



The
Cigar
Factory



Retail & Office For Lease

701 East Bay Street, Charleston, SC 29403

±1,157 SF - 6,662 SF Available

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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

±1,157 - ±6,662 SF

Lease Rate

1st - 5th Floors:
\$40.00 - \$47.00 PSF

TMS

459-06-01-040

Year Built

Built: 1882
Renovated: 2016

Parking

Ample Surface Parking





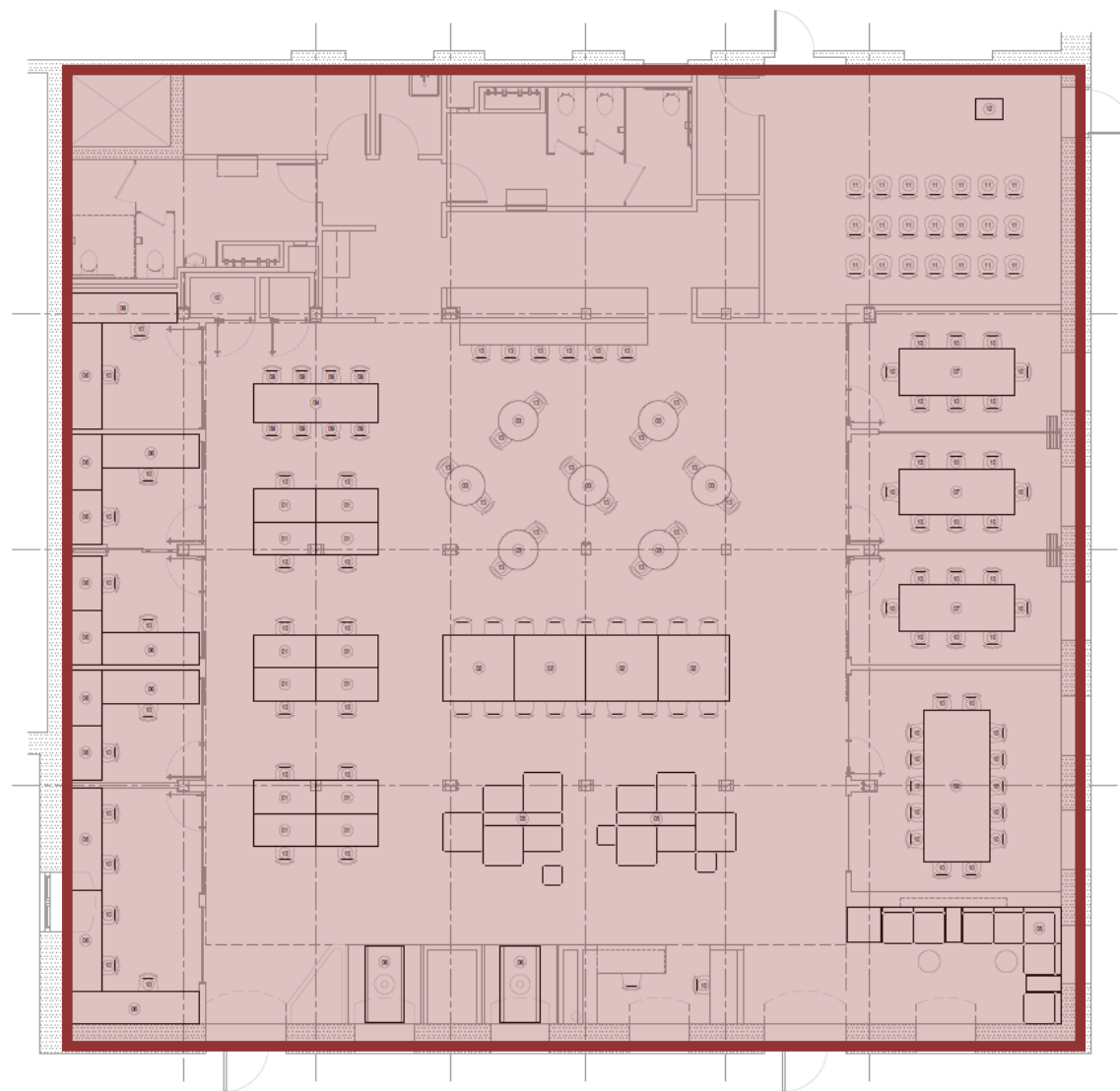
Property Photos





