

3600 SOUTH BLVD | SUITE 350 | $\pm 6,693$ SF

THE STATION AT
LoSo

LEASED

LEASED

$\pm 6,693$ SF
Available

LEASED

$\pm 3,592 - 7,459$ SF
Retail Available

LEASED

LEASED

LEASED

LEASED

$\pm 9,199$ SF Available

PROJECT DETAILS:

- 2,000 SF fitness center and locker rooms, featuring Peloton bikes
- Operable windows throughout
- Indoor-outdoor workspace on every floor
- Free parking in adjacent parking garage
- 70-person training room with private terrace
- Located at the Scaleybark Light Rail Stop and Charlotte Rail Trail
- LEED Silver and Fitwell Healthy Building Design Certified



STATION 4

GETTING HERE IS EASY

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SURROUNDING AMENITIES

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ON-SITE RETAIL

TACO BOY

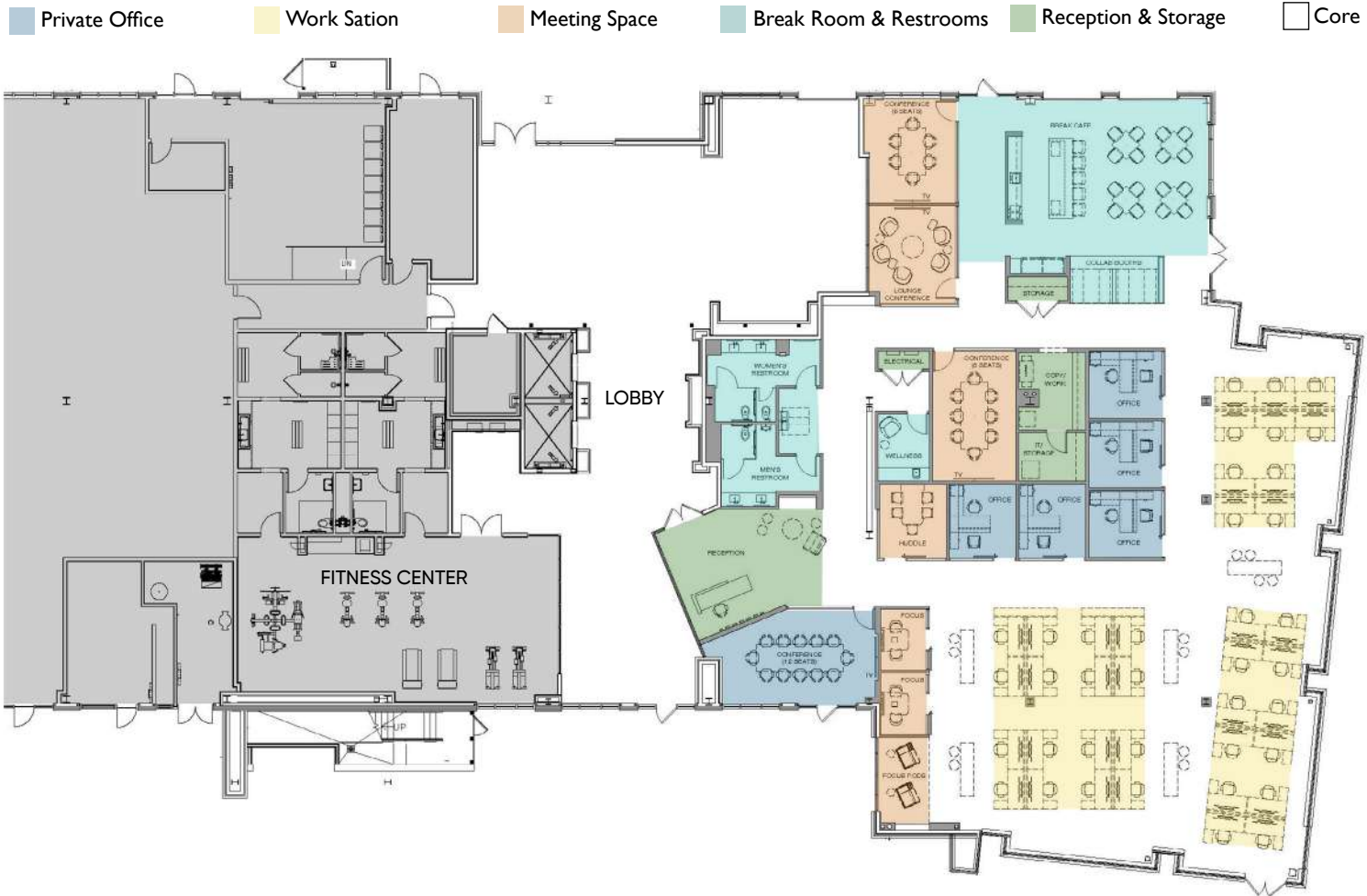
**SWEAT
METHOD.**

salata
salad kitchen

skyla credit union



FIRST FLOOR: SUITE 125 | ±9,199 SF

**WORKSPACES**

Receptionist	1
Private Offices	5
Workstations	38
TOTAL	44

MEETING SPACES

Focus Rooms: 1-2 seats	2
Huddle Rooms: 5 seats	1
Small Conference: 6 seats	1
Medium Conference: 8 seats	1
Large Conference: 12 seats	1
Informal Lounge Conference	1

SHARED SPACE & SUPPORT

Reception	1
Break Cafe	1
Focus Pods	1
Copy/Work	1
IT/Storage	1
Storage	1
Wellness	1
Restrooms	1

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OFFICE

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RETAIL

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Beacon Partners is a Carolina-based real estate firm specializing in the development, acquisition, and operation of industrial, office and mixed-use properties.



beacondevelopment.com