# B SOUTH CHARLES

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## **36 SOUTH CHARLES STREET** BALTIMORE, MARYLAND

#### **BUILDING FEATURES**

- 318,684 square foot 25-story building
- Class A office space in the CBD
- Recently completed common area renovations
- Conference center
- Modernization of the elevators
- On-site property management
- 24/7 lobby attendant
- Full service on-site fitness center
- On-site garage and ample parking available in adjacent garages
- Two on-site deli café operations
- 13,040 square foot typical floor size
- Total of 114,363 square feet available immediately
- Full floors available
- Retail space available on the lower level and first floor
- Concierge service
- Located only one block from the Inner Harbor, the #1 tourist attraction in the state of Maryland, with 14 million visitors annually
- Located in HUB and Enterprise Zones
- Walking distance from countless restaurants, business services and other amenities

#### **CONTACT INFORMATION**

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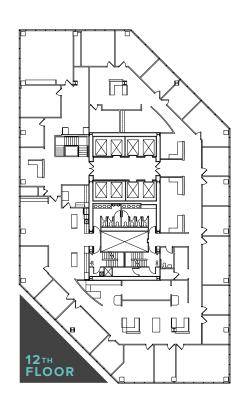
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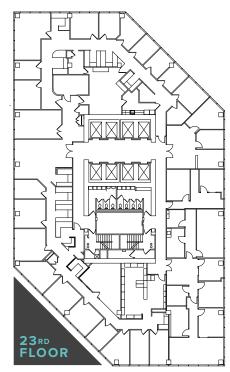
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