

+5 - 8 USABLE ACRES OUTDOOR STORAGE | SOUTHWEST CHARLOTTE

13021 GENERAL DRIVE | CHARLOTTE, NC 28273



FOR MORE INFORMATION, CONTACT:

ALEX HABECKER

704.926.1412 (o) | 407.473.0051 (m) | alex@beacondevelopment.com

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

www.beacondevelopment.com



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OPTION #1: LAYDOWN YARD

Property Features:

- Existing 5 usable acres of gravel yard with ability to expand up to 8 usable acres
- Available for IOS and MRO (maintenance repair and operations) Facility BTS
- Ideal uses for site includes truck and trailer parking, material and equipment storage or laydown yard
- ML-2 Zoning
- Option to pave or gravel the site
- Located within the center of North Carolina's largest industrial district, Charlotte's Southwest sub-market
- Located directly off I-77 and Westinghouse Boulevard - offers convenient access to I-485, Charlotte Douglas International Airport and Charlotte's Central Business District



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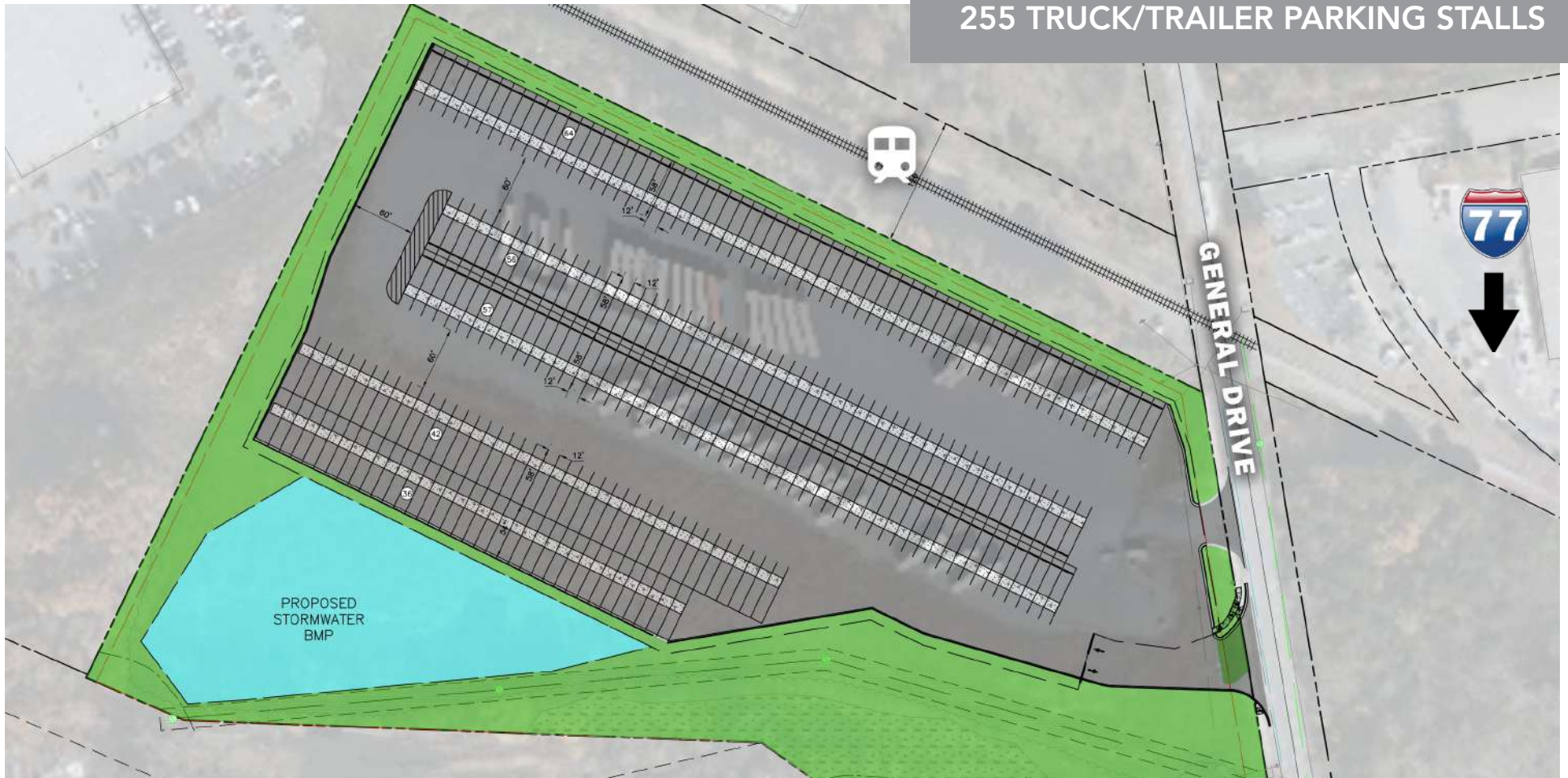
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OPTION #2: PAVED LOT