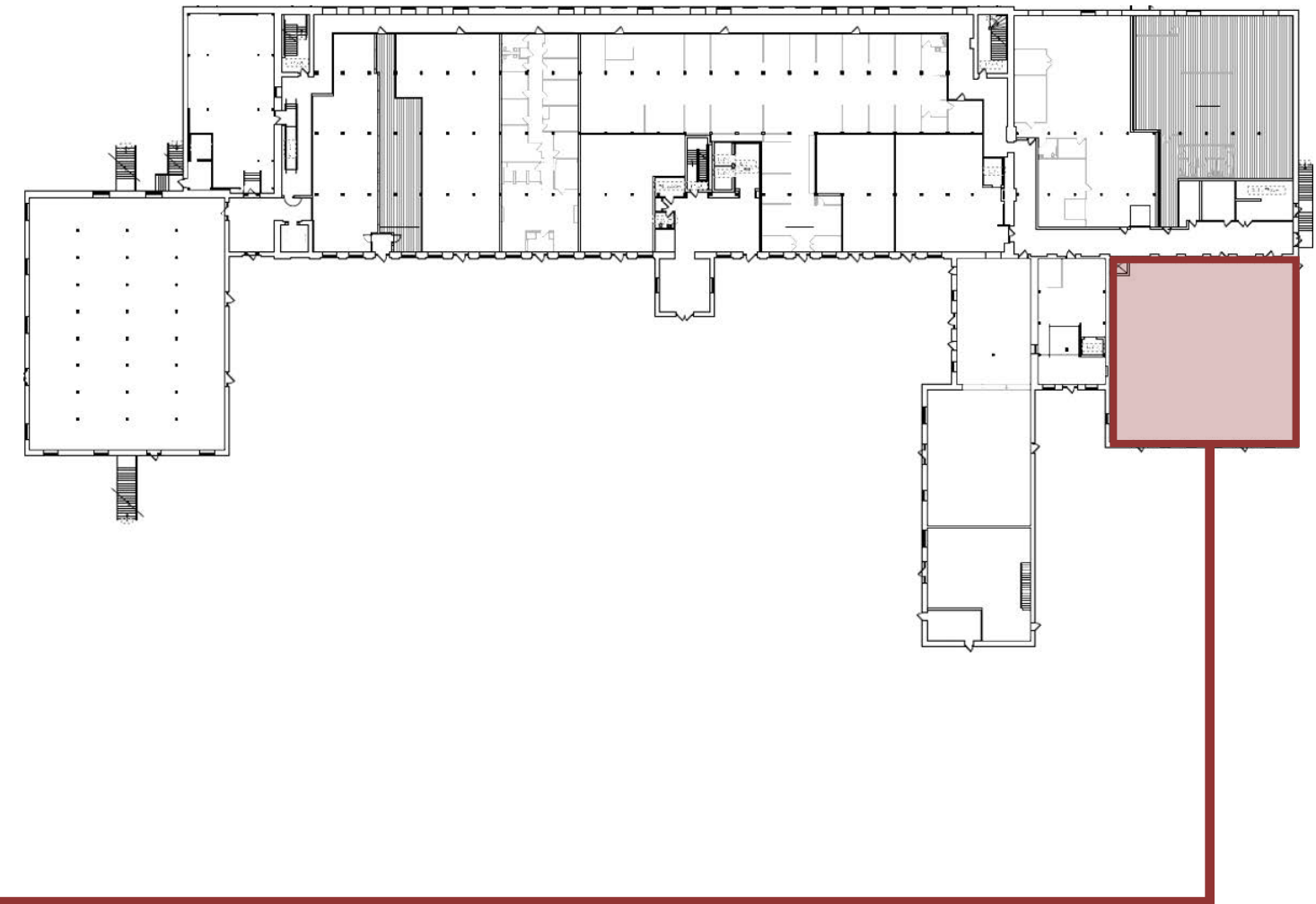
Suite Availabilities

Suite 120 | ±6,187 SF | Available Immediately | \$40 PSF NNN



Suite 120

Entire First Floor

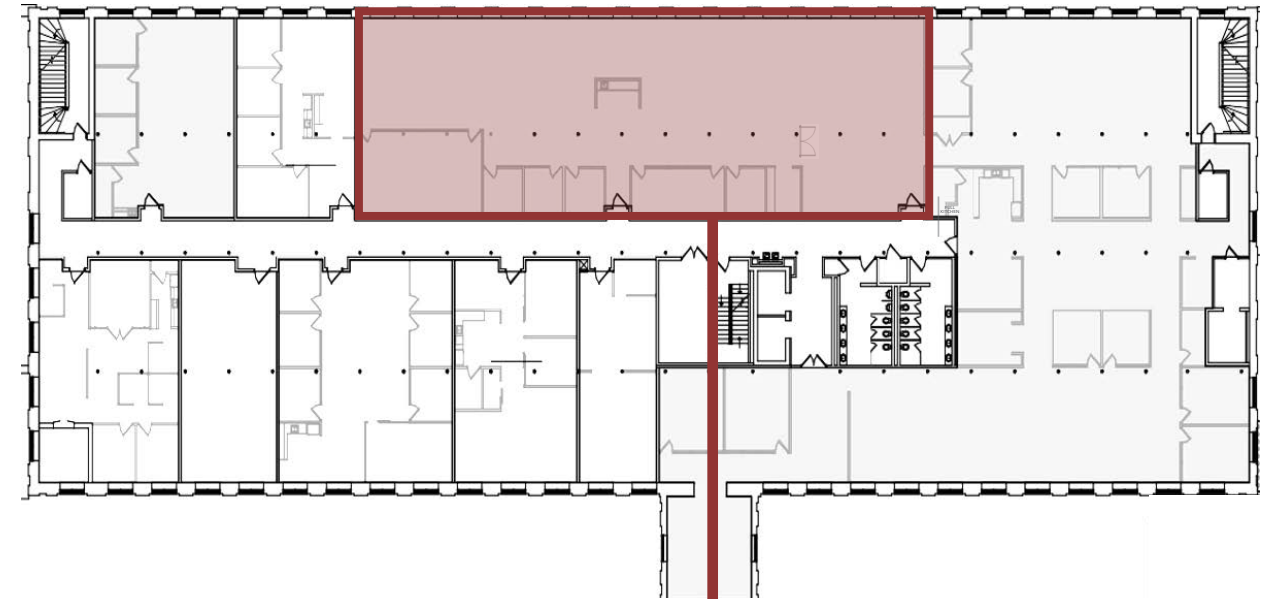




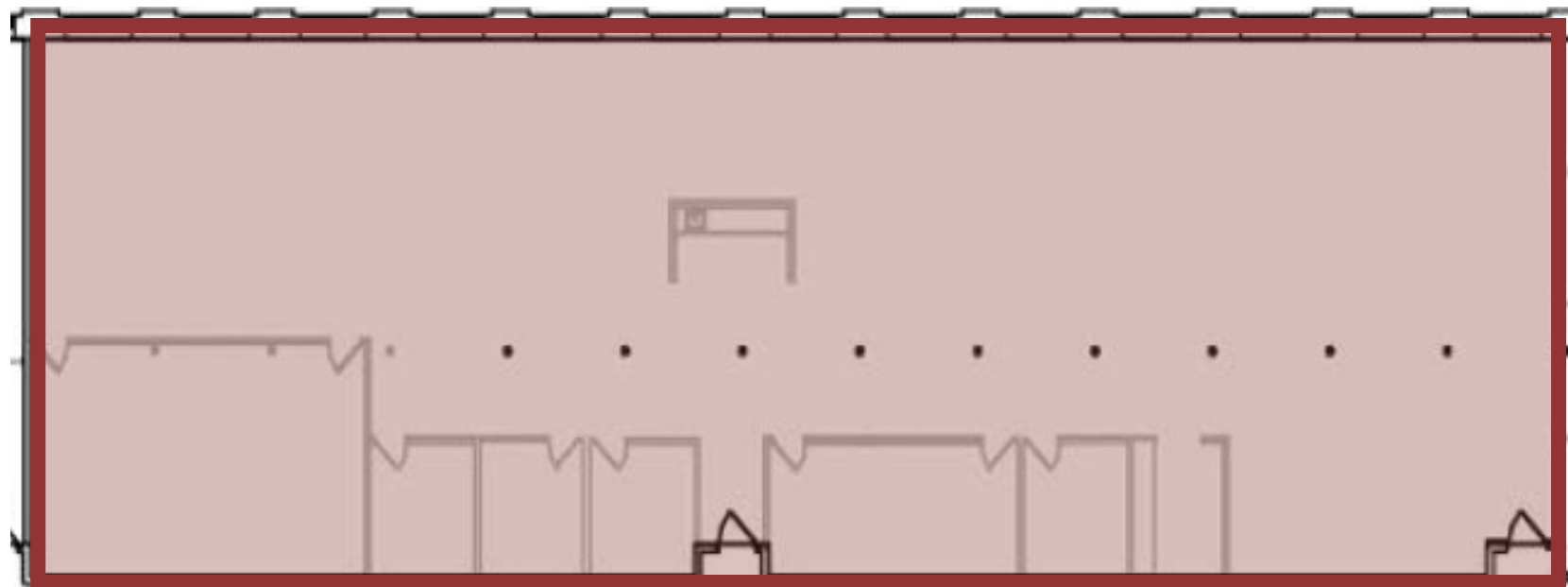
Suite Availabilities

