

FOR LEASE - PRIME OFFICE SPACE

211 King Street, Suite 210 | Charleston, SC 29401



EDWARD G ROBINSON IV

320 Broad Street, Suite 600 • Charleston • South Carolina 29401

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PROPERTY OFFERING



► HIGHLIGHTS

- Landmark office building located at the corner of King & Market Streets in Charleston's central business district
- Situated within Majestic Square, a premier Class A office building
- Suite 210 features a high-end second-floor build out ideal for a law firm or professional office user
- Direct second-floor access to the attached parking garage for added convenience with up to seven spaces available
- Functional floorplan includes: welcoming reception area, four private offices, conference room, and breakroom
- Access to on-site third-floor fitness center for Majestic Square tenants
- Located steps from Charleston's dining, retail, and professional amenities
- South Carolina Commercial MLS #31008479

► OFFERING SUMMARY

Beach Commercial, LLC as the exclusive agent to market this property, is pleased to offer this ±2,324 SF office space in the heart of the commercial business district in downtown Charleston, SC.

► EXCLUSIVE LISTING AGENTS

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Senior Broker

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BEACH COMMERCIAL, LLC

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PROPERTY OVERVIEW



► 211 KING STREET | CHARLESTON, SC 29401

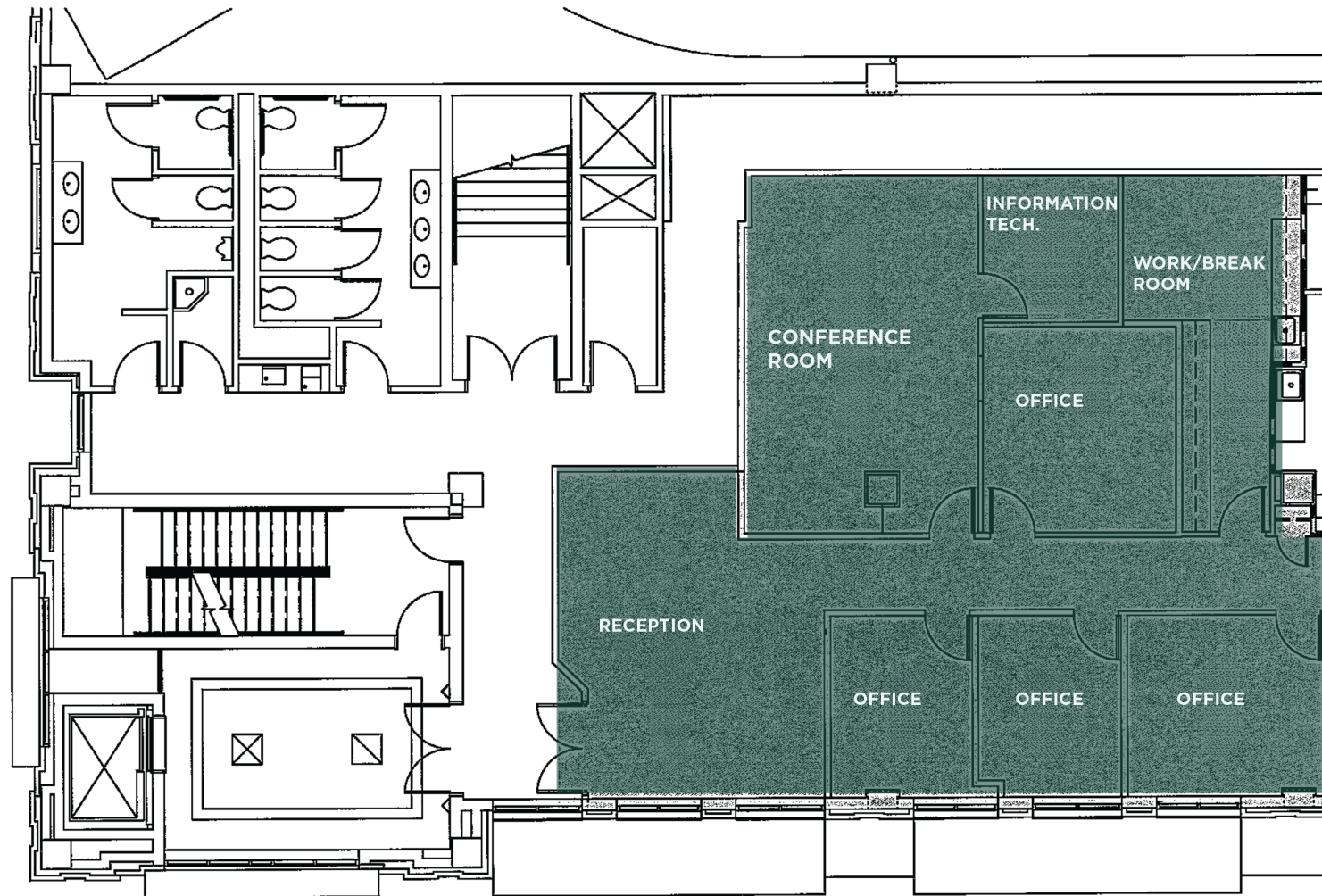
Landmark building at the corner of King and Market Streets. Located at the epicenter of the Charleston Business District, this Class A office building known as Majestic Square has an attached parking garage. Suite 210 is a beautiful second floor suite with a high-end, build-out that would work well for a small law firm or other professional group. The second floor has direct access to the parking garage. Floorplan provides a remarkable reception area, four offices, conference room, and a breakroom. Tenants of the building have access to a third floor fitness center. Landlord can provide up to seven spaces in the Majestic Square parking deck. The rate is \$165.00 per month per parking space.



► MARKETING STATISTICS 29401 (3-MILE RADIUS)

- Total Population: Approximately 85,000 residents
- Median Household Income: Around \$200,000
- Daily foot traffic: 30,000 pedestrians per day
- Median Age: Approximately 36 years

FLOOR PLAN



ADDITIONAL PHOTOS



ADDITIONAL PHOTOS



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DISCLAIMER: This information is submitted confidentially for a project as described herein. The information contains many assumptions and forward looking statements and are subject to changing market conditions, competition, etc that could negatively affect the results of operations. In addition, other information contained herein was taken primarily from third party reports, information and data. Neither Beach Commercial nor the Developer make any representation or warranty, express or implied, as to the accuracy or completeness of the information contained herein, and nothing contained herein shall be relied upon as a promise or representation as to the future performance of the Property.