

FOR LEASE

 Baltimore City, Maryland

ONE NORTH CHARLES

1 N CHARLES STREET | BALTIMORE, MARYLAND 21201

AVAILABLE

Up to 33,000 sf

RENTAL RATE

Starting at \$16.50 psf

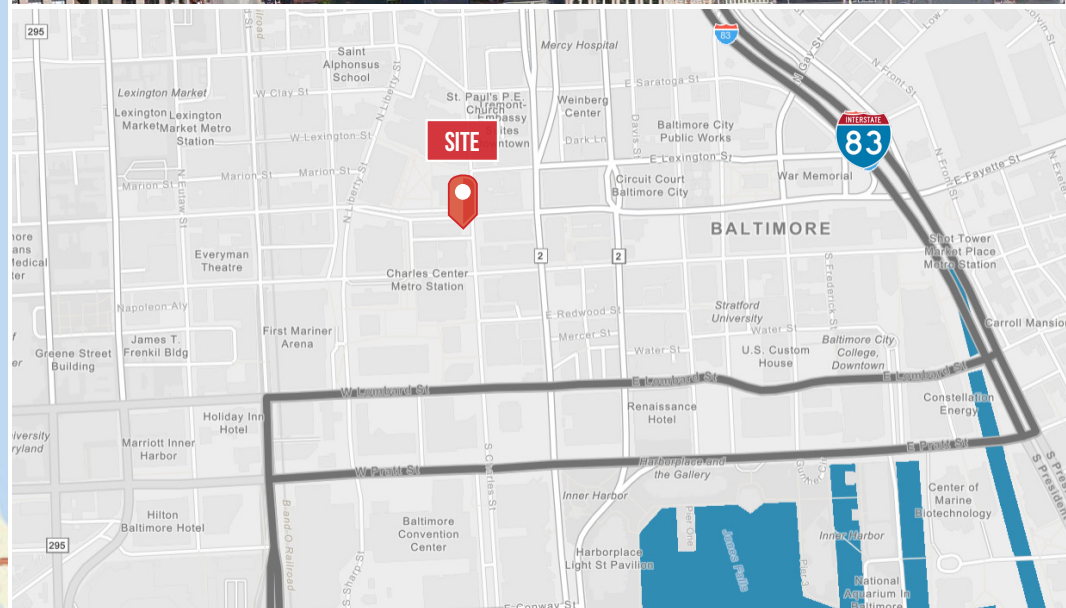
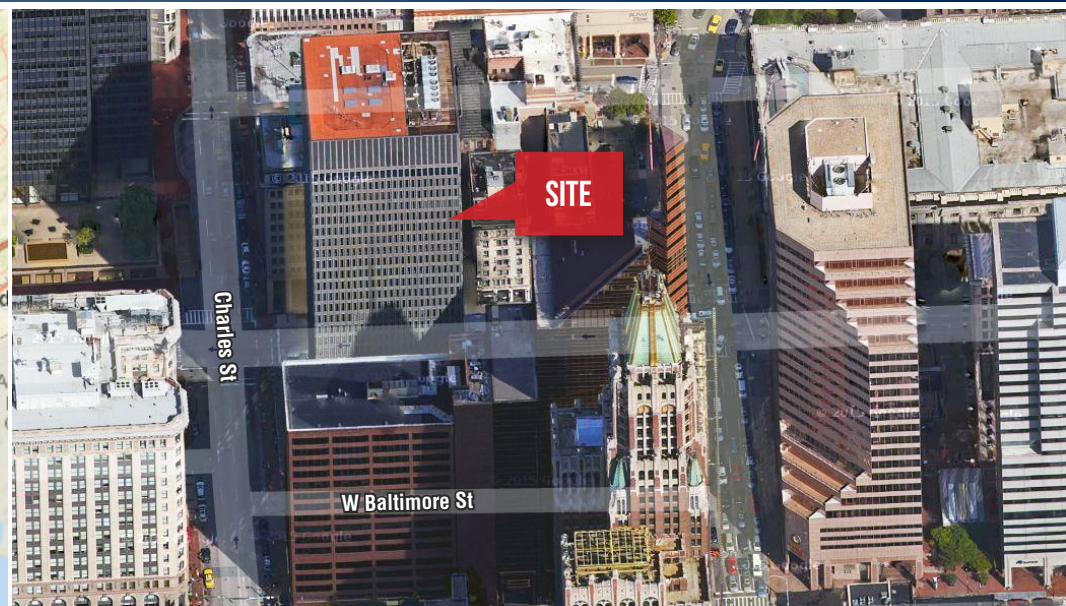
HIGHLIGHTS

- ▶ Built-out suites ready for immediate occupancy
- ▶ Several shell suites available for maximum build-out potential
- ▶ Tenants able to move in quickly, as soon as seven days after lease signing on built out suites
- ▶ Dunkin Donuts and Potbelly on first floor
- ▶ Elevator modifications complete
- ▶ 2,500 parking spaces within a two-block radius
- ▶ Close proximity to major courthouses
- ▶ Two blocks from Baltimore's Inner Harbor, Convention Center and Camden Yards




