

# NAI Charter

COMMERCIAL REAL ESTATE SERVICES, WORLDWIDE

For Sublease  
2,232-10,849± SF | Office



# 633 Chestnut Street Chattanooga, TN 37450

Central Business District  
Offices for Sublease

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# PROPERTY DESCRIPTION

633 Chestnut Street | Chattanooga, TN

**SUBLEASE** opportunity in the heart of Chattanooga's CBD. Located at the corner of 7th and Chestnut Street.

633 Chestnut Street boasts 21 stories of Class A space with excellent views of Cameron Hill, Tennessee River, Downtown and Lookout Mountain.

A private dining club, The Walden Club, is located on the 21st Floor and offers wonderful dining and social opportunities.

*Sublease expires April 7, 2026.*

## Available Suites:

### Suite 200 | 10,849 SF

Located on the second floor with exterior access directly into the space. Open floor plan with 6 private offices and large conference room overlooking Pine Street. There are three additional conference rooms and break room. The space has 38 cubicle space that can remain in place upon request.

### Suite 210 | 2,233 SF

Updated in 2019, this space is move in ready. Beautiful open layout with a large break area, conference room and one private office.

### Suite 220 | 2,232 SF

Great modern space located on the second floor. The space was updated in March of 2019. Space consists of private offices with one conference room.

### Suite 2000 | 8,127 SF

Twentieth floor office space with breathtaking views of the Scenic City. The space would work well for a tenant wanting large executive style offices.

**Lease Rate: \$18.00 PSF Full Service**



# SITE PLAN

633 Chestnut Street | Chattanooga, TN

