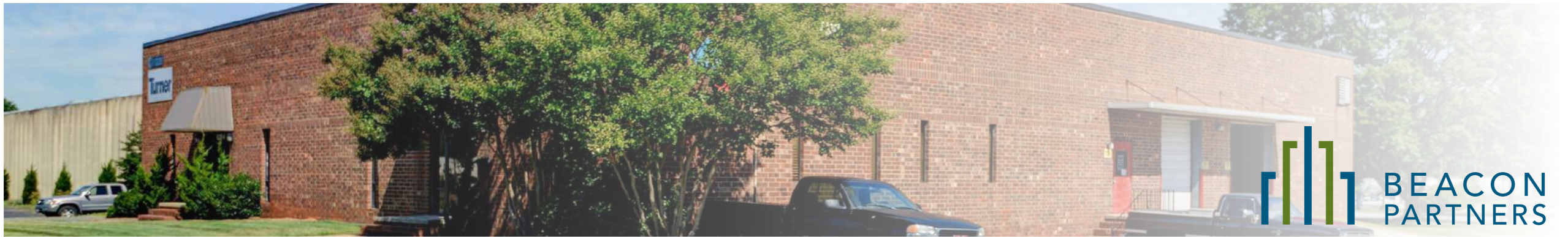


# APRIL 2021 LISTINGS

## INDUSTRIAL • BUILD-TO-SUIT • LAND

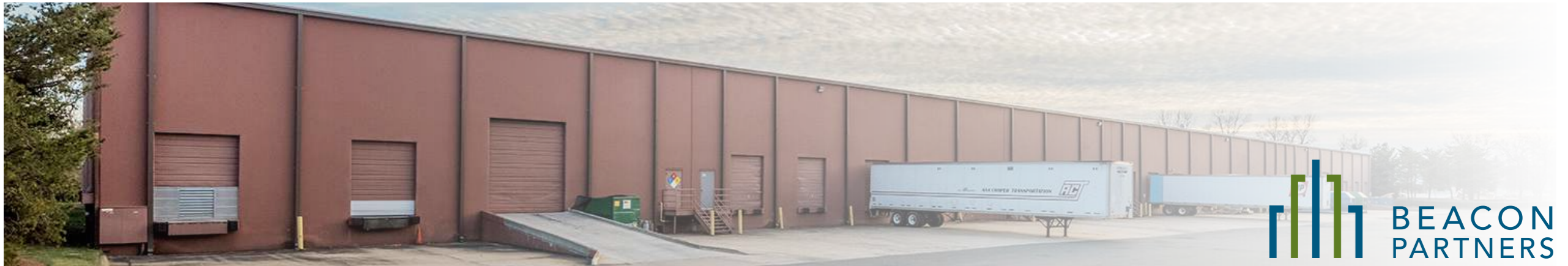


PROPERTY/ADDRESS	TOTAL SF AVAILABLE	OFFICE SF	LOADING	CLEAR HEIGHT	COMMENTS	BROKER
<b>NORTHWEST</b>						
NORTHWEST INDUSTRIAL PARK <a href="#">1000 Bond Street</a> Charlotte, NC 28208	±102,734	±1,941	6 RD 1 DI 19 DH	22'	Fenced truck court; CSX rail spur; 6 (12' x 10') Rail Doors; 1 (12 x 10) Drive-In Door 19 (8 x 10) Dock High Doors; 40' x 41'8" column spacing; 200' bay depth Convenient to: I-85 (±2 miles), I-485 (±5 miles), and CLT Airport (±5 miles)	<a href="#">Tim Robertson</a> 704.926.1405
<b>CENTRAL</b>						
ATANDO BUSINESS PARK <a href="#">1720 Toal Street</a> Charlotte, NC 28206	±15,035	±2,576	2 DH	12'	Zoned I-2 with fenced outdoor storage; free-standing facility; Two (2) 10 x 10 dock high doors; Professional park environment; Direct access to the park from I-77 at Atando/LaSalle (Exit 12)	<a href="#">Jack Riazzi</a> 704.926.1412
ATANDO BUSINESS PARK <a href="#">1220 Upper Asbury Ave, Suite B</a> Charlotte, NC 28206	±5,100	±832	1 DH 1 DI	16'	One 8' x 10' Dock High Door, One 10' x 10' Drive-In Door; Solid brick on block construction; Professional park environment	<a href="#">Jack Riazzi</a> 704.926.1412
ATANDO BUSINESS PARK <a href="#">3348 Service Street, Suite F</a> Charlotte, NC 28206	±2,625	±545	1 DI	14'	Front load facility with 110' asphalt truck court; Brick on block construction with storefront glass; Zoned I-2	<a href="#">Jack Riazzi</a> 704.926.1412