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MACKENZIE

COMMERCIAL REAL ESTATE SERVICES, LLC

☎ 443.573.3213

 **tharrington@mackenziecommercial.com**

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TRADE AREA

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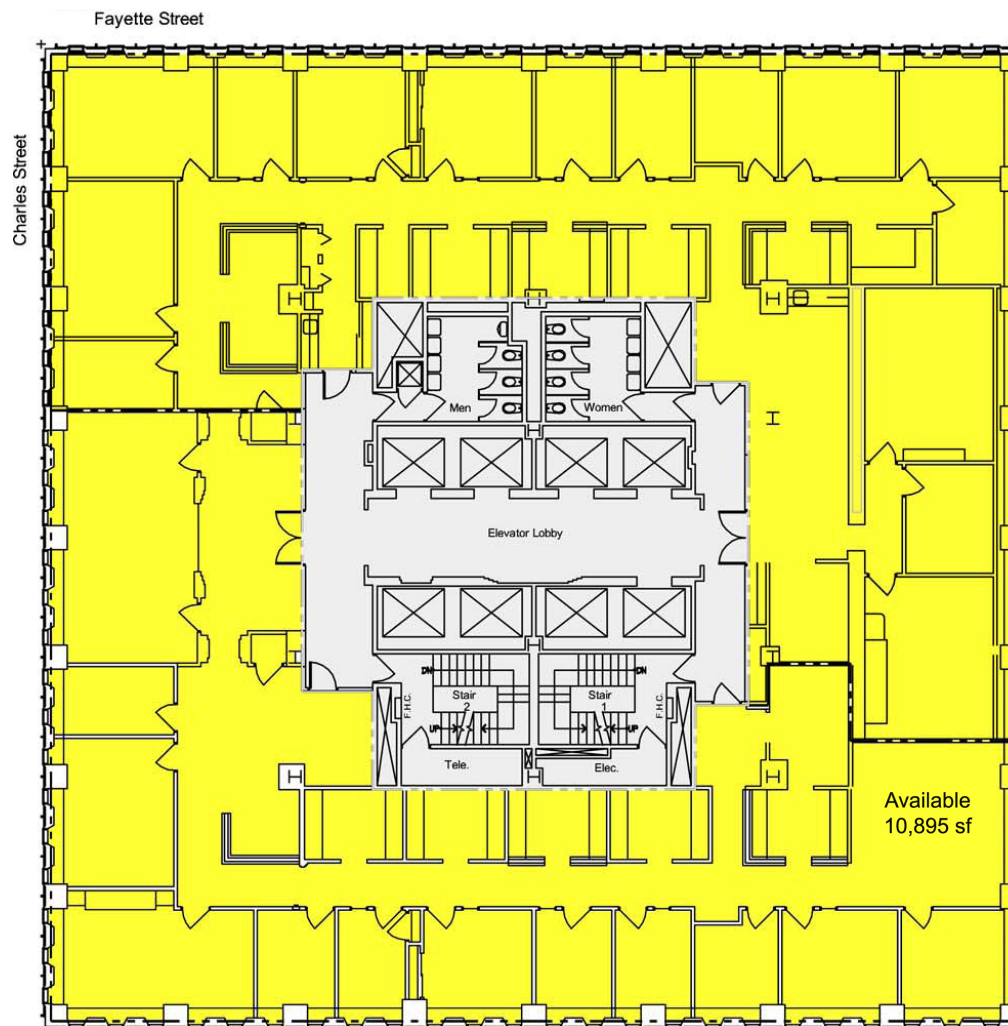
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AVAILABILITY AND FLOOR PLANS

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SUITE	SIZE
1st floor	10,808 sf
Suite 222	3,684 sf
Suite 300	2,061 sf
Suite 400	6,394 sf
Suite 402	1,337 sf
Suite 404	1,840 sf
8th floor	10,808 sf
Suite 1215	1,480 sf
Suite 1400	7,336 sf
Suite 1500	3,375 sf
Suite 1501	1,786 sf
Suite 1507	1,217 sf
17th floor	10,718 sf
18th floor	10,718 sf
Suite 1900	2,500 sf
Suite 1902	2,555 sf
Suite 1904	1,056 sf
Suite 2000	7,849 sf



