



# Ashley Overlook

4390 BELLE OAKS DRIVE

NORTH CHARLESTON, SC 29405

**FOR LEASE!**

2,500 TO 14,960 SF | \$26.50/SF/YR (FULL SERVICE)

**CONTACT:**

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## EXECUTIVE SUMMARY



## OFFERING SUMMARY

<b>Address:</b>	4390 Belle Oaks Drive
<b>City, State, Zip:</b>	North Charleston, SC 29405
<b>TMS#:</b>	412-00-00-058
<b>Space Available SF:</b>	2,500 to 8,029 SF
<b>Rate:</b>	\$26.50/SF/YR (Full Service)
<b>Building Size:</b>	105,000 SF
<b>Class Of Building:</b>	A
<b>Parking:</b>	343 Spaces

## PROPERTY OVERVIEW

Ashley Overlook is one of Charleston's largest Class A multi-tenant office buildings located in the area's premier office park, The Executive Park at Faber Place. The building provides tenants with the rare opportunity to lease a portion of the 2<sup>nd</sup> floor and offers the flexibility to lease smaller suites ranging from 2,500 up to 8,029 SF.

Conveniently located off of I-526 (77,844 VPD), Ashley Overlook provides tenants with easy access to the entire tri-county area, close proximity to I-26, numerous amenities, the airport, and local workforce.

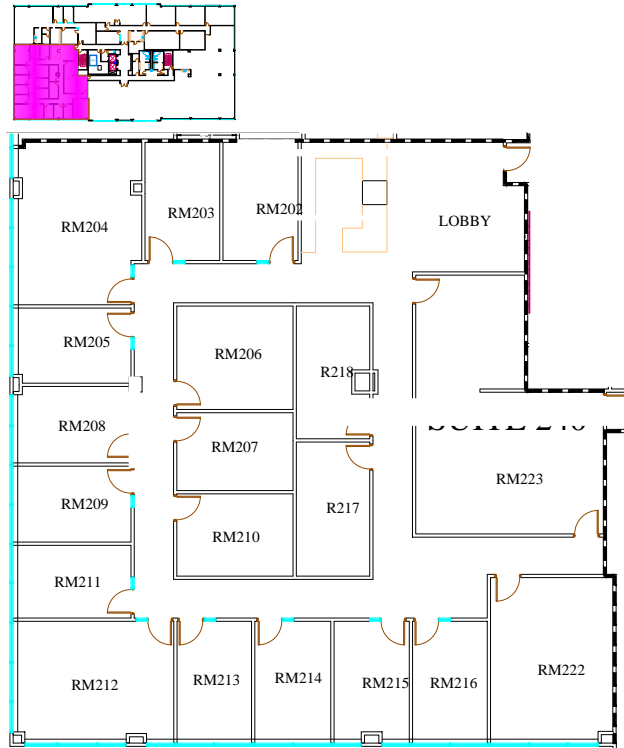
## LOCATION OVERVIEW

**DIRECTIONS:** From I-526 coming from Mount Pleasant, take Leeds Avenue exit and turn right onto Leeds Avenue. From I-526 coming from West Ashley, take Leeds Avenue exit and turn left onto Leeds Avenue. Take the first left onto Belle Oaks Drive. Ashley Overlook will be at the end of Belle Oaks Drive.

## LOBBY RENOVATIONS

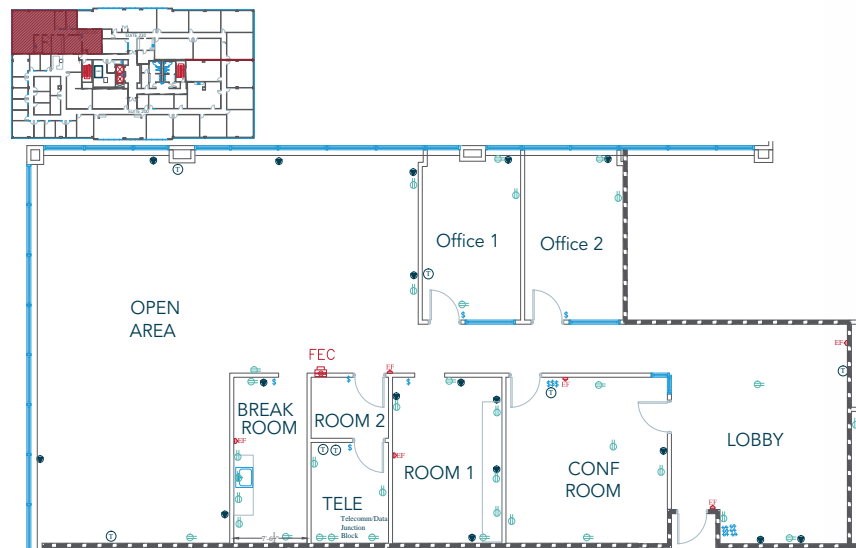


**SUITE 210 | 4,658 SF**



Suite 210 features fifteen (15) private offices, lobby, storage/IT room, and can be customized to fit tenant's specific needs.

