



RATES + TERMS THROUGH 6.30.26

- Nonprofit 10-year lease rate: \$22.28/sq. ft., full service
- Short-term lease rate: \$33.00/sq. ft., full service
 - Short-term lease options: 3 or 5-year
- Tenant improvement allowance: 10-year lease only

BUILDING FEATURES

- Located in uptown Charlotte, at the corner of 5th and Davidson
- Common areas: break rooms and tech-enabled meeting spaces
- Onsite parking for clients/guests with adjacent paid lots
- Easy access to light rail and transit center
- Onsite security during business hours



SUITES AVAILABLE
SEE PG. 2-4 FOR MORE INFORMATION

Suite 500
Suite 140
Suite 150

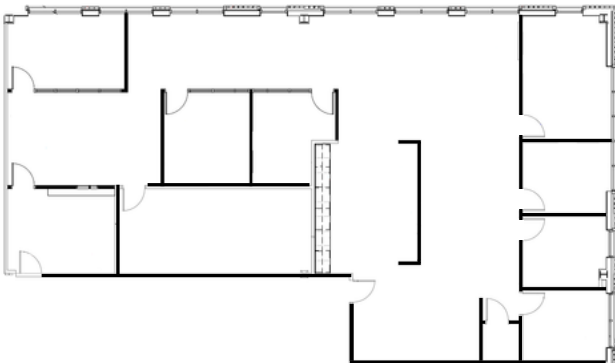
NONPROFITS IN THE BUILDING

Ascend Nonprofit Solutions
Arts +
Charlotte Lit
Communities In Schools
Community Link
Council For Children's Rights
Housing Collaborative
Just Do It Movement, Inc.
Let's Talk About It-The Autism Center
RAIN
Renaissance West
Safe Alliance
Smart Start of Mecklenburg County
Supportive Housing Communities
United Way of Greater Charlotte
The WEBE Institute

SUITE 500



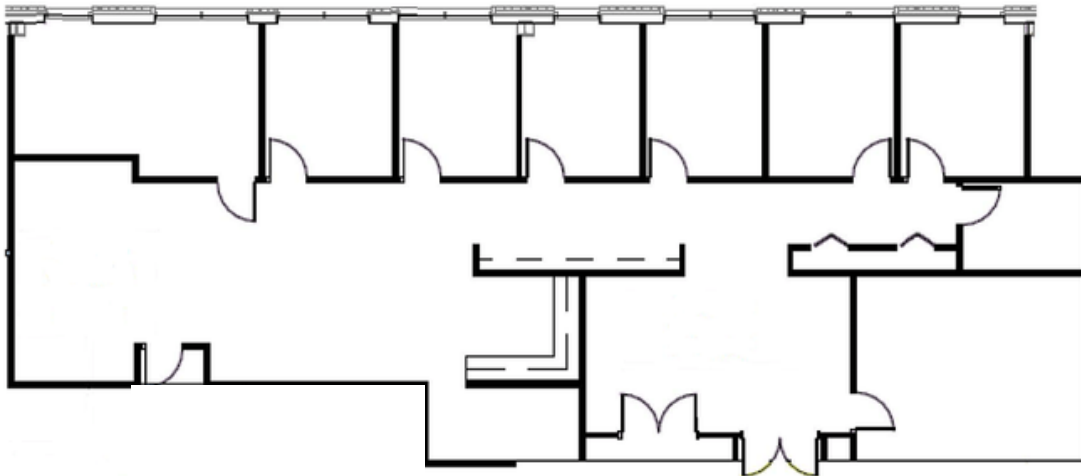
- 4,965 rentable square feet
- Enclosed lobby
- Seven private offices
- One conference room
- One storage closet
- New cabinetry installed in 2022
- Tenant improvement allowance with 10 year lease



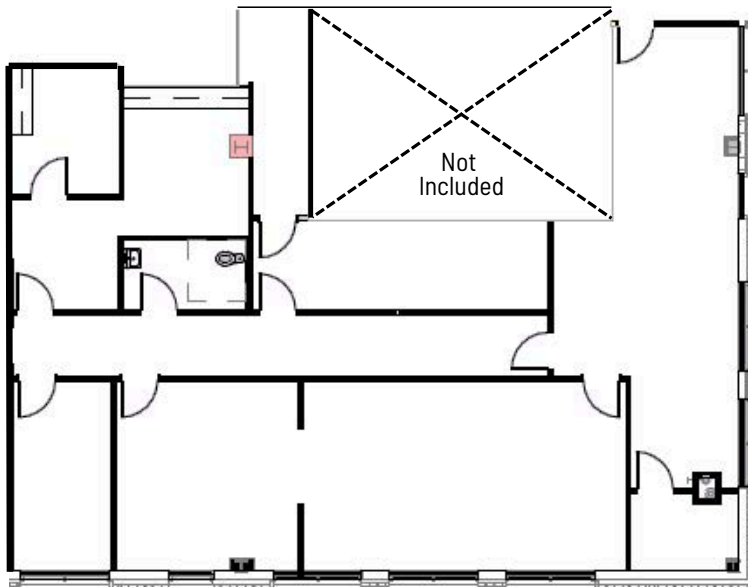
SUITE 140



- 4,156 rentable square feet
- Seven private offices
- One conference room
- Three storage closets
- Ample cabinetry for storage
- Tenant improvement allowance with 10 year lease



SUITE 150



- 3,596 rentable square feet
- Enclosed lobby
- Large file/storage area
- Private bathroom
- Potential for a private break room with sink and refrigerator
- Tenant improvement allowance with 10 year lease