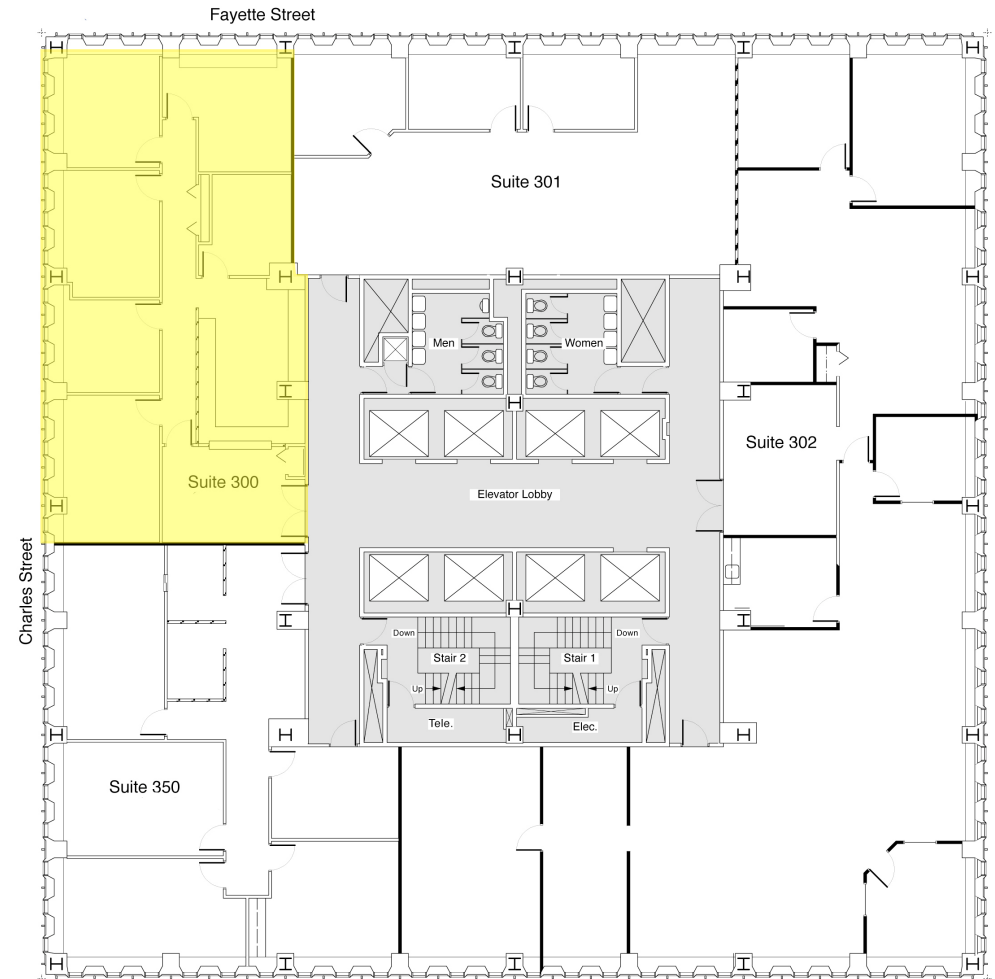
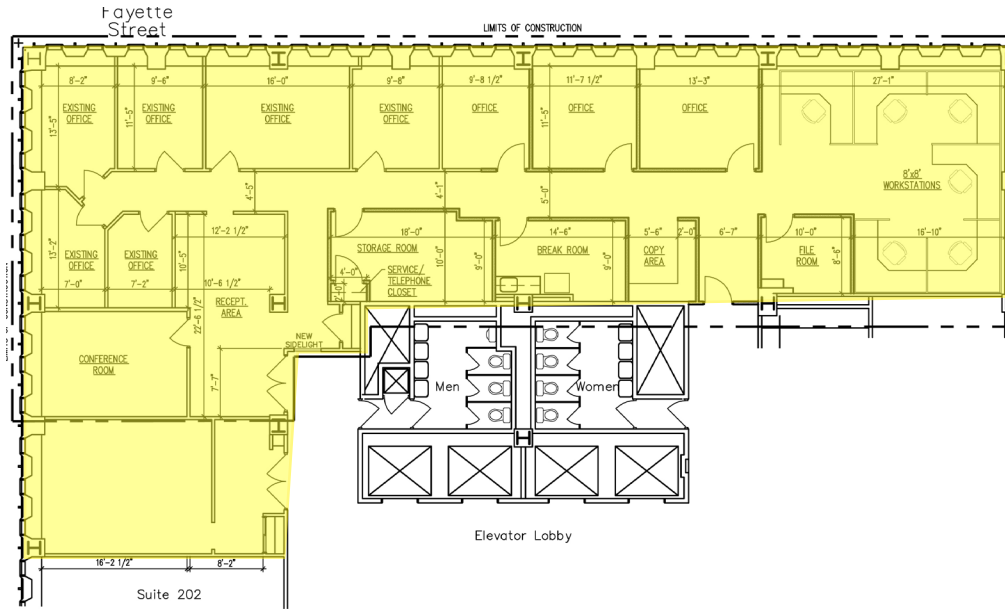
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