Suite 314 | ±6,662 SF | Available Immediately | \$45 PSF Full Service

Entire Third Floor



Suite 314

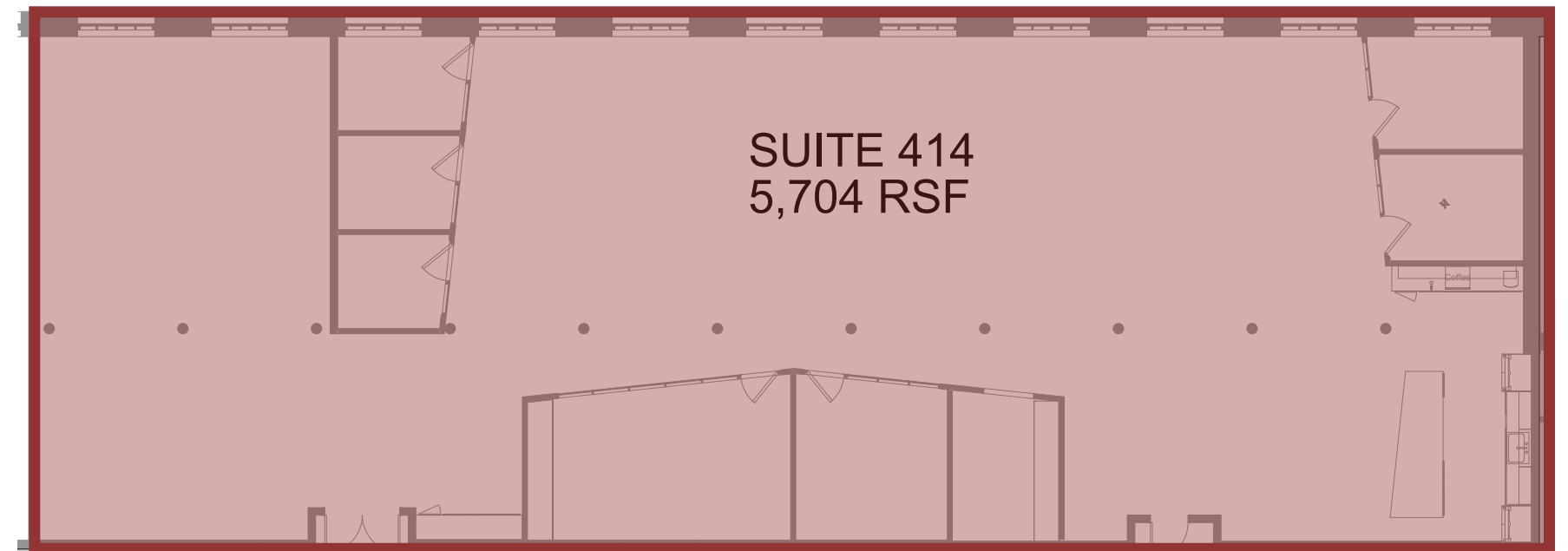




Suite Availabilities

Suite 414 | ±5,704 SF | Available 9/1/2026 | \$46 PSF Full Service