**SUITE 220 | 3,371 SF**



Suite 220 is a functional corner suite featuring a mix of private office and open bullpen area. Suite includes large reception area, conference room, three (3) private offices, breakroom, storage/IT room, and bull pen area with great natural light.

SECOND LEVEL FLOORPLAN

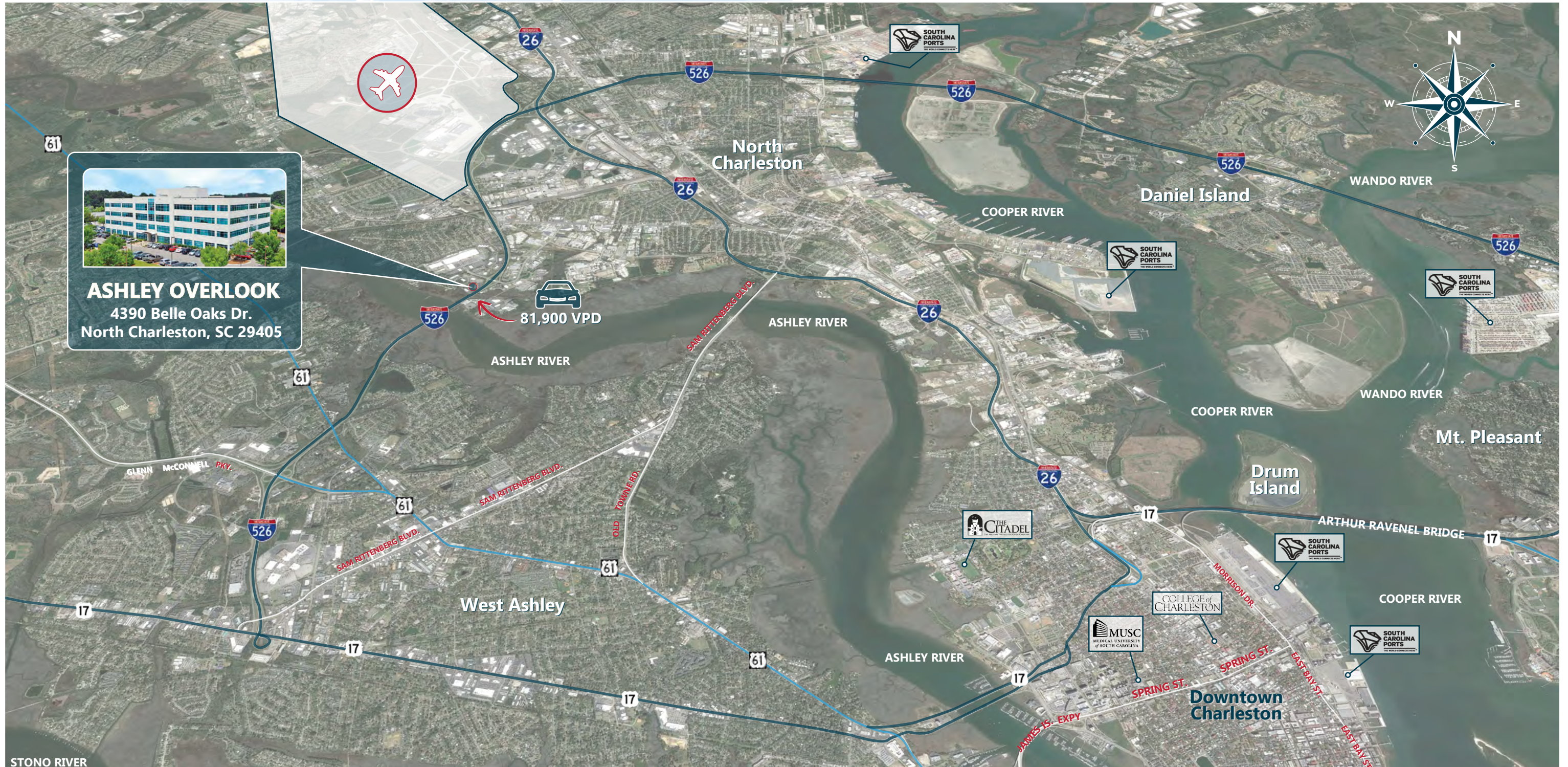
SECOND FLOOR | 8,029 SF