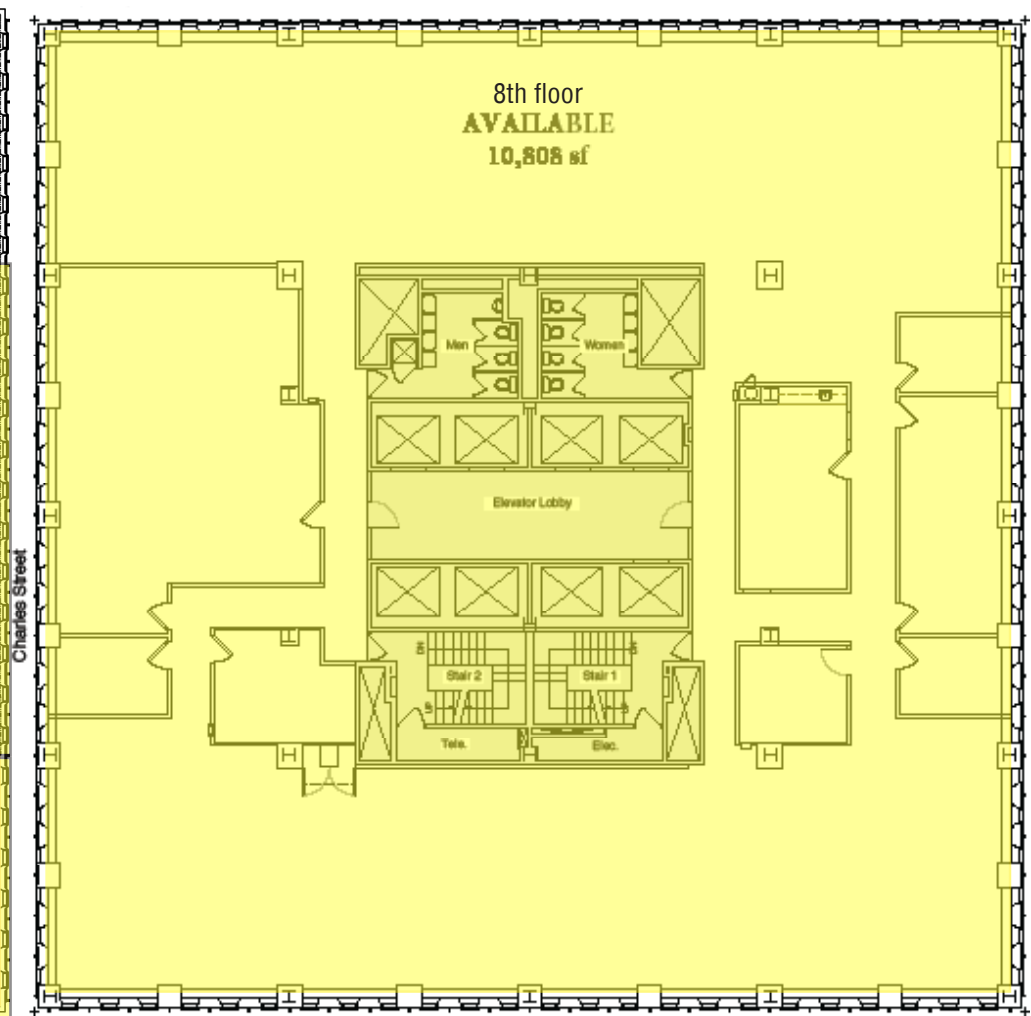
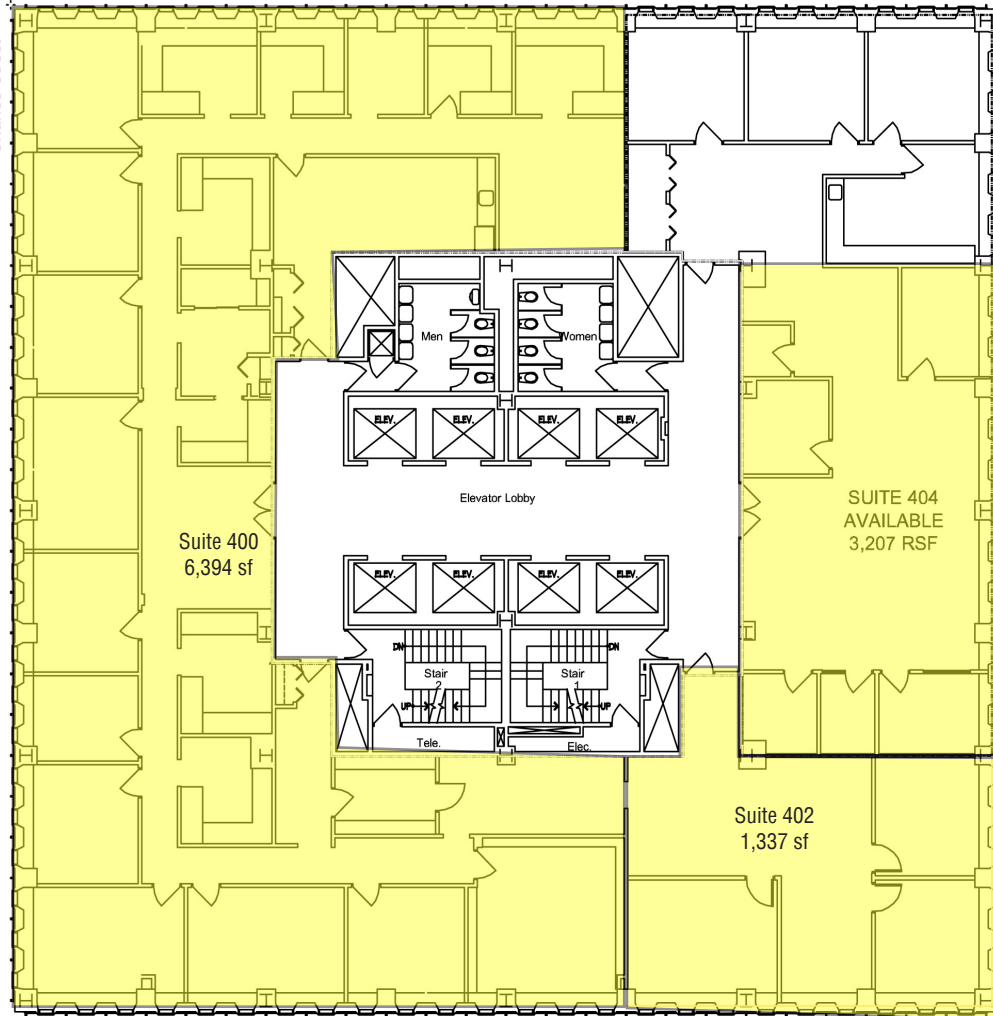
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Fayette Street

