES, INC | 410-296-2877 | 6301 N. CHARLES ST., SUITE 2, BALTIMORE, MD 21212



FOR LEASE
BALTIMORE

PHOTOS

217 N CHARLES ST. BALTIMORE, MD 21201

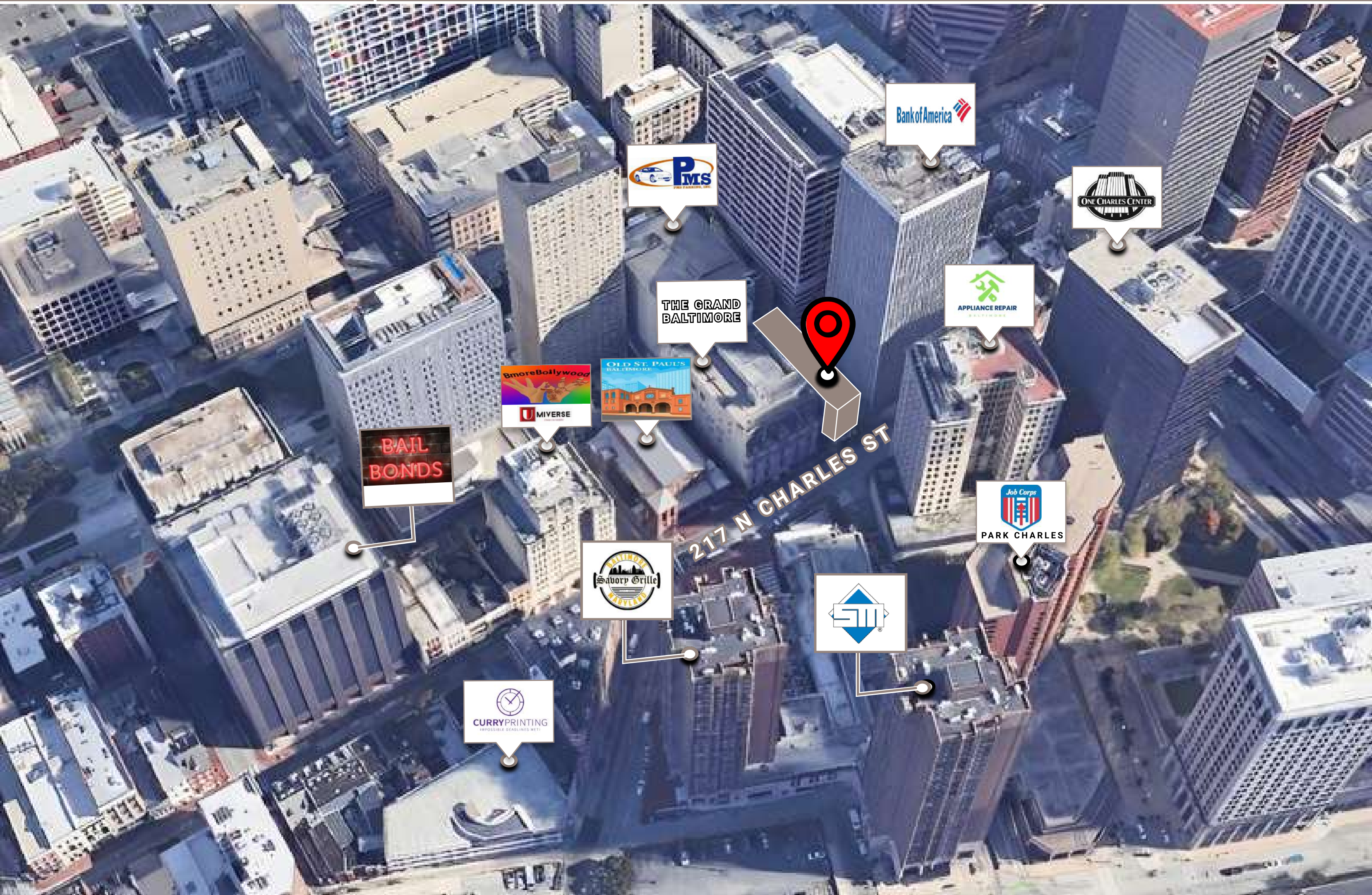


FOR LEASE

BALTIMORE

LOCAL MAP

217 N CHARLES ST. BALTIMORE, MD 21201

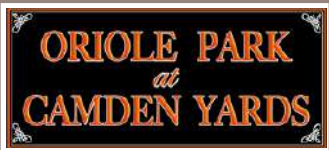


FOR LEASE
BALTIMORE

AERIAL MAP
217 N CHARLES ST. BALTIMORE, MD 21201



SOWEBO



PIGTOWN



BROMO ARTS DISTRICT



217 N CHARLES ST



OTTERBEIN

FEDERAL HILL-MONTGOMERY

EAST CASE



FELL'S POINT



RIVERSIDE



FOR LEASE

BALTIMORE

DEMOGRAPHICS

217 N CHARLES ST. BALTIMORE, MD 21201

	1 MILE	2 MILES	3 MILES
AVG HOUSEHOLD INCOME	\$89,348	\$80,170	\$76,976
2023 HOUSEHOLDS	19,240	64,658	110,451
2023 POPULATION	37,588	146,165	266,436

