



Retail & Office For Lease

701 East Bay Street, Charleston, SC 29403

2,050 SF - 20,138 SF Available

Reid Davis, CCIM, SIOR
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 **LEE &
ASSOCIATES**
COMMERCIAL REAL ESTATE SERVICES



Property Overview

The Cigar Factory | 701 East Bay Street

The Cigar Factory is a first-class, mixed-use building that includes unmatched creative work/office space, signature restaurants, event space, high-end retail, and abundant parking.

Nestled at the base of the Ravenel Bridge, overlooking the historic port, this unique building offers sweeping views of the harbor and city skyline. A meticulous restoration fueled by a deep reference for its historical roots has helped the property take its place as a centerpiece in Charleston's thriving economic and cultural resurgence.



Address

701 E Bay Street
Charleston, SC 29403

Space Available

2,050 - 20,138 SF

Lease Rate

1st Floor: \$40.00/SF, NNN
2nd Floor: \$42.00/SF, FS
3rd Floor: \$43.00/SF, FS
4th Floor: \$44.00/SF, FS

TMS

459-06-01-040

Year Built

Built: 1882
Renovated: 2016

Parking

Ample Surface Parking



Property Photos

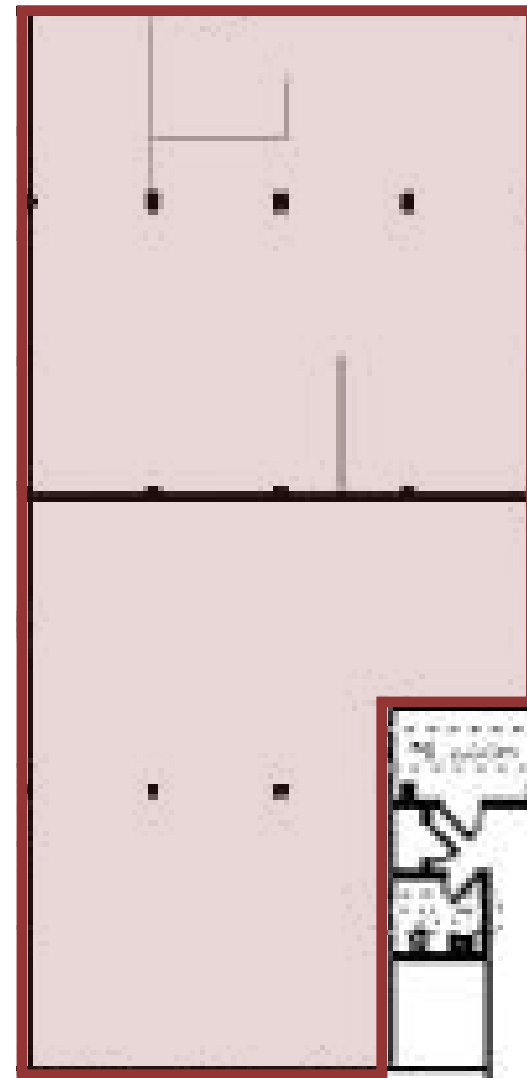




Suite Availabilities

Suite 105 | 4,178 SF | Available Immediately

Suite 105



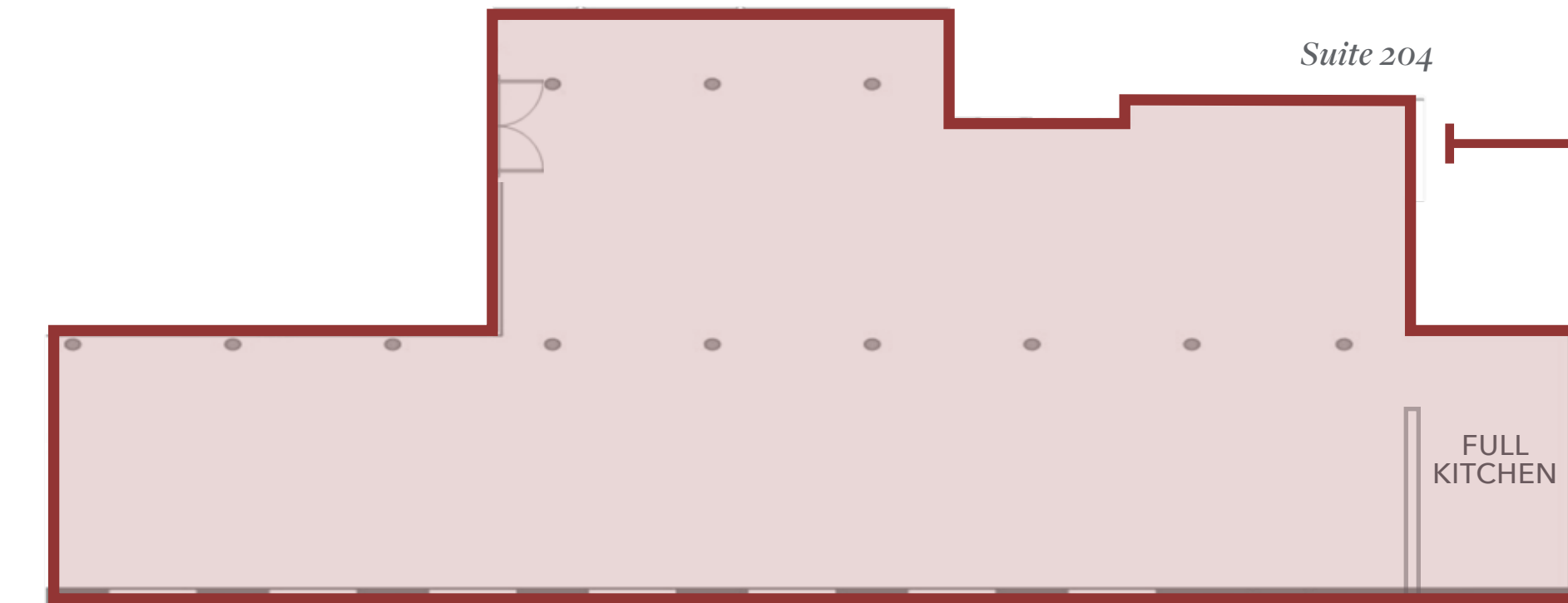
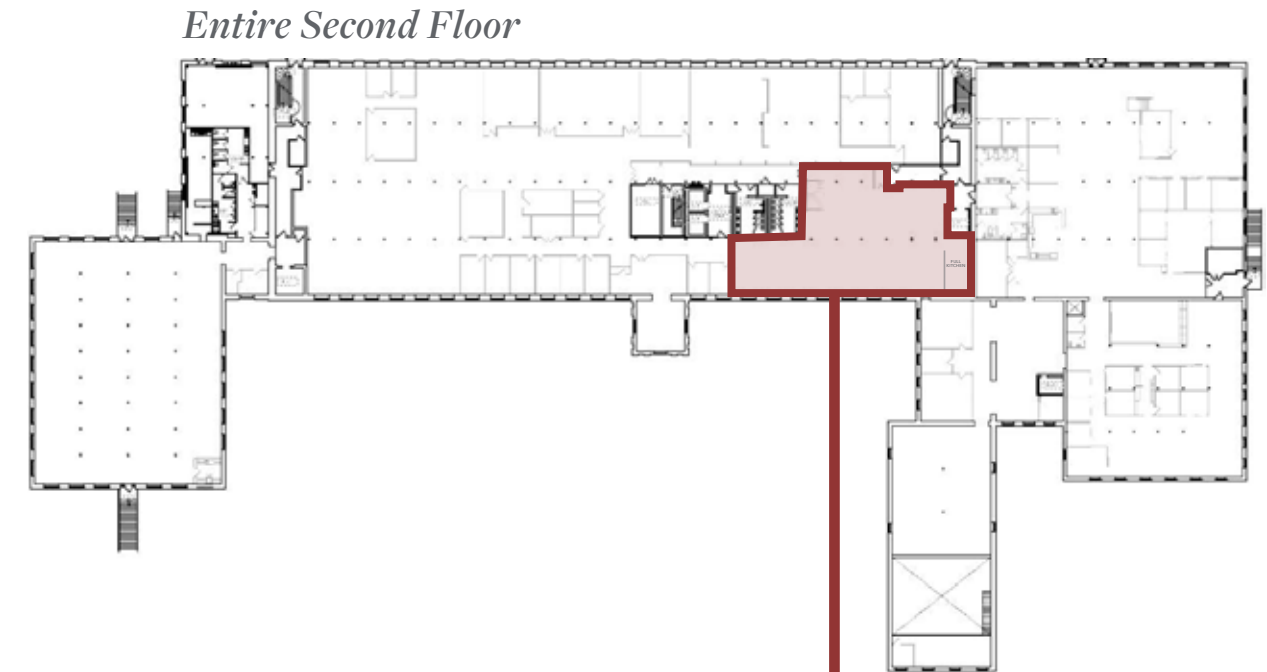
Entire First Floor