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## INDUSTRIAL • BUILD-TO-SUIT • LAND



PROPERTY/ADDRESS	TOTAL SF	OFFICE SF	LOADING	CLEAR HEIGHT	COMMENTS	BROKER
<b>SOUTHWEST</b>						
COMMERCE PARK <a href="#">11626 Wilmar Blvd, Suite D</a> Charlotte, NC 28273	±30,000	±2,654	5 DH 1 DI	20'	Rail served by Norfolk Southern; Outside storage available; Easy access to Westinghouse Blvd.; Convenient to I-77, I-485 and area amenities; I-2 zoning with outside storage	<a href="#">Jack Riazzi</a> <a href="#">Tim Robertson</a>
COMMERCE PARK <a href="#">10911 Granite Street</a> Charlotte, NC 28273	±105,764	±6,236	13 DH 1 DI 5 RD	28'	Nine (9) - 10 x 10 Dock High Doors w/ Pit Levelers; Three (3) - 10 x 10 Dock High Doors; One (1) - 16 x 10 Dock High Door; One (1) - 14 x 14 Drive In Door; Four (4) - 10 x 10 Rail Doors; One (1) - 18 x 10 Rail Door	<a href="#">Tim Robertson</a> 704.926.1405
BROOKWOOD BUSINESS PARK <a href="#">10708 Granite Street, Suite K</a> Charlotte, NC 28273	±25,600	±1,186	6 DH 1 DI	24'	Just outside the I-485 loop, Brookwood Business Park is situated within a master-planned, institutional-quality park just off of I-77 at Westinghouse Boulevard; Six (6) 8 x 10 Dock High Doors; One (1) 12 x 14 Drive-In Door	<a href="#">Jack Riazzi</a> <a href="#">Tim Robertson</a>
GENERAL DRIVE <a href="#">13021 General Drive</a> Charlotte, NC 28273	±108,000 - 169,000	-	-	-	12 acre site; I-1 zoning; Easy access to Westinghouse Boulevard; 130' truck court; Potential 30 trailer dedicated parking area; ±32 - 125 parking spaces; Building signage opportunity	<a href="#">Tim Robertson</a> 704.926.1405

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<b>SOUTHWEST</b>						
CAROLINA LOGISTICS PARK <a href="#">Building 2</a> Pineville, NC 28134	±174,070	BTS	BTS	30 - 40'	Carolina Logistics Park is the largest master-planned industrial park within the Carolina's most prominent submarket; State-of-the-art building features in a prime distribution location, with access to an established workforce and amenities	<a href="#">Tim Robertson</a> 704.926.1405
CAROLINA LOGISTICS PARK <a href="#">Building 3</a> Pineville, NC 28134	±177,450	BTS	BTS	30 - 40'	±177,450 SF a part of the ±3.5 million SF of new class A distribution and manufacturing space within Beacon Partners +4.2MM SF Carolina Logistics Park; Excellent location in Southwest Charlotte, in close proximity to I-77, I-485, Charlotte Douglas International Airport and CBD	<a href="#">Tim Robertson</a> 704.926.1405
CAROLINA LOGISTICS PARK <a href="#">11925 Carolina Logistics Dr (Building 4)</a> Pineville, NC 28134	±525,624	BTS	BTS	40'	Located within Carolina Logistics Park, a +/- 4.2 million SF industrial park consisting of Class A distribution and manufacturing space; Zoning (GI); ESFR sprinkler system; 190' concrete truck court with ample trailer parking; 7" reinforced floor slab	<a href="#">Tim Robertson</a> 704.926.1405
CAROLINA LOGISTICS PARK <a href="#">Building 6/7</a> Pineville, NC 28134	±478,620	BTS	BTS	30 - 40'	Carolina Logistics Park is the largest master-planned industrial park within the Carolina's most prominent submarket; Excellent location in Southwest Charlotte, in close proximity to I-77, I-485, Charlotte Douglas International Airport and CBD	<a href="#">Tim Robertson</a> 704.926.1405
CAROLINA LOGISTICS PARK <a href="#">Building 8/9</a> Pineville, NC 28134	±1,000,350	BTS	BTS	30 - 40'	Up to 3.5 million SF available on the new ±288-acre site; Developed by Beacon Partners, the largest single-entity owner of industrial space in Charlotte, providing maximum flexibility and service to customers	<a href="#">Tim Robertson</a> 704.926.1405
CAROLINA LOGISTICS PARK <a href="#">Building 10</a> Pineville, NC 28134	±1,006,426	BTS	BTS	30 - 40'	±3.5 million SF of new Class A distribution and manufacturing space within the park's +4.2 million SF; The only master-planned park of this scale in the Charlotte region	<a href="#">Tim Robertson</a> 704.926.1405