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NORTH CHARLESTON, SC 29405



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North Charleston, SC 29405



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CHARLESTON, SC 29405

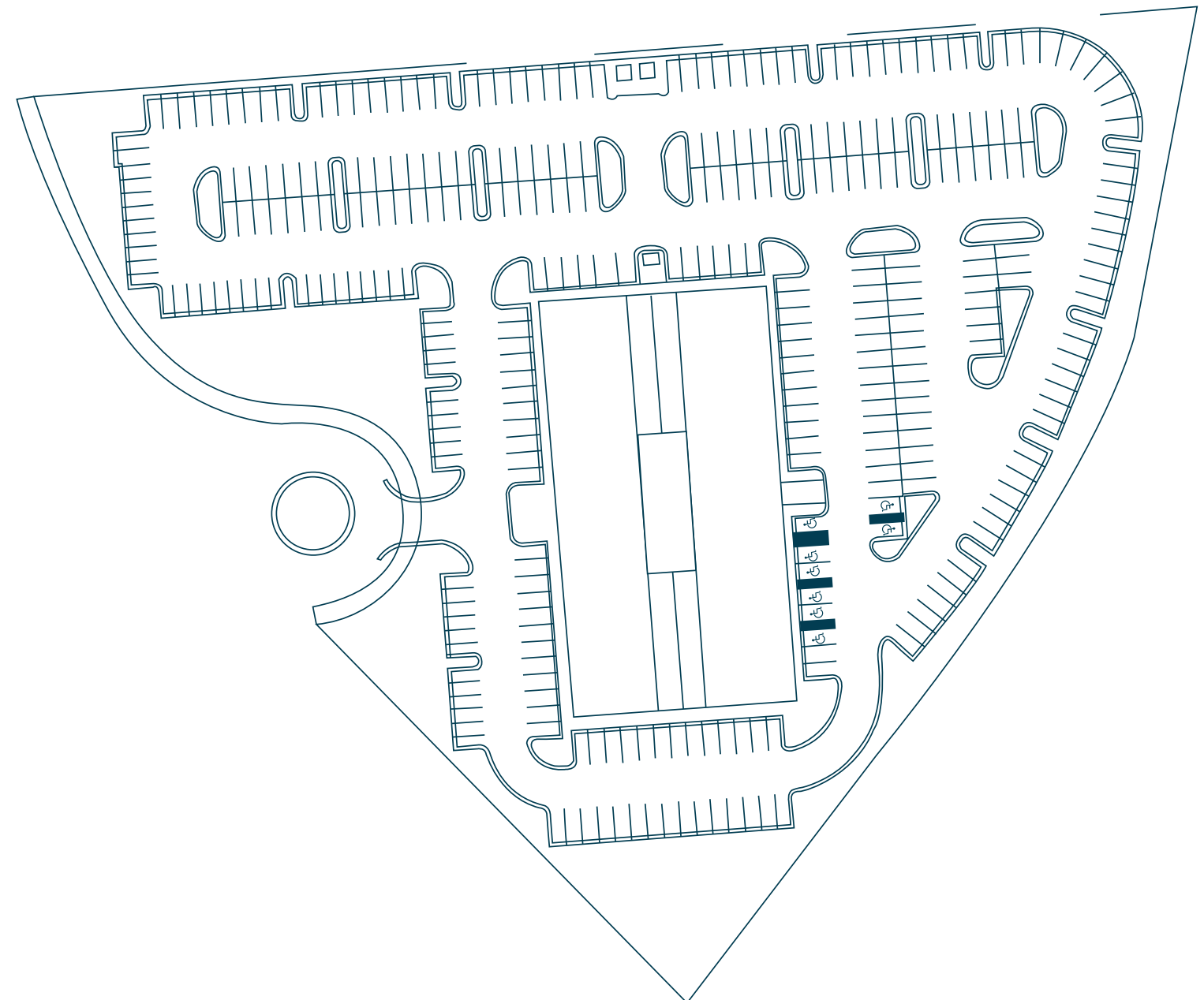
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SITE PLAN

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