Suite Availabilities

Suite 204 | 4,678 SF | Available Immediately

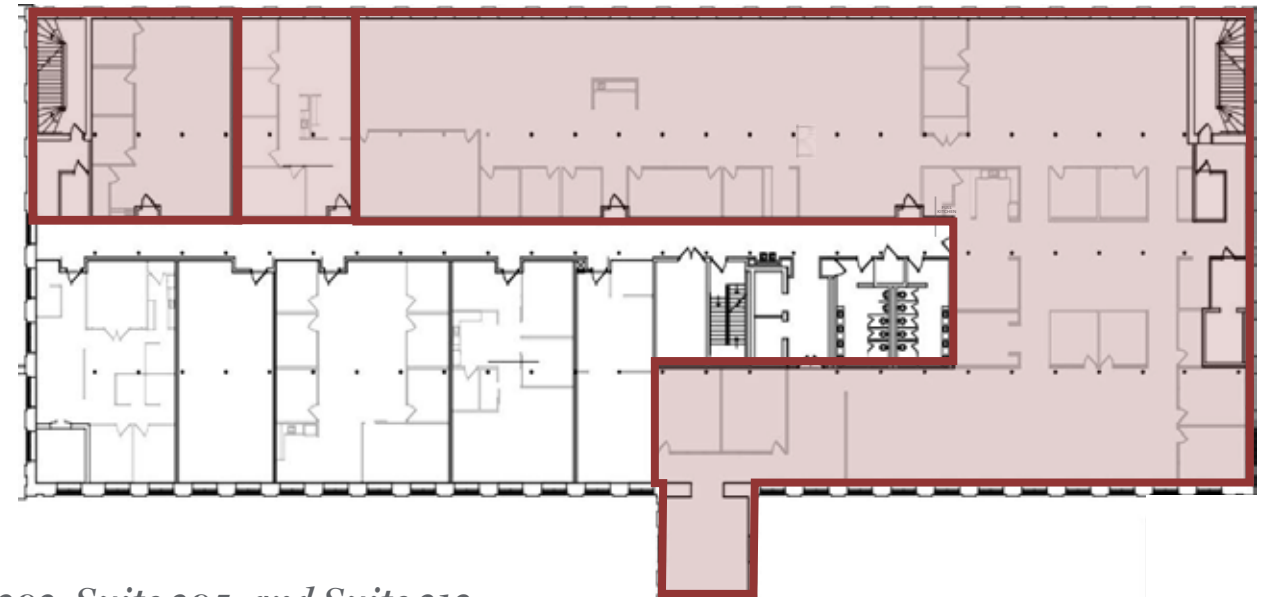




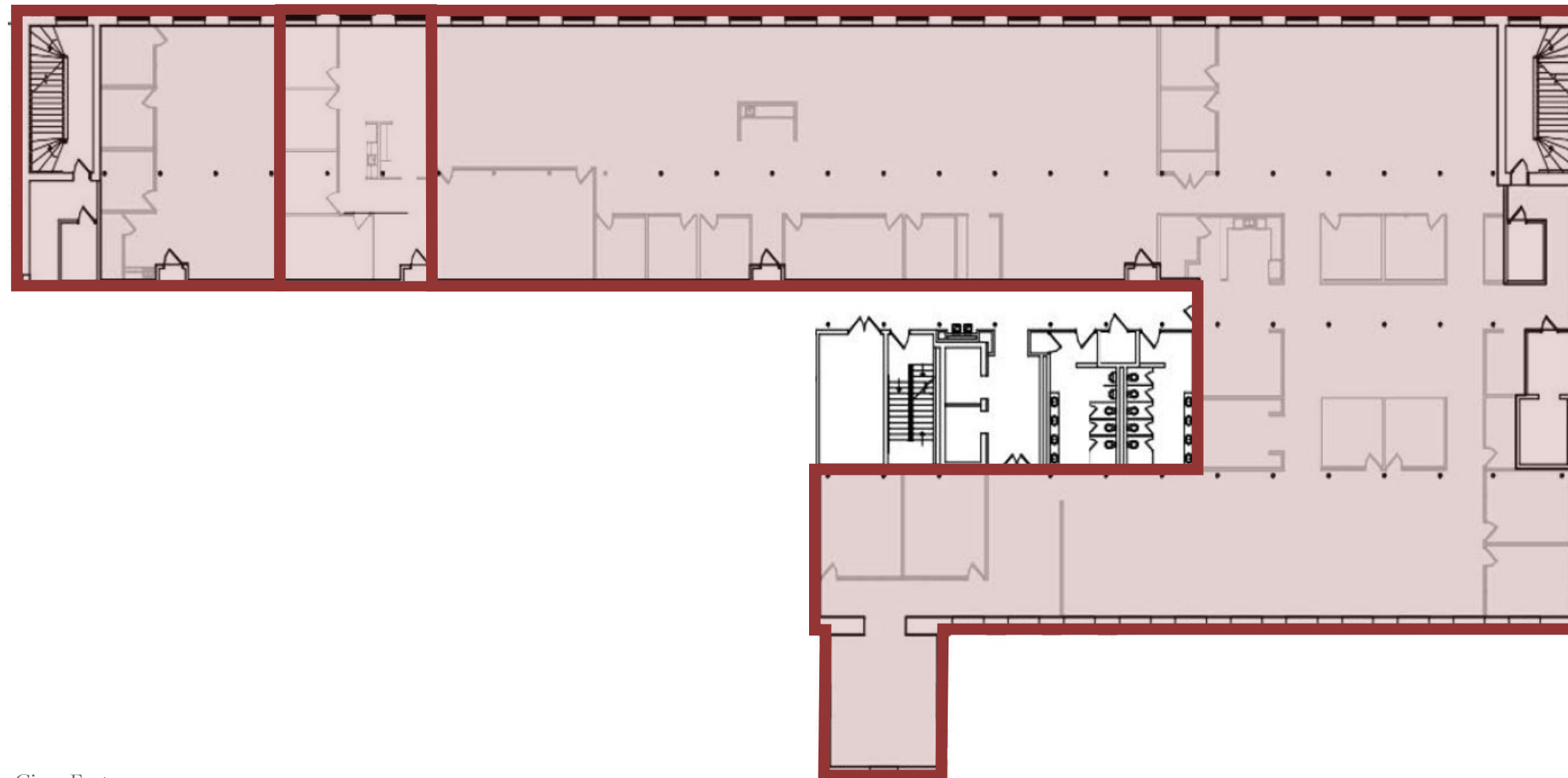
Suite Availabilities

Suite 303, Suite 305, and Suite 312 | 5,000 - 20,138 SF | Available 12/1/2025

