



COLDWELL BANKER
COMMERCIAL
ATLANTIC

FOR LEASE OR SALE

284

Meeting Street

LUXURY EXECUTIVE
OFFICE/RETAIL SUITE
HIGHLY-VISIBLE RETAIL SPACE

AVAILABLE AREA

±1,600 SF

Rentable · Ground Floor

DELIVERY

Vanilla Box

Negotiable TI Allowance

LEASE RATE

\$65 PSF NNN

\$104,000 Annual Base

PARKING

4 Reserved

Deeded Spaces

SALE PRICE

\$1,650,000



GROUND FLOOR OFFICE/RETAIL SUITE
MAHOGANY FACADE



OFFICIAL ARCHITECTURAL RENDERING · 284 MEETING STREET, CHARLESTON, SC

THE OPPORTUNITY

An Address of *Unrivalled Distinction*

A rare ground-floor trophy office/retail suite in one of Downtown Charleston's most prestigious new mixed-use developments — designed for the discerning tenant.

PARKING

4 covered/deeded parking spaces

CEILING HEIGHT

11'+ Finished Clearances · Ground Floor

STRATEGIC AERIAL
PERSPECTIVES

Charleston Peninsula

Context

Walk Score
98
WALKER'S
PARADISE

2-Minute
Walk
KING STREET
CORRIDOR

15 Minutes
CHS INTERNATIONAL
AIRPORT



CHARLESTON PENINSULA SATELLITE
MAP · KEY DISTRICTS & TRANSIT
ACCESS



PANORAMIC CHARLESTON HARBOR ·
ARTHUR RAVENEL JR. BRIDGE — VIEW
NORTH



HISTORIC DOWNTOWN CHARLESTON ·
UNRIVALED CHARM & WALKABILITY

CONNECTIVITY & WALKABILITY

The Epicenter of *Downtown Charleston*

Steps from Charleston's most coveted amenities —
effortless for executives, clients, and colleagues alike.

- | | |
|--------|---|
| 2 MIN | KING STREET SHOPPING & DINING CORRIDOR
World-class luxury retail, acclaimed restaurants & boutique hotels |
| 3 MIN | THE DEWBERRY HOTEL & MARION SQUARE
Premier 5-star hotel, rooftop terrace & landmark civic park |
| 4 MIN | HISTORIC CITY MARKET · FRENCH QUARTER
Iconic cultural landmark and gallery district |
| 5 MIN | FEDERAL & COUNTY COURTHOUSES
Broad Street legal & financial services district |
| 15 MIN | CHARLESTON INT’L AIRPORT (CHS)
Non-stop service to NYC, DC, Miami, Chicago & London |

98 WALK
SCORE

4 RESERVED
PARKING
SPACES

GF GROUND
FLOOR
STREET
FRONTAGE

EXCLUSIVE LEASING REPRESENTATION

Private Tours

By Appointment Only

For lease terms, TI discussions, floor plans, or to schedule a private walkthrough of the ground floor office suite:



BEN CHASE

Senior Broker Associate

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✉️ bchase@cbcatlantic.com



**COLDWELL BANKER
COMMERCIAL**
ATLANTIC

#1

BEST CITY IN U.S.

Travel + Leisure, 11 Years Running

830K+

MSA POPULATION

Fastest-growing coastal metro

\$128K

AVG HH INCOME

Within 1-mile trade area

<5%

CLASS A VACANCY

Downtown Charleston submarket

284

Meeting Street

CHARLESTON, SOUTH CAROLINA 29401

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