



55
SOUTH

A FRONT DOOR LOCATION WITH UNPARALLELED VISIBILITY

Nestled at the entrance to Uptown Charlotte, 550 South offers an exceptional opportunity to showcase your brand at an iconic location with unparalleled access and visibility. Situated directly off I-277, 550 South offers seamless connectivity to the South End and Midtown neighborhoods while also within walking distance to some of the best amenities Uptown has to offer.

Consisting of 394,000 square feet of Class A office space, on-site amenities, easily accessible parking, and unparalleled 360 views.

SPECTACULAR 360°
PANORAMIC VIEWS





TOP OF BUILDING
SIGNAGE OPPORTUNITY

THE DETAILS

394,072 SF
TOTAL OFFICE SPACE

160,000 SF
AVAILABLE + CONTIGUOUS

FLOOR	SUITE	NOTES	SQUARE FOOTAGE
18	1810+1860	now	8,280 / 2,169 SF
17	1700	now	24,490 SF
16	1600	now	24,408 SF
15	1500	now	24,325 SF
14	1400	available 4/27	24,241 SF
9	910+925	now	6,155 / 7,145 SF
7	700	divisible / furnished	UP TO 21,458 SF
6	600	furnished	24,443 SF
5	500	WHITE BOX	now 19,848 SF
4	400	WHITE BOX	now 19,650 SF
3	350	SPEC SUITE	now 6,070 SF
3	325	SPEC SUITE	now 8,189 SF

VIEW FLOORPLAN

VIEW FLOORPLAN



LEVEL UP
YOUR WORK PLACE



LOBBY & AMENITY RENOVATIONS

Renovations are currently underway throughout the building to create a modern and dynamic workspace. Anticipate a sophisticated lobby, on-site cafe, state-of-the-art fitness center, and multiple collaborative spaces designed with today's office tenant in mind.