255 TRUCK/TRAILER PARKING STALLS



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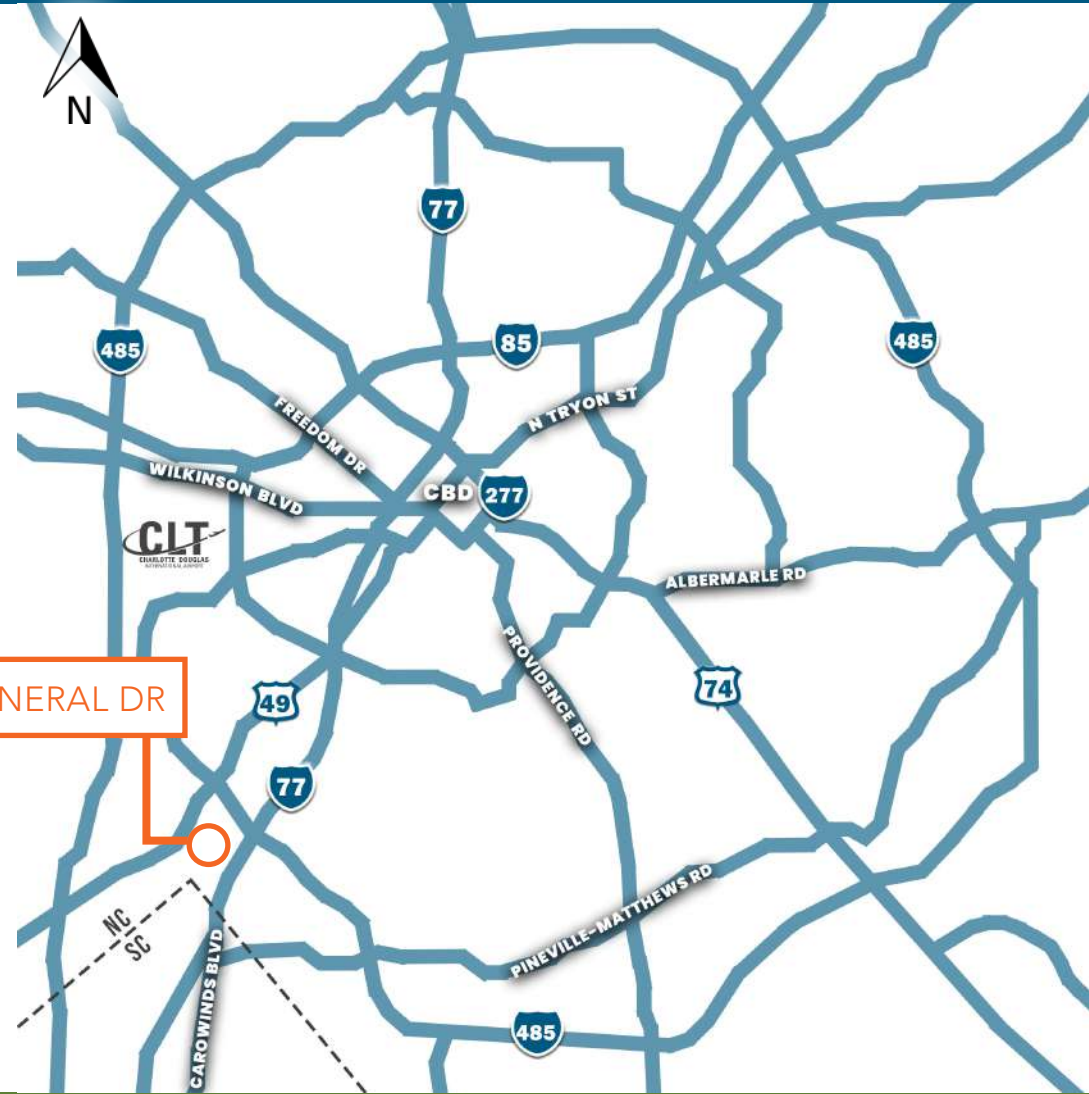
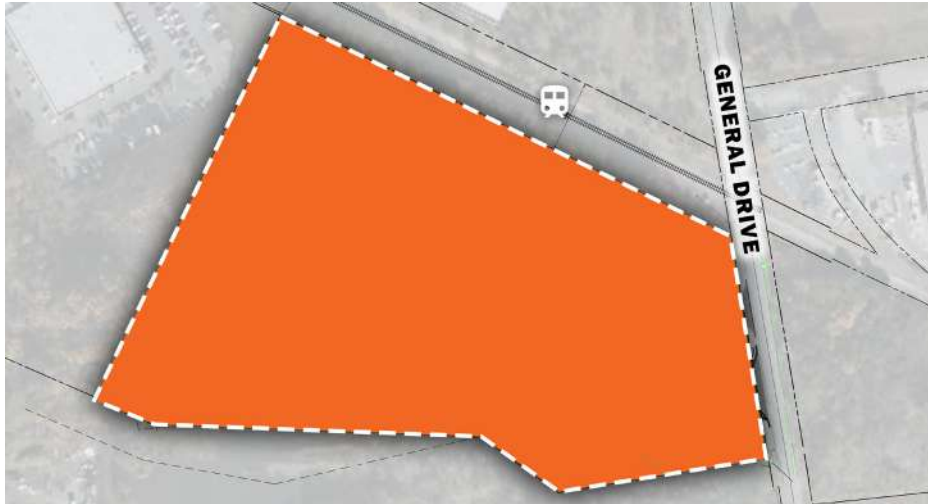
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LOCATION



13021 GENERAL DR

- ±0.3 Mile S Tryon Street
- ±1.5 Miles Westinghouse Blvd
- ±2.5 Miles Interstate 77
- ±3.5 Miles Interstate 485
- ±10 Miles Charlotte Douglas International Airport

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