

# MAY 2022 LISTINGS

## INDUSTRIAL • BUILD-TO-SUIT • LAND

PROPERTY/ADDRESS	TOTAL SF AVAILABLE	OFFICE SF	LOADING	CLEAR HEIGHT	COMMENTS	BROKER
<b>NORTH CHARLOTTE</b>						
TWIN LAKES BUSINESS PARK <a href="#">12210 Vance Davis Drive</a> Charlotte, NC 28269	± 66,649 - 95,499	±10,615	9 DH 2 DI	24'	Rear-load facility with 9 dock high doors (5 with pit levelers); 3,700 Amps of 277/480V power; Located within Twin Lakes Business Park, a 185-acre, master-planned business park, convenient to Northlake Mall and area amenities	<a href="#">Tim Robertson</a> 704.926.1405
TWIN LAKES BUSINESS PARK <a href="#">10510 Twin Lakes Parkway</a> Charlotte, NC 28269	±104,410	±25,226	-	27'	Former Corporate Headquarters Situated on 17.33 Acres Available for Single Tenant Use and Occupancy; ±25,226 SF of Office Space; ±26,857 SF of Training/Operations Space; ±52,327 of Warehouse Space	<a href="#">Tim Robertson</a> 704.926.1405 <a href="#">Erin Shaw</a> 704.926.1405
<b>SOUTHWEST CHARLOTTE</b>						
GRANITE STREET <a href="#">10911 Granite Street</a> Charlotte, NC 28273	±105,764	±6,236	13 DH 1 DI 5 Rail Doors	28'	10,000 amps of 3ph 277/480 V power; I-2 zoning; ±1/2 acre storage; Wet/ESFR Sprinkler System; Twelve (12) 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
<b>CENTRAL CHARLOTTE</b>						
ATANDO BUSINESS PARK <a href="#">1310 Atando Avenue</a> Charlotte, NC 28206	±18,281	±2,142	3 DH	22'	End cap unit; Precast concrete building; 30' x 40' column spacing; Professional park environment; Direct access to I-77 at Atando/LaSalle (Exit 12)	<a href="#">Alex Habecker</a> 704.926.1412
ATANDO BUSINESS PARK <a href="#">4112 Joe Street</a> Charlotte, NC 28206	±45,750	±366	4 DH	20'	Fully fenced, Zoned I-2 with N. Graham Street frontage; 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; 40' x 30' bays	<a href="#">Alex Habecker</a> 704.926.1412