Charles Street

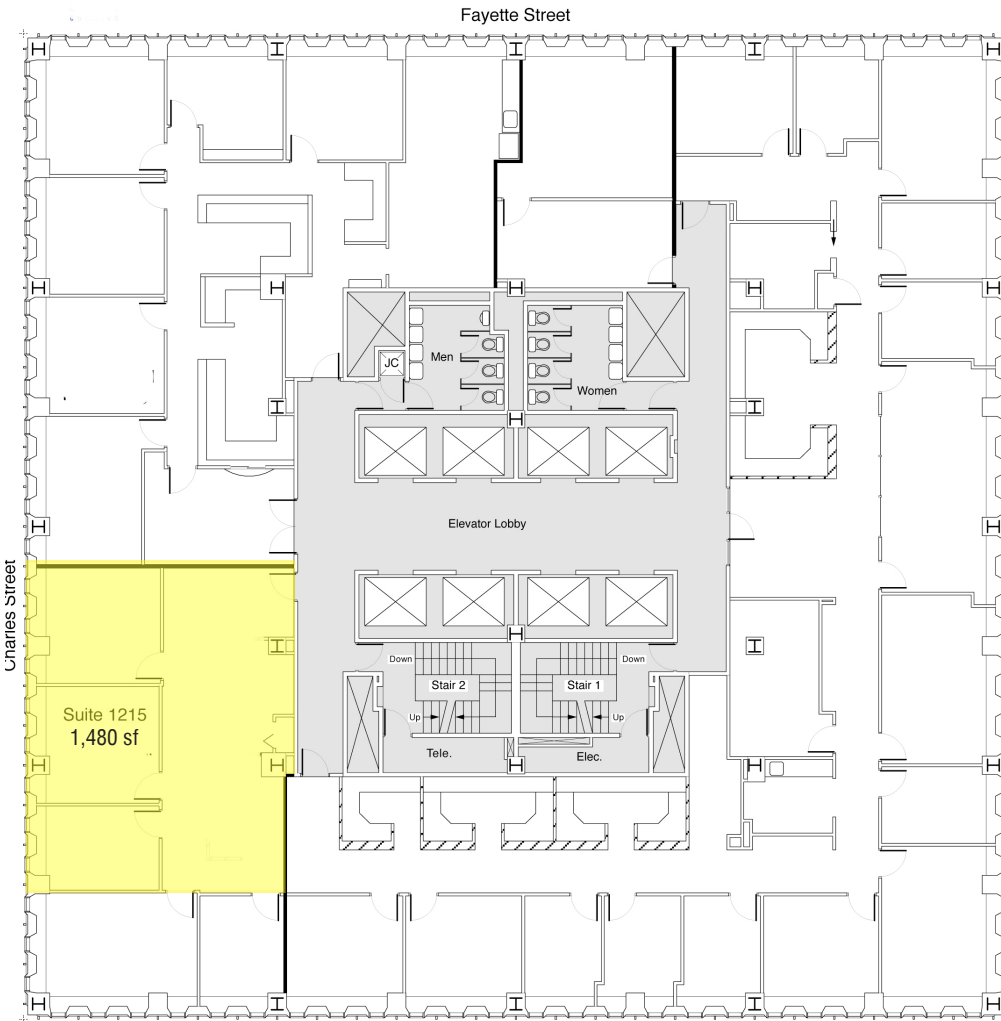


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