

Executive suites for lease



40 CALHOUN STREET | CHARLESTON, SC

Kaitlyn Bridges

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**AVISON
YOUNG**

An elevated office setting

The Executive Suites at Charleston Gateway Campus offer an exclusive selection of leasable private offices in a professional setting with marble-lined lobby, multiple conference spaces, gracious ceiling height, beveled glass office enclosures and rich wood trim. These offices are suitable for professional leaders, innovators and entrepreneurs seeking an elevated work environment. Fellow tenants include attorneys, financial advisors, insurance agents, accountants, and wealth managers.

Located at the intersection of Calhoun and East Bay streets, the campus is 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 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	Leased	Leased
 C	314	\$1,100	Now
 D	439	Leased	Leased
 E	432	\$1,450	Now
 F	512	Leased	Now
G	424	Leased	Leased
H	427	\$1,395	Now
I	429	\$1,395	Now
J	393	\$1,200	Now
K	468	Leased	Leased
L	396	Leased	Leased
 N	2,442	Leased	Now

 Desk included

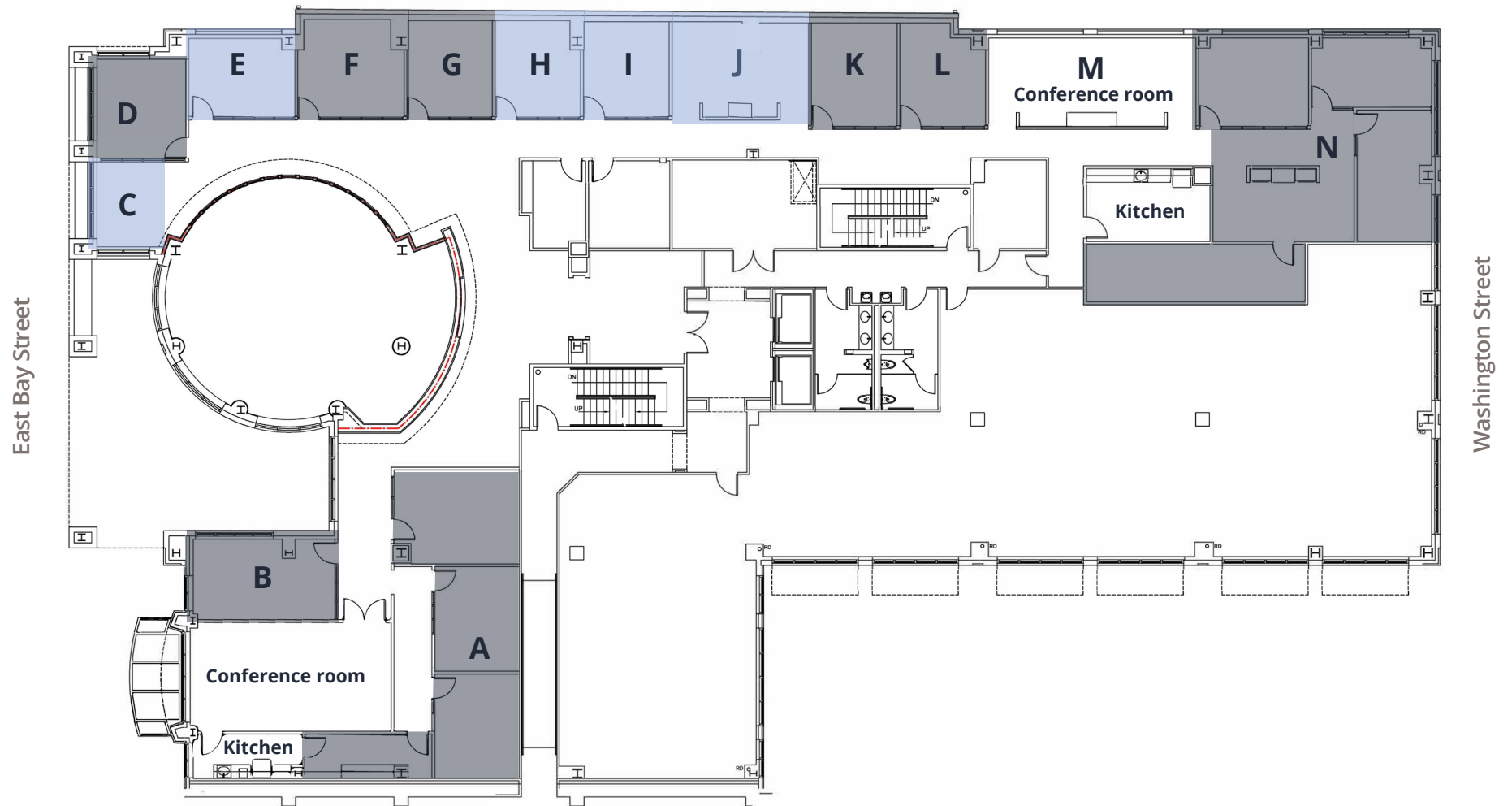
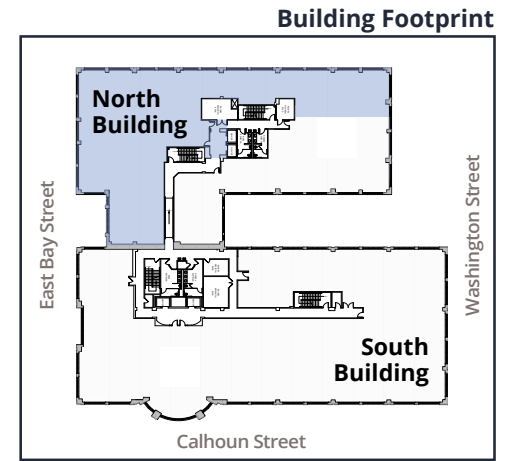


