

BUILD-TO-SUIT | OAKMONT BUSINESS PARK

±20,000 - 80,000 SF | 8501 WESTMORELAND DR, CONCORD, NC



FEATURES:

- Corporate headquarters site with private hangar, adjacent to Concord Regional Airport
- Pre-graded and pad-ready for up to 80,000 SF building
- 7.07-acre site with detention in place
- Zoned I-1
- Ideal for office, flex, racing or industrial users
- Protective covenants ensure longevity of Class A park
- Excellent location at the corner of Poplar Tent Rd and Derita Rd, convenient to:
 - I-85 (exit 52) ±1 mile
 - Concord Mills amenities ±2 miles
 - Charlotte Motor Speedway & zMAX Dragway ±5 miles



FOR MORE INFORMATION, CONTACT:

TIM ROBERTSON

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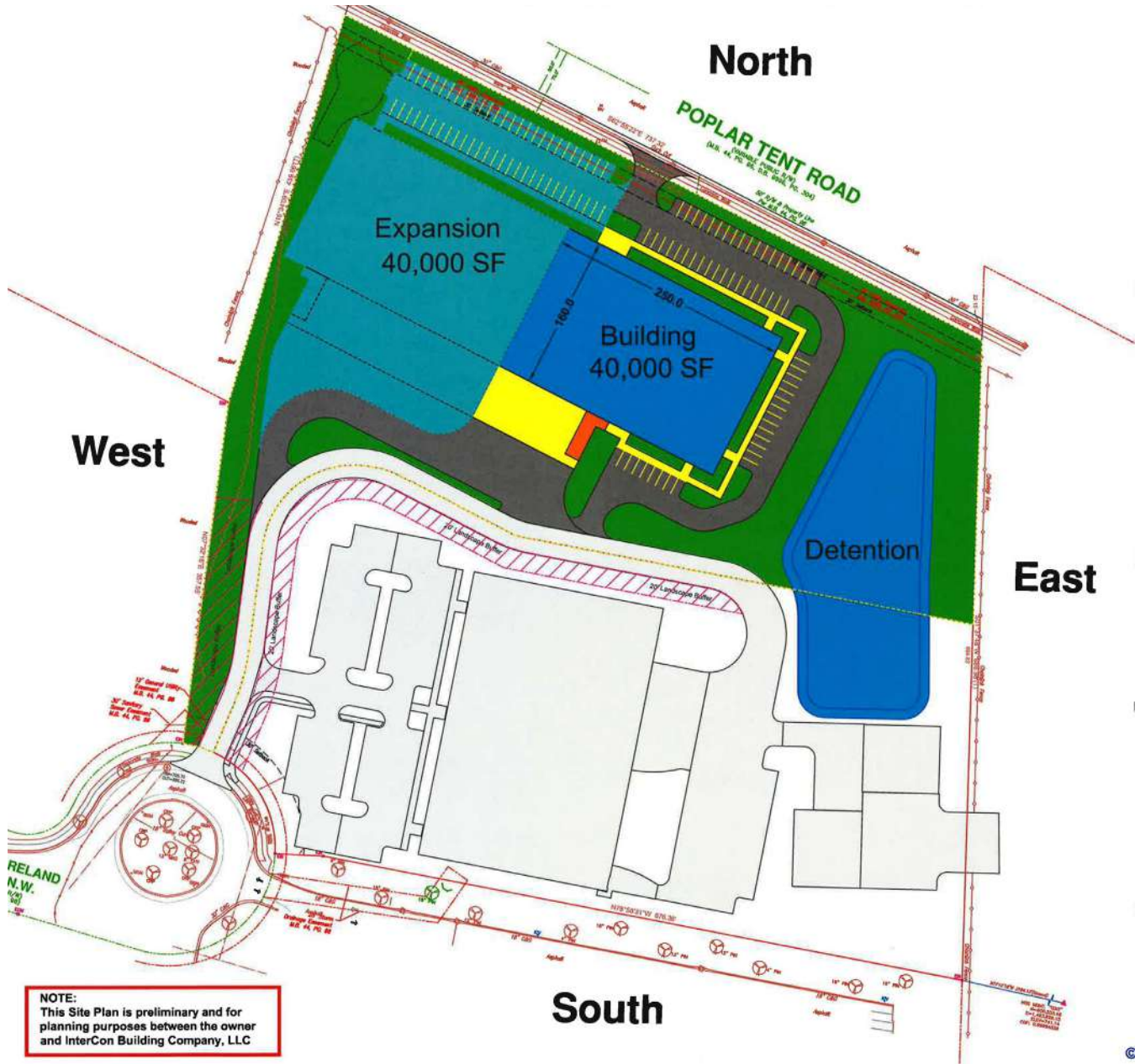
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SITE PLAN



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CONCORD REGIONAL AIRPORT



STATISTICS

Runway Length: 7,400 feet
Runway Width: 100 feet
Runway Strength: 120,000 lbs dual wheel

Operating Hours: 24/7/265
Control Tower Hours: 7 AM to 11 PM

PILOT INFORMATION

Concord Regional Airport - JQF
N35-23.1 degrees / W080-42.6 degrees
Runway 2 - 7400'
Runway 20 - Landing Beyond Threshold 6750'
Runway 20 - Landing 7000'
Weight bearing capacity - 129,000 lbs
Full instrument landing system

Elevation 705 ft.
Tower 134.65
FAA 139: Class I
On-site aircraft fire and rescue
ARFF: Index B; Index C available upon request
Grooved runway with in-pavement lighting system
One helicopter pad

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PARTNERS

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