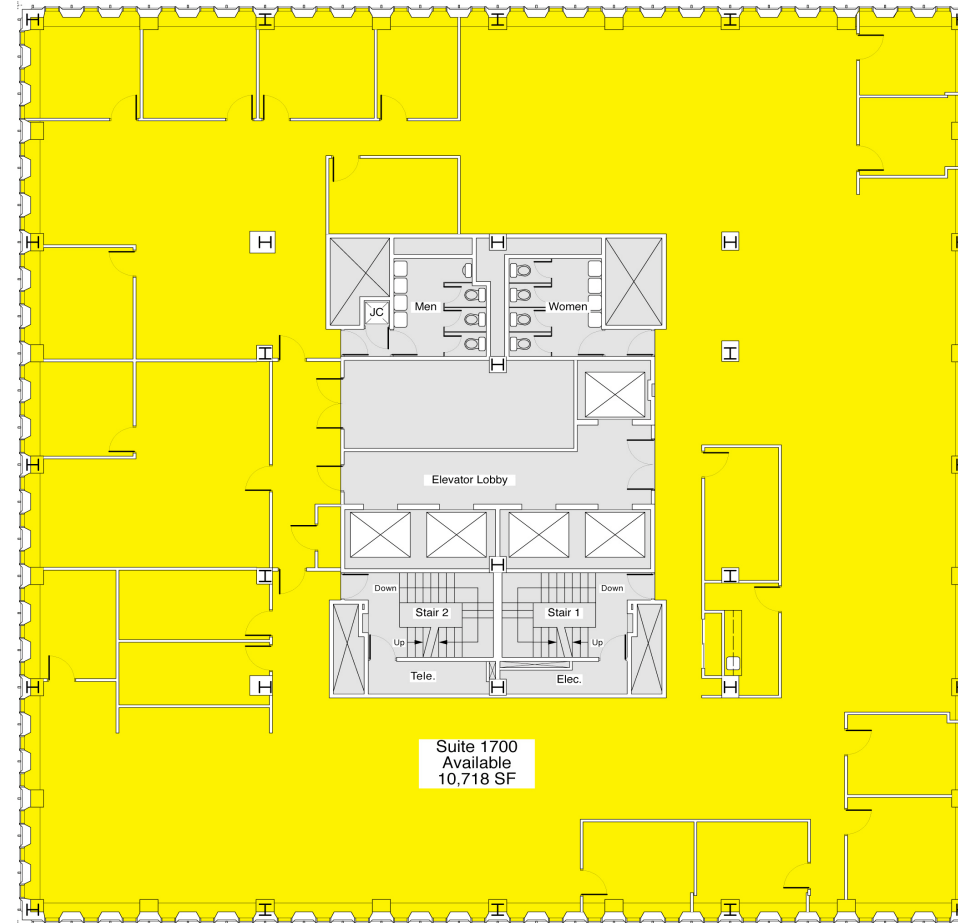
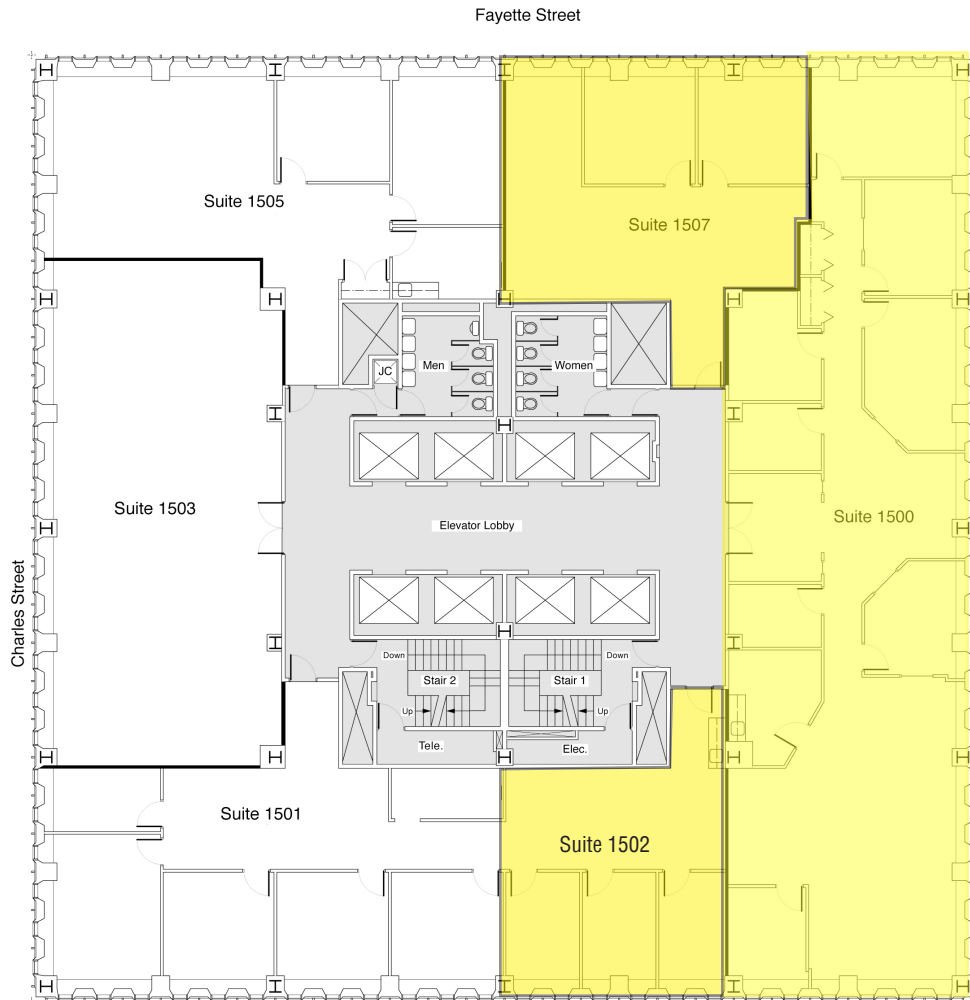
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