

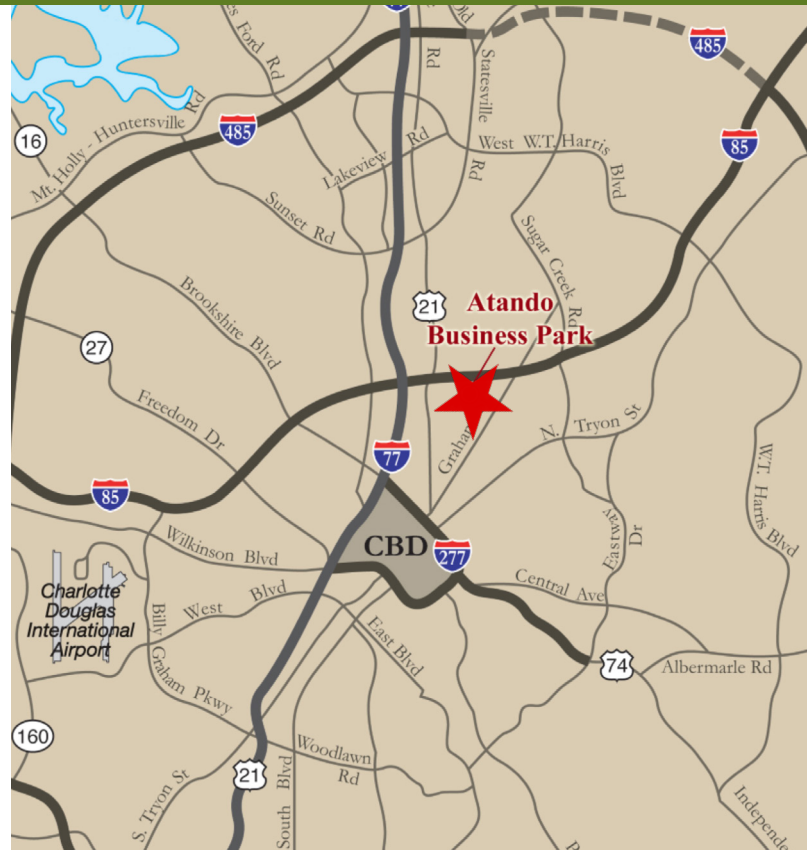
±45,750 SF WAREHOUSE FOR LEASE | CENTRAL CHARLOTTE

ATANDO BUSINESS PARK | 4112 JOE STREET | CHARLOTTE, NC 28206



FEATURES:

- ±45,750 SF warehouse facility
- Fully fenced, I-2 zoned with N. Graham Street frontage
- ±1,817 SF office space
- Warehouse with LED lighting throughout
- Three (3) 8' x 8' Dock High Doors (2 with pit leveler)
- One (1) 10' x 12' Dock High Door
- 20' clear height / 40' x 30' bays
- Ideal Central Charlotte location:
 - ±0.5 mile to I-85 (Exit 40)
 - ±0.18 mile to UPS facility
 - ±2.0 miles to I-77 (Exit 12)
 - ±3.0 miles to Central Business District



FOR MORE INFORMATION, CONTACT:

ALEX HABECKER

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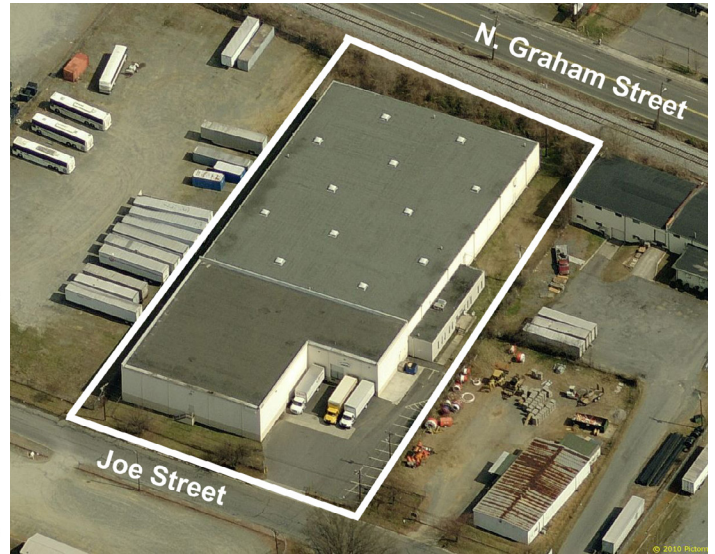
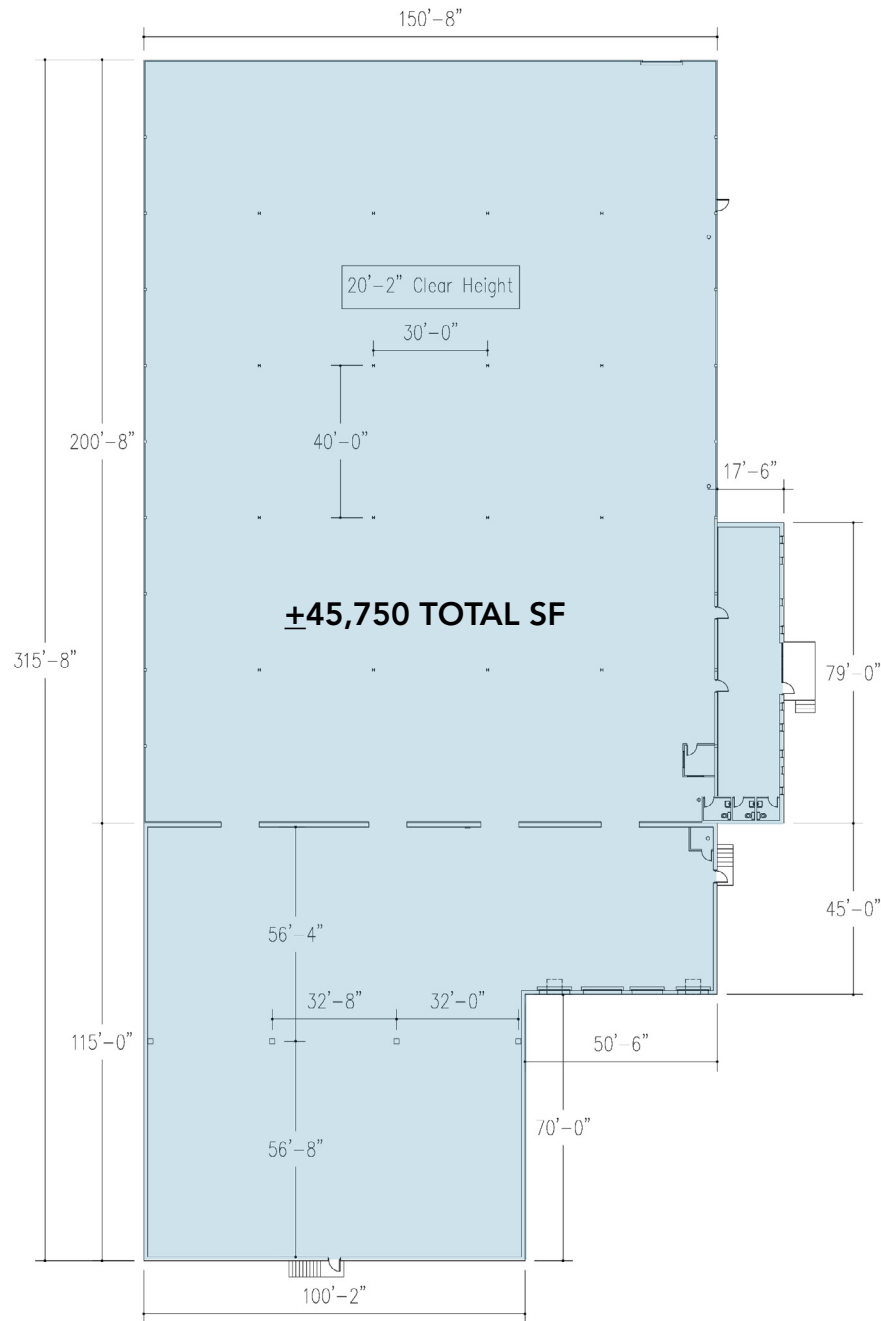
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FLOOR PLAN:



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