Suite 414



Entire Fourth Floor

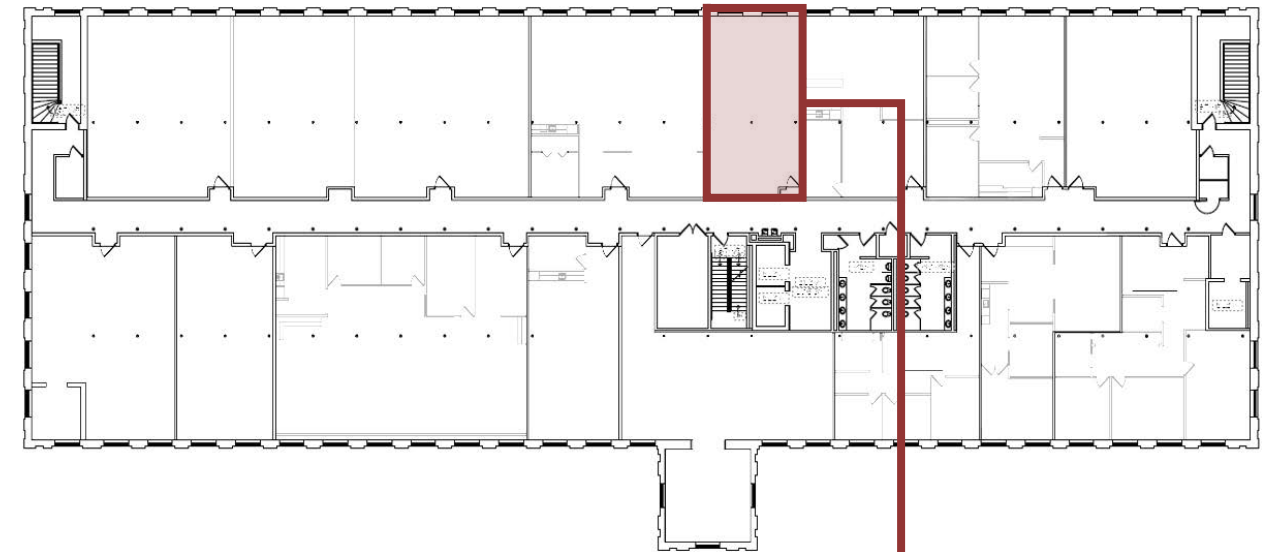




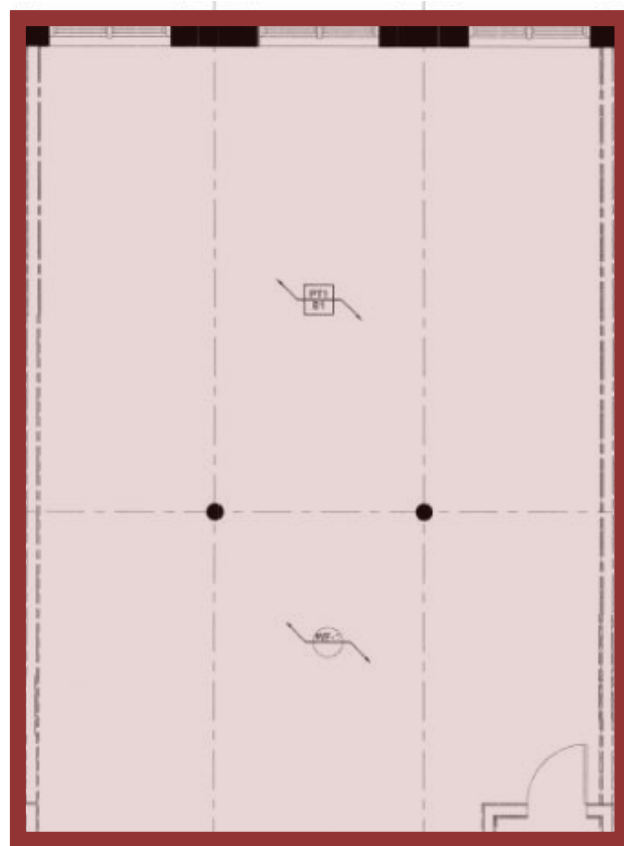
Suite Availabilities

Suite 511 | ±1,157 SF | Available 12/1/26 | \$47.00 PSF Full Service

Entire Fifth Floor