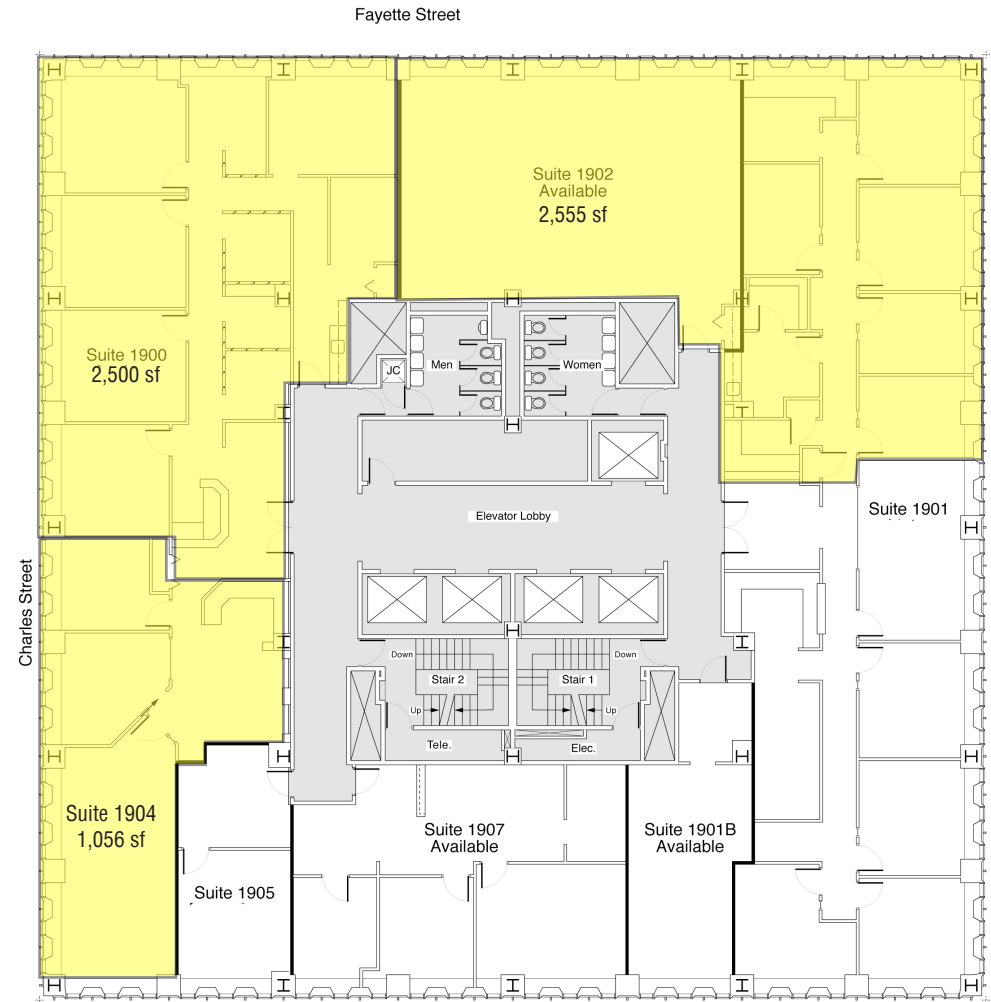
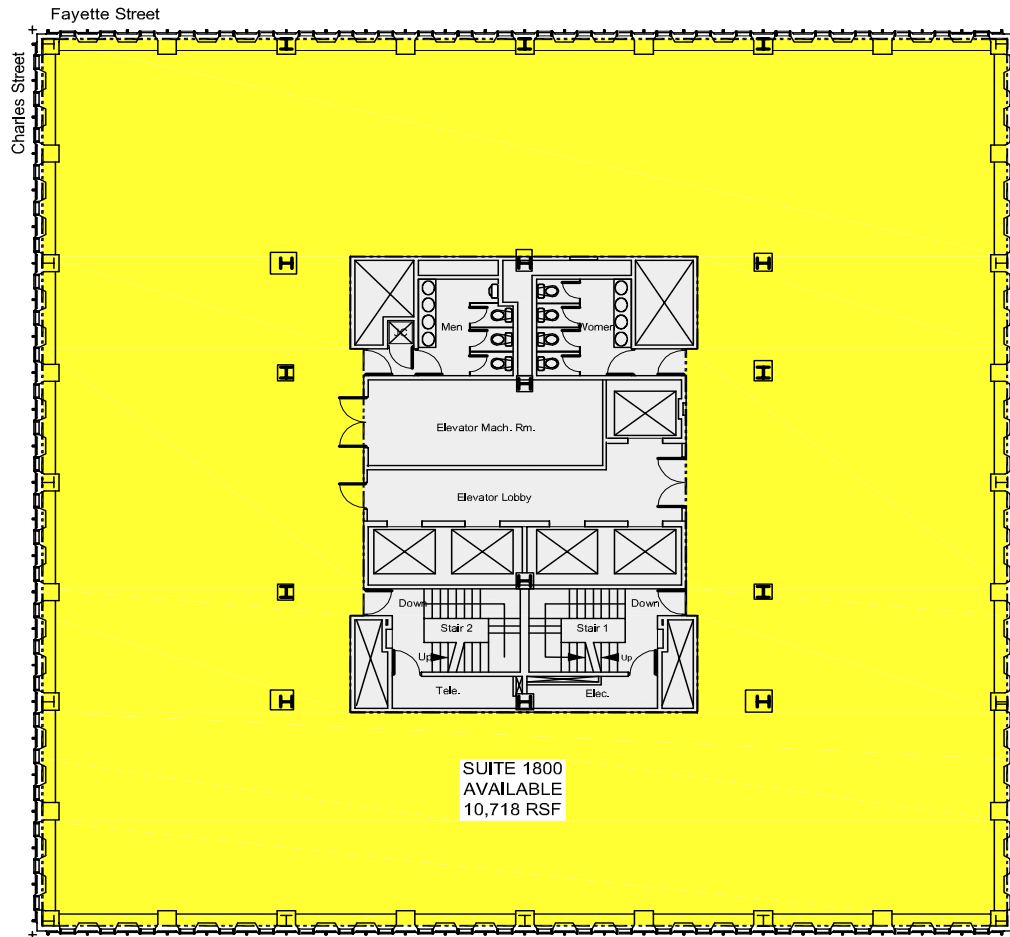
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