



## TWO WELLS FARGO CENTER

Two Wells Fargo Center is a 30-story, 758,000 square foot, multi-tenant office tower located on South Tryon Street in Uptown Charlotte. At the base of the Two Wells Fargo Center is the Wells Fargo Atrium and the Wells Fargo Plaza, large public spaces lined with restaurants and retail and host to a variety of special events.

Two Wells Fargo Center is considered the southern hub of Charlotte's Overstreet Mall system providing covered access to One and Three Wells Fargo Centers, numerous restaurants, retail and other Uptown buildings located on the Overstreet Mall system. Located across the street via a covered overstreet walkway is the YMCA and the Hilton Center City Hotel. A 525-space parking deck is attached to the Building and the Third Street light rail station is within one city block. Key tenants include: Wells Fargo, Willis, Ruddick Corporation and McNair Law Firm.

### Retail Space Available

- 204 sf
- 390 sf

### Building Amenities

- Prestigious Tryon Street address
- Wells Fargo Atrium and Plaza
- Southern hub of the Overstreet Mall
- Attached 525-space parking deck
- Light rail station within one block
- 24-Hour security
- United States Post Office
- Sundries shop, dry cleaning
- Flower shop, shoe repair, alterations
- On-site property management

### Restaurants

- Mimosa Grill
- College Place
- Just Fresh
- Subway
- Johnny Burrito
- Halfpenny's

### Building Facts

- 30 stories
- 433 feet tall
- 9' finished ceilings
- 13,500 SF typical floor plates