AMENITIES ABOUND

CONCEPTUAL RENDERING



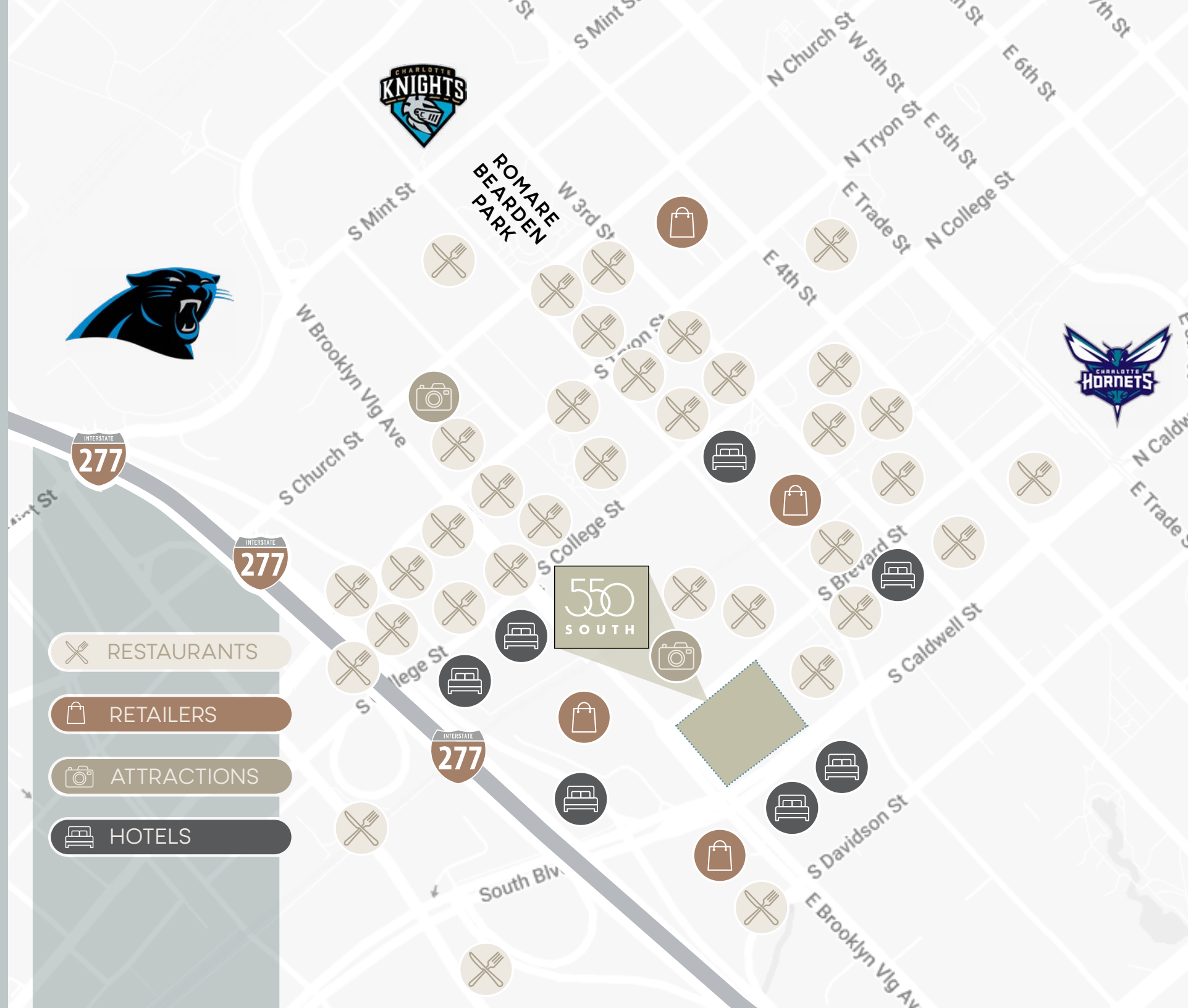
ON-SITE COFFEE SHOP & CAFE

STATE-OF-THE-ART
FITNESS CENTER

CONFERENCE/
TRAINING ROOM

COMMUNITY LOBBY





NOTABLE AMENITIES WITHIN WALKING DISTANCE

RESTAURANTS

- AURA ROOFTOP
- DOS CAMINOS
- 401 SOCIAL HOUSE
- MILKBREAD
- KING OF FIRE PIZZA
- THE SANDWICH CLUB
- JINYA RAMEN BAR
- GOLDEN COW CREAMERY
- EINSTEIN BROS. BAGELS
- THE PUBLIC HOUSE
- DEAN'S STEAKHOUSE
- SALATA
- BROWN BAG SEAFOOD
- CAROLINE'S OYSTER BAR
- ANGELINE'S
- EXOTICA INDIAN KITCHEN
- COQUETTE
- LA BELLE HELENE
- STK STEAKHOUSE
- RED GINGER JAPANESE
- FAHRENHEIT
- TUPELO HONEY
- AMELIE'S BAKERY
- COSTAL KITCHEN

BERNARDINS

- MIDNIGHT DINER
- BOJANGLES
- SHOWMARS
- PANERA BREAD
- CAPISHE
- MARKET ON MOREHEAD
COMING 2025

RETAILERS

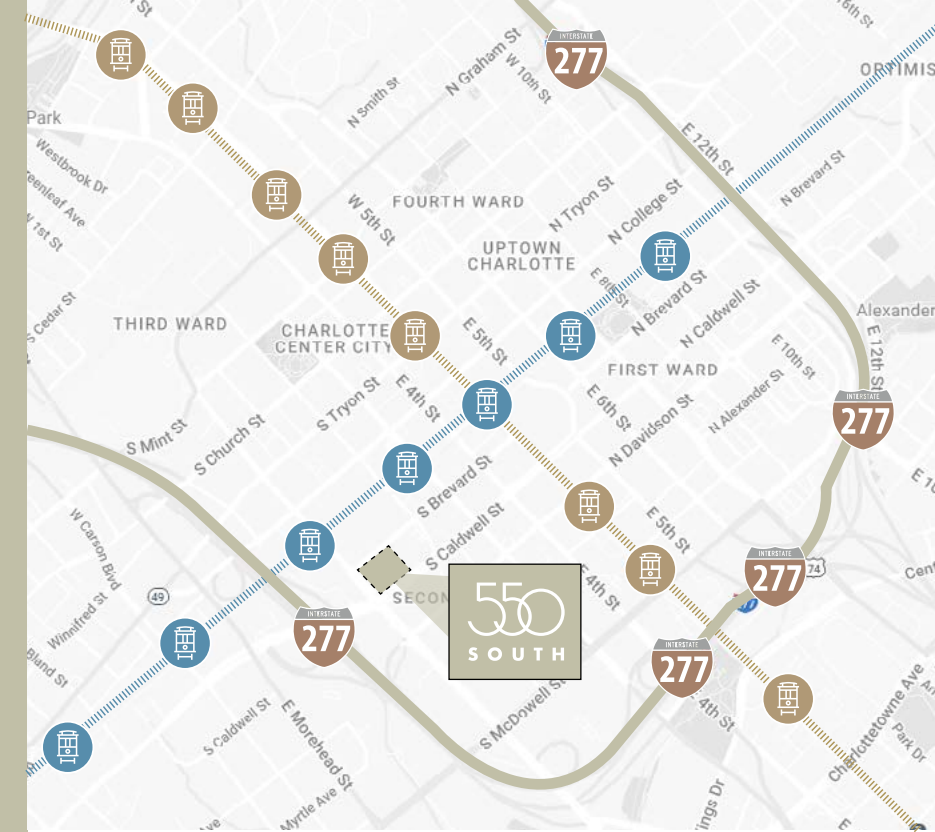
- WHOLE FOODS MARKET
- ORANGE THEORY FITNESS
- HUSTLE HOUSE

ATTRACTIONS

- MINT MUSEUM
- TRIUST BALLPARK
- BANK OF AMERICA STADIUM
- SPECTRUM CENTER
- CHARLOTTE CONVENTION CENTER

HOTELS

- HAMPTON INN
- JW MARRIOTT
- KIMPTON HOTEL
- EMBASSY SUITES
- HILTON
- WESTIN



GREAT ACCESS.
GREAT LOCATION.
GREAT BUILDING.



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