

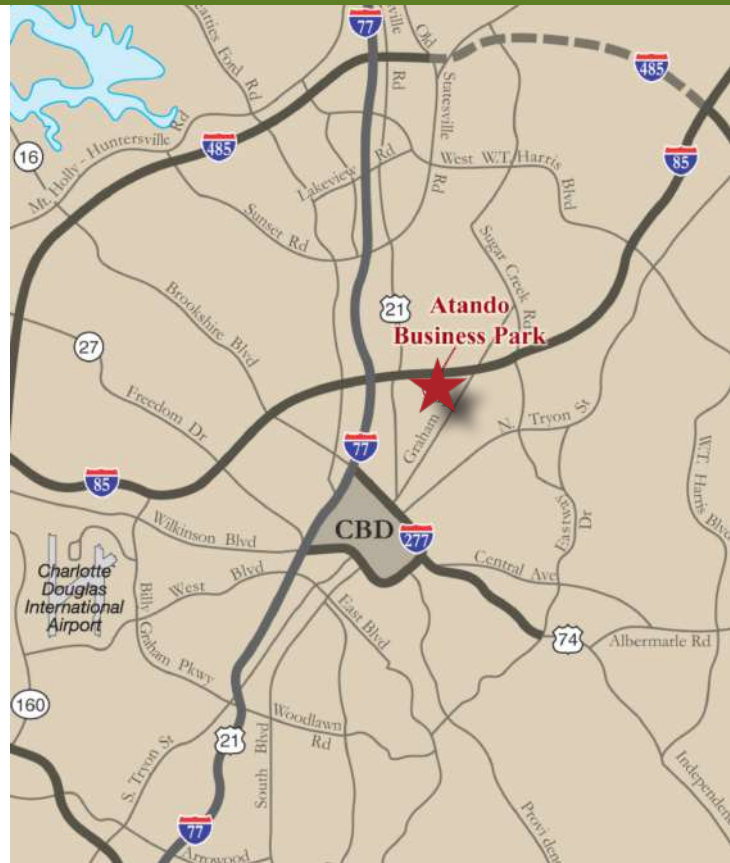
±17,454 SF WAREHOUSE FOR LEASE | CENTRAL CHARLOTTE

ATANDO BUSINESS PARK | 1200 ATANDO AVE, SUITE A | CHARLOTTE, NC 28206



FEATURES:

- Recent interior renovations complete
- ±17,454 total square feet; ±2,975 office square feet
- End cap unit
- Two (2) Dock High Doors
- The entrance from I-77 at Atando/LaSalle (Exit 12), offers direct access into the park
- I-2 Zoning
- Professional park environment
- Ideal Central Charlotte location:
 - ±1.0 miles UPS facility
 - ±1.0 miles to I-77
 - ±1.0 miles to I-85
 - ±2.0 miles to Charlotte's Central Business District
 - ±10 miles to Charlotte Douglas International Airport



FOR MORE INFORMATION, CONTACT:

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500 East Morehead Street | Suite 200 | Charlotte, NC 28202

www.beacondevelopment.com

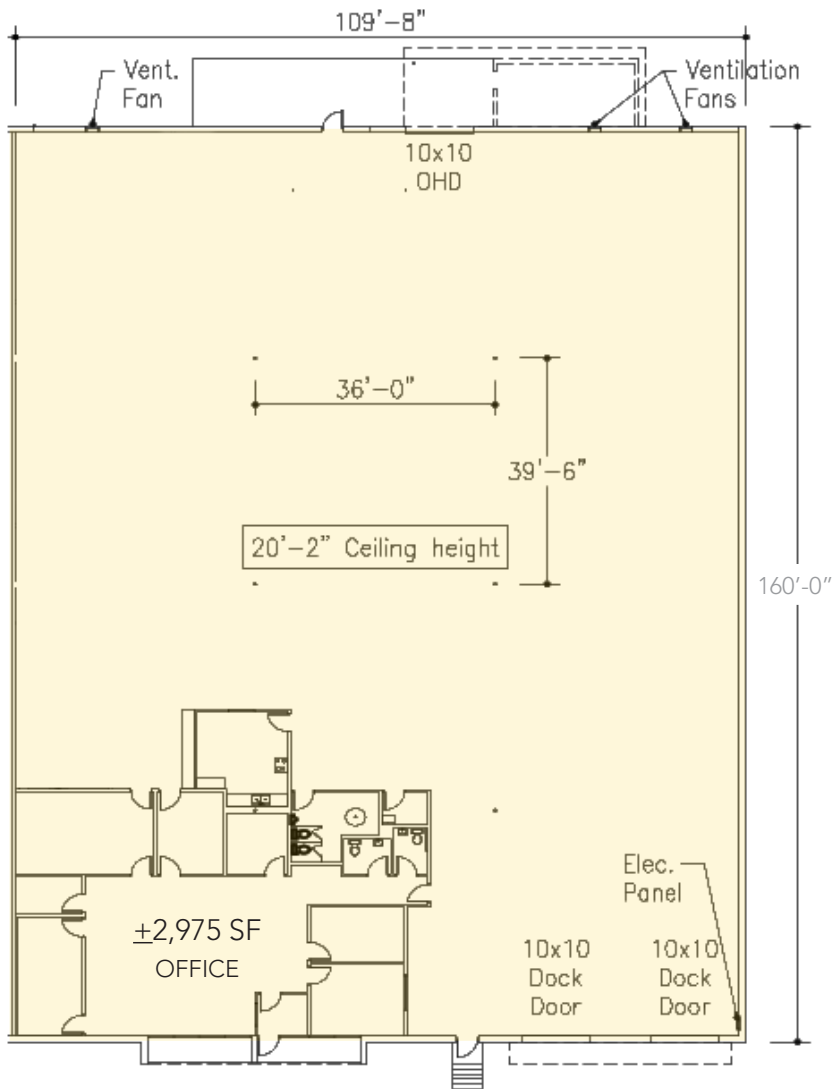


**BEACON
PARTNERS**

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FLOOR PLAN:



Reception Area: new LED Lights, flooring and paint



Warehouse: new LED Lights



Suite A: ±17,454 total square feet, end cap unit

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SIGNAGE:



AERIAL:



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