

STRYON

201

**NESTLED IN
THE HEART
OF THE CITY**

Charlotte, North Carolina 28202

CBRE

THE CENTER OF CHARLOTTE'S CBD GROWTH



Located just one block from the coveted center of Charlotte's CBD, Trade and Tryon

201 S. Tryon is nestled in the heart of the city steps from the most desirable retailers, amenities and attractions.





ON-SITE AMENITIES



Fully-furnished and fully-wired conference/training room on the 5th floor



Large, fully-furnished outdoor patio/terrace on the 5th floor overlooking S. Tryon Street and Charlotte's Uptown Skyline



Building sits in the heart of Uptown Charlotte with direct access to Charlotte's Overstreet Mall

(Covered pedestrian walkways to over 50 restaurants, 8 office buildings and 5 hotels)



Multiple restaurants and retailers located on the 1st floor with a newly opened Planet Fitness on the lower level.



A handful of restaurants are mentioned in the map above, dozens more are within 4 blocks of 201 S Tryon

Without leaving the 200 block of South Tryon tenants have access to :

- Starbucks
- Chopt Creative Salad
- Ruth's Chris Steak House
- Hazelnuts Creperie
- McCormick and Schmick's
- Courtyard by Marriot
- Emerson Joseph
- FedEx Office



Overstreet Mall

Strategically located throughout the Downtown submarket, the Charlotte Overstreet Mall is a series of second-floor walkways and pedestrian bridges providing shelter from the weather and access to numerous office buildings, retailers, restaurants and hotels. This unique pedestrian corridor creates an interconnected network between office buildings enabling tenants and visitors to comfortably navigate throughout downtown Charlotte.

S TRYON 201

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