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## INDUSTRIAL • BUILD-TO-SUIT • LAND



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<b>SOUTHWEST</b>							
GRANITE DISTRIBUTION CENTER <a href="#">11515 Granite Street, Suite A - C</a> Charlotte, NC 28273	±41,600 - 121,600	±6,449	25 DH 1 DI 12 Rail Doors	26'0"	The building is ideally suited for users seeking on-site trailer storage and rail-served access. Granite Distribution Center also offers 26' clear height, a 125' fenced-in truck court, and a total of 2.5 acres of fenced outside storage.	<a href="#">Tim Robertson</a> 704.926.1405	
COMMERCE PARK <a href="#">1407 Westinghouse Blvd, Suite A</a> Charlotte, NC 28273	±34,990	±2,366	7 DH 2 DI 3 Rail Doors	20'	Visibility along Westinghouse Boulevard; Front load facility with I-2 zoning; Wet sprinkler; Two (2) 8' x 8' Dock High Doors; Five (5) 8' x 10' Dock High Doors with Pit Levelers	<a href="#">Jack Riazzi</a> <a href="#">Tim Robertson</a>	
PARK / SITE	PRODUCT TYPE	SUBMARKET	ACREAGE	PROPOSED SF	ZONING	COMMENTS	BROKER
<b>LAND</b>							
OAKMONT BUSINESS PARK <a href="#">8501 Westmoreland Dr</a> Concord, NC 28027	Industrial Business Park / Graded Land	Northeast	±7.07	±20,000 - ±80,000	I-1	Proposed Building. Pre-graded site at the corner of Derita Rd & Poplar Tent Rd; Adjacent to Concord Regional Airport with hangar and taxiway access	<a href="#">Tim Robertson</a> 704.926.1405
<a href="#">WESTINGHOUSE BLVD SITE</a> Charlotte, NC 28273	Industrial Business Park \ Graded Land	Southwest	±8.01	±15,000 - ±54,000	I-1	Located at Westinghouse Blvd., near the I-77 and I-485 Interchange; In the heart of the Southwest market; Flexibility in site development	<a href="#">Tim Robertson</a> 704.926.1405
CATERPILLAR DRIVE <a href="#">907,930,947,955 Caterpillar Drive</a> Rock Hill, SC 29730	Development Site	South	±77.58	±50,000 - 1,000,000	Lazy Hawk Rd PUD	Evaluated as part of Duke Energy's Site Readiness Program; Ideal for manufacturing/distribution users; Excellent accessibility, within less than one mile of the I-77/SC Highway 901 Interchange	<a href="#">Tim Robertson</a> 704.926.1405

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<b>RALEIGH</b>						
BEACON COMMERCE PARK <a href="#">Building 1</a> Garner, NC 27529	±120,000 - 280,147	BTS	44 DH - Expandable to 62, 4 DI	32'	Building Dimensions 420' X 662'; Column Spacing 52.5' x 50' typical; 60' speed bay; Parking 120 Spaces - Expandable to 173; 130' - 180' Concrete Truck Court; ESFR Sprinkler System	<a href="#">Tim Robertson</a> 704.926.1405
BEACON COMMERCE PARK <a href="#">Building 2</a> Garner, NC 27529	±22,626 - 89,832	BTS	18 DH - Expandable to 20; 2 DI	30'	±22,656 SF to 89,932 SF available space; Building Dimensions 210' x 420'; Column Spacing 52.5' x 50' typical, 60' speed bay; 115 Parking Spaces; 130' Concrete Truck Court; ESFR Sprinkler System	<a href="#">Tim Robertson</a> 704.926.1405
BEACON COMMERCE PARK <a href="#">Building 3</a> Garner, NC 27529	±50,000 - 189,192	BTS	BTS	30 - 32'	Modern building features in a prime distribution location, with access to an established workforce and amenities; Excellent location in Eastern Wake County, in close proximity to I-40, I-440, US-70, and 6.5 miles from Downtown Raleigh	<a href="#">Tim Robertson</a> 704.926.1405
BEACON COMMERCE PARK <a href="#">Building 4</a> Garner, NC 27529	±20,000 - 40,000	BTS	BTS	30 - 32'	Pre-lease and build-to-suit opportunities within a ±51-acre masterplanned distribution park off Jones Sausage Road, 0.5 miles from I-40 (Exit 303); Excellent location in Eastern Wake County, in close proximity to I-40, I-440, US-70, and 6.5 miles from Downtown Raleigh	<a href="#">Tim Robertson</a> 704.926.1405