Entire Third Floor



Suite 303, Suite 305, and Suite 312





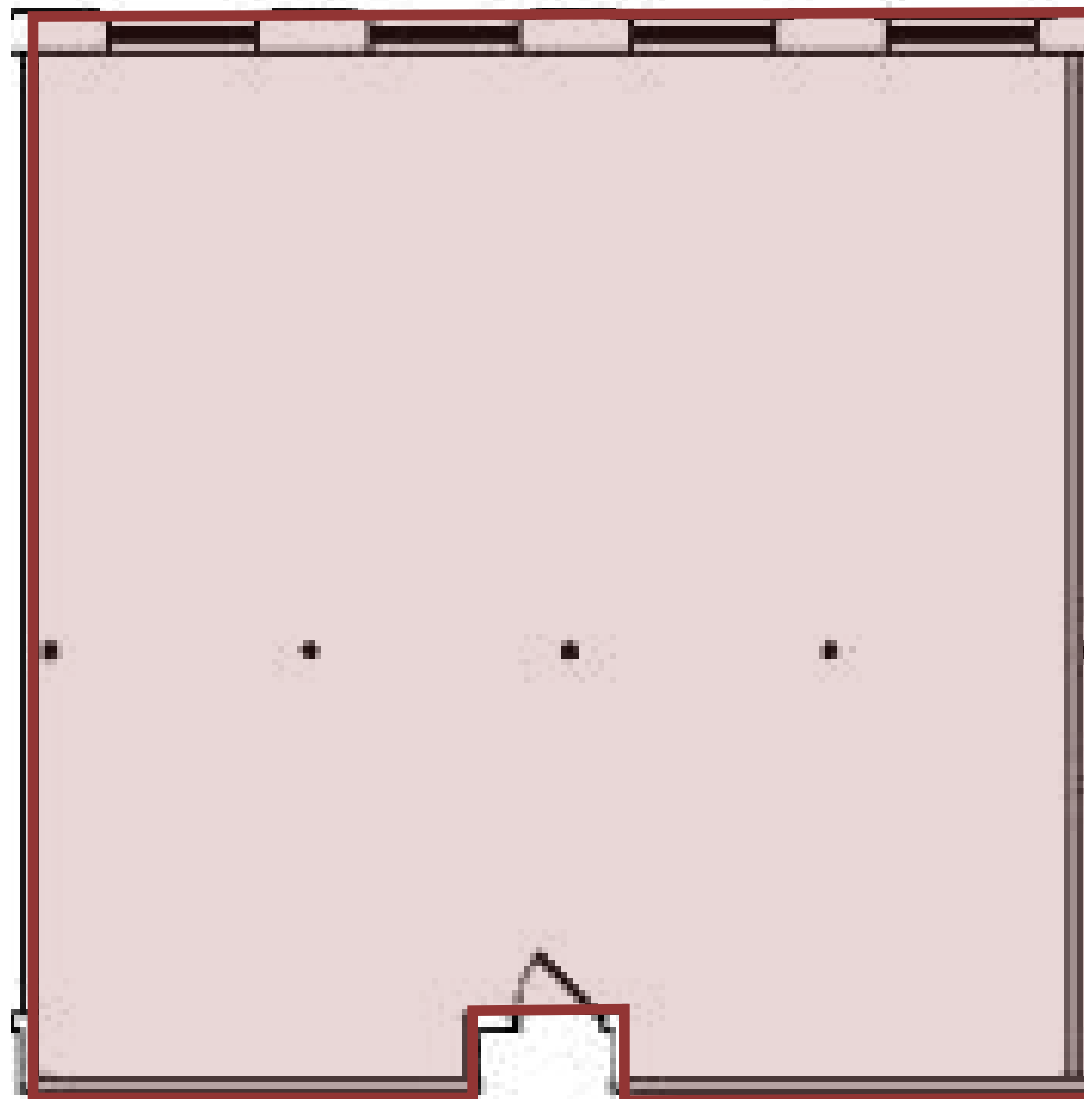
Suite Availabilities

Suite 407 | 2,050 SF | Available 12/1/2024

Entire Fourth Floor



Suite 407





Location Overview

Charleston Int'l Airport

18 Minutes

Mount Pleasant

05 Minutes

West Ashley

09 Minutes

I-26

04 Minutes

I-526

10 Minutes

Highway 17

05 Minutes





Market Analysis





The Cigar Factory



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