Click [here](#) to view our additional office availabilities at the Charleston Gateway Center

Floorplan

SUITE 250 - NORTH

● Available ● Leased



Photos





Location overview



12 miles from the
Charleston
International
Airport



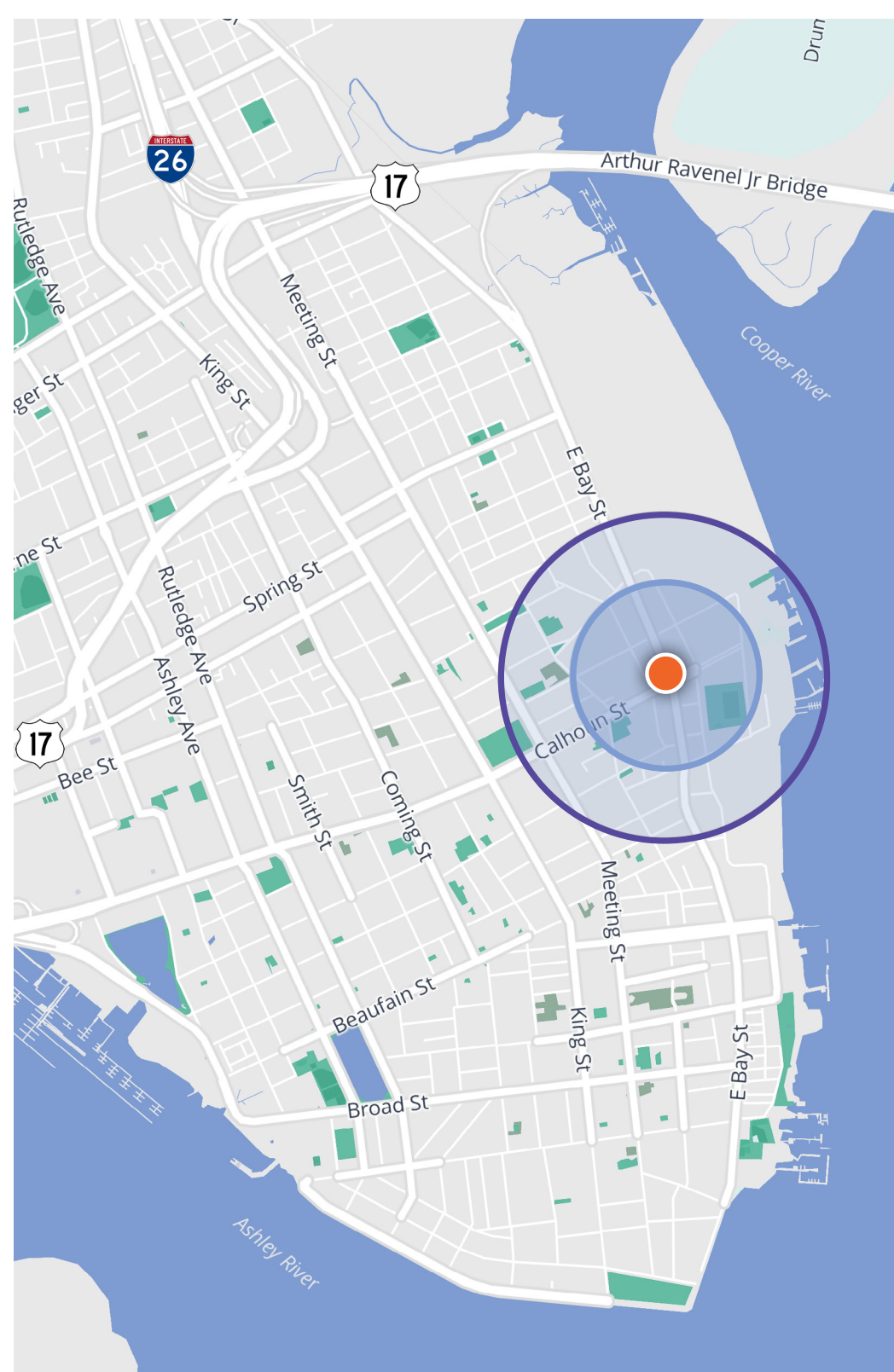
Near the Aquarium and
the International African
American Museum
both providing cultural
enhancement



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
CHARLESTON AND SCARLETT
MASH

BAY STREET BIERGARTEN

INDACO
ITALIAN FOOD & WINE

The DARLING
Oyster Bar

The Rabbit
Hot Little Biscuit

AZUL
BRASILEIRO

THE CHARLESTON
MUSEUM

Marbled & Fin
A MODERN STEAKHOUSE

South Carolina
Aquarium

O-Ku

Halls
CHOPHOUSE

CHARLESTON
MUSIC HALL

The Dewberry
CITRUS CLUB

Hilton

SITE

BEECH
ACAI-POKE JUICE

INTERNATIONAL
AFRICAN AMERICAN
MUSEUM

VIRGINIA'S
ON KING
SEAFOOD & STEAK

COAST
VICTOR'S
SEAFOOD & STEAK

The Dewberry
CITRUS CLUB

DELANEY
OYSTER HOUSE

International
PILATES
Center

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

George St

ZERO
RESTAURANT & BAR

STARBUCKS
COFFEE

FIVE GUYS
CHIPOTLE

167
Sushi
BAR

Harris
Teeter

CAVIAR &
BANANAS

BASIC
KITCHEN

F I G

CRU

Big John's Tavern

HYMAN'S
SEAFOOD

Charleston
Crab House

Y
IS
SLIGHTLY
NORTH
OF
BROAD

PENINSULA
GRILL

Market St

**AVISON
YOUNG**



For more information, contact:

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