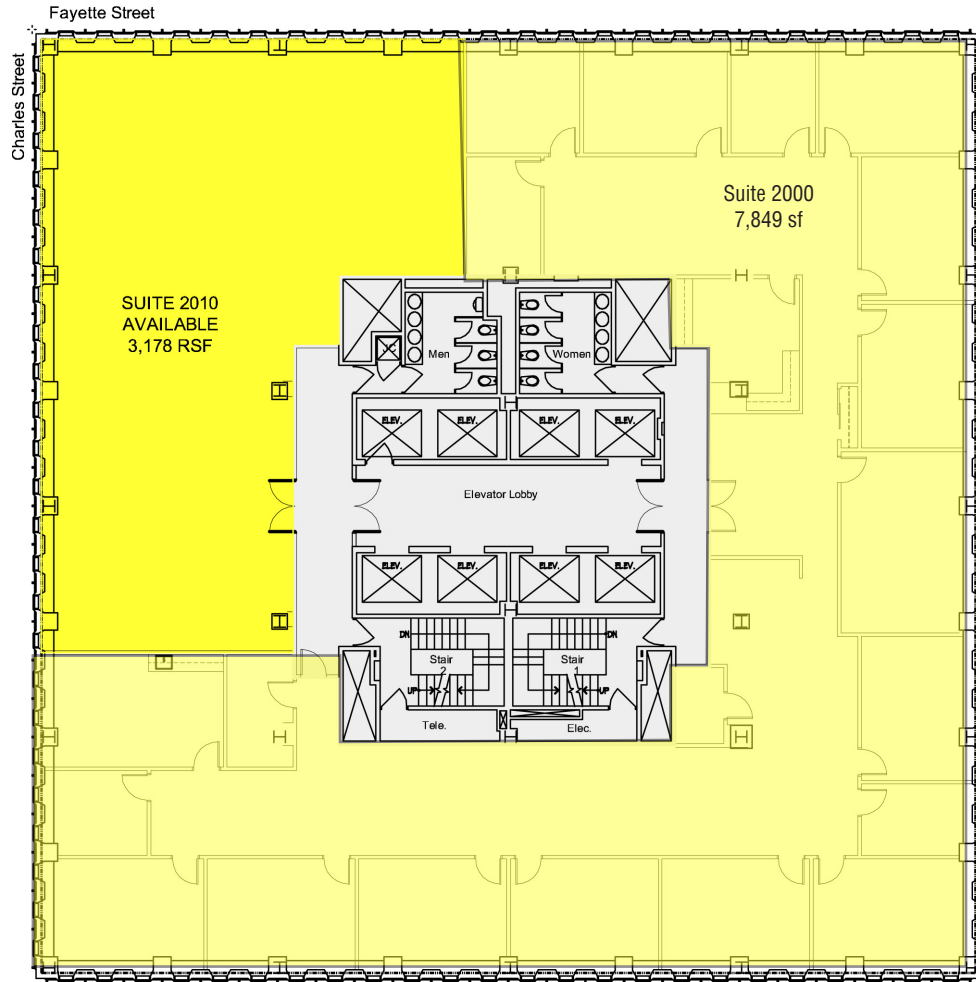
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