Suite 511





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

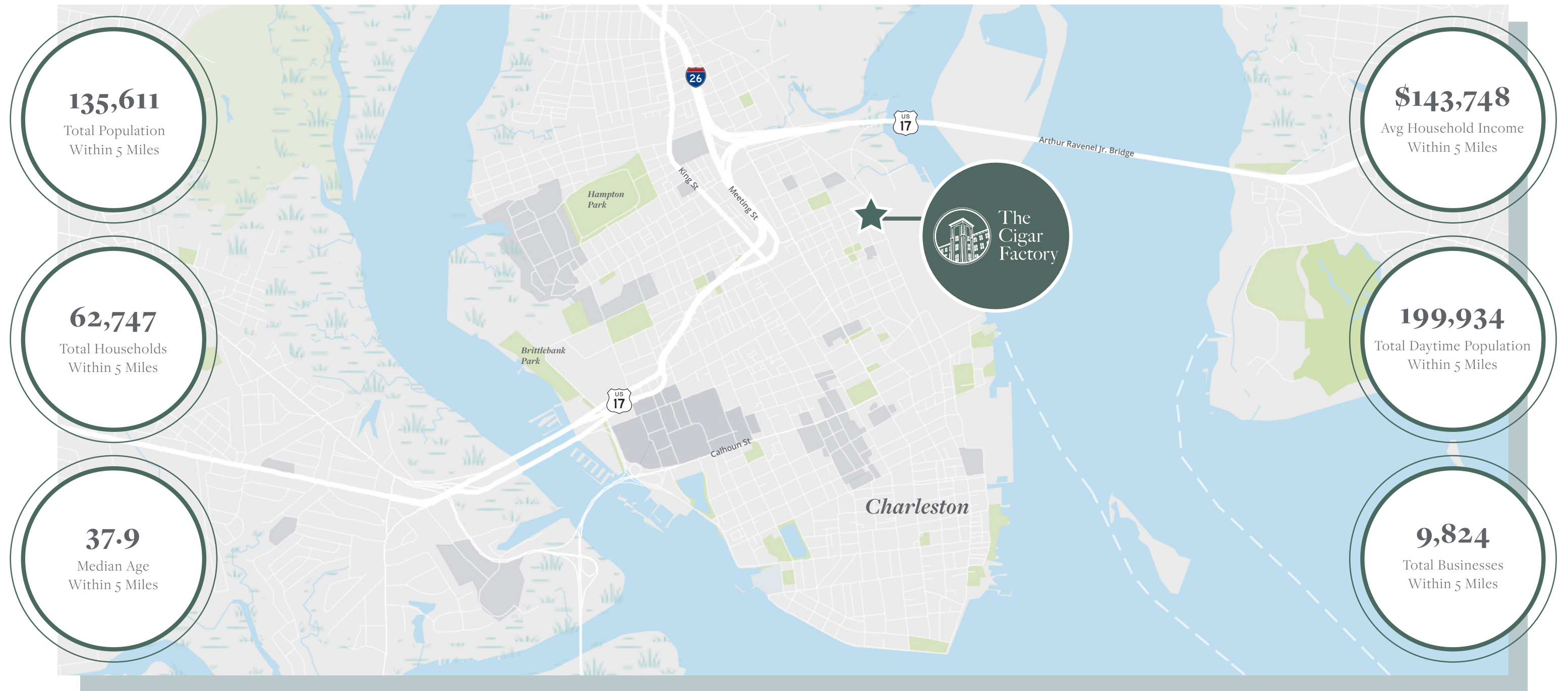
±05 Minutes





Market Analysis

2025 Demographics est





The Cigar Factory



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