±2,625 SF WAREHOUSE FOR LEASE | CENTRAL CHARLOTTE

ATANDO BUSINESS PARK | 1225 GRAPHIC COURT, SUITE G | CHARLOTTE, NC 28206

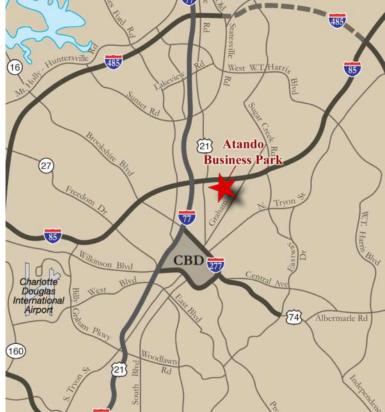


FEATURES:

- ±2,625 SF warehouse facility
- ±300 SF of office space
- Front load facility
- 115' asphalt truck court
- One (1) Dock High Door
- The entrance from I-77 at Atando/LaSalle (Exit 12), offers direct access into the park
- Brick on block construction with storefront glass
- Professional park environment
- Ideal Central Charlotte location:
 - ± 1.0 mile UPS facility
 - <u>+</u>1.3 miles to I-77
 - <u>+</u>2.0 miles to I-85
 - ± 3.5 miles to Charlotte's Central Business District
 - <u>+</u>10 miles to Charlotte Douglas International Airport

FOR MORE INFORMATION, CONTACT:

ALEX HABECKER 704.926.1412 (o) | 407.473.0051 (m) | <u>alex@beacondevelopment.com</u> 500 East Morehead Street | Suite 200 | Charlotte, NC 28202 www.beacondevelopment.com

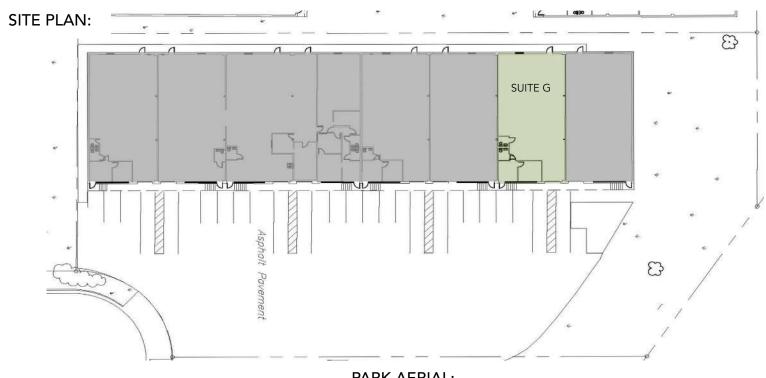




All information regarding the property was obtained from sources deemed reliable but no warranty or representation is made of the accuracy thereof, and the property is subject to prior sale, lease or withdrawal

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PARK AERIAL:



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