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<b>CENTRAL CHARLOTTE</b>						
ATANDO BUSINESS PARK <a href="#">3348 Service Street, Suite E</a> Charlotte, NC 28206	±2,625	±600	1 DI	14'	Front load, multi-tenant facility on 1.42 acres; Zoned I-2; Ample store front glass; One (1) 8' x 10' Dock High Door; 110' truck court; Direct access from I-77 at Atando Ave/ LaSalle St (Exit 12) and I-85 (Exit 40)	<a href="#">Alex Habecker</a> 704.926.1412
ATANDO BUSINESS PARK <a href="#">3348 Service Street, Suite G</a> Charlotte, NC 28206	±2,625	±488	1 DI	14'	Front load, multi-tenant facility on 1.42 acres; Zoned I-2; Ample store front glass; One (1) 8' x 10' Drive-In Door; 25' x 35' column spacing; 110' truck court; Direct access from I-77 at Atando Ave/LaSalle St (Exit 12) and I-85 (Exit 40)	<a href="#">Alex Habecker</a> 704.926.1412
ATANDO BUSINESS PARK <a href="#">3330 Service Street</a> Charlotte, NC 28206	±17,708	±2,450	2 DH 1 DI	18'	0.75 acres of secured outdoor storage, Zoned I-2; Two (2) 8' x 10' Dock High Doors and One (1) 12' x 14' Drive-In Door; Central Charlotte location with immediate access to I-85 (via N. Graham St./Exit 40), the CBD, and a UPS facility	<a href="#">Alex Habecker</a> 704.926.1412
ATANDO BUSINESS PARK <a href="#">3351 Service Street</a> Charlotte, NC 28206	±4,500	±1,029	1 DH 1 DI	12'	Single tenant building, Zoned I-2; Fully fenced truck court; One (1) 10' x 10' Dock High Door / One (1) 12' x 10' Drive-In Door; Professional park environment; Direct access to the park from I-77 at Atando/LaSalle (Exit 12)	<a href="#">Alex Habecker</a> 704.926.1412
ATANDO BUSINESS PARK <a href="#">1700 Toal Street</a> Charlotte, NC 28206	±6,000	±1,026	1 DI	13' - 14'	±6,000 SF single tenant facility on ±.65 acre; Side load, free-standing building with fenced outside storage; One (1) 10' x 12' Drive-In Door; Central Charlotte location with immediate access to I-85 (via N. Graham St./Exit 40), the CBD, and a UPS facility	<a href="#">Alex Habecker</a> 704.926.1412
MORRIS FIELD DRIVE <a href="#">3925 Morris Field Drive, Suite A</a> Charlotte, NC 28206	±3,261	±1,101	1 DI	16'	One (1) 10' x 10' Drive-In Door; Direct access to Wilkinson Boulevard; Secured outdoor storage available; Ideal Central Charlotte location: ±2.0 miles to I-85, ±3.0 miles to I-77, ±3.5 miles to Charlotte CBD, ±3.5 miles to CLT Airport, ±5.0 miles to I-485	<a href="#">Alex Habecker</a> 704.926.1412

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<b>SOUTHWEST CHARLOTTE</b>						
CAROLINA LOGISTICS PARK <a href="#">12004 Carolina Logistics Drive</a> Pineville, NC 28134	±202,403	BTS	42 DH 2 DI 3 KO DI	32'	<a href="#">Under construction</a> ; 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="#">12012 Carolina Logistics Drive</a> Pineville, NC 28134	±173,471	BTS	30 DH 2 DI 2 KO DI	32'	<a href="#">Under construction</a> ; Carolina Logistics Park is a ±4.2 million SF industrial park consisting of Class A distribution and manufacturing space; 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 Drive</a> Pineville, NC 28134	±525,624	BTS	60 DH 4 DI 16 KO DH	40'	<a href="#">Walls up with roof decking - Q2 2022 Delivery</a> ; Zoning - General Industrial (GI); 40' Clear Height; 7" Reinforced Floor Slab; 4,000 amps of 277/480v 3ph power; Full Concrete Truck Court; ESFR sprinkler system; Excellent location in Southwest Charlotte	<a href="#">Tim Robertson</a> 704.926.1405
CAROLINA LOGISTICS PARK <a href="#">12025 Carolina Logistics Drive</a> Pineville, NC 28134	±478,620	BTS	100 DH 4 DI	40'	<a href="#">Mass grading underway - shovel ready</a> ; 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="#">12026 Carolina Logistics Drive</a> Pineville, NC 28134	±1,000,350	BTS	208 DH 4 DI	40'	<a href="#">Mass grading underway - shovel ready</a> ; 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

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<b>RALEIGH</b>						
BEACON COMMERCE PARK <a href="#">5100 Jones Sausage Road (Building 1)</a> Garner, NC 27529	±120,000 - 280,147	BTS	44 DH - Up to 62, 4 DI	36'	<a href="#">Under construction</a> ; ±280,147 SF warehouse facility available within a new, masterplanned, ±48-acre Class A distribution park; Divisible to ±120,000 SF; ESFR Sprinkler System; 130' - 180' Concrete Truck Court; 120 Parking Spaces - Expandable to 173	<a href="#">Tim Robertson</a> 704.926.1405
BEACON COMMERCE PARK <a href="#">5000 Jones Sausage Road (Building 2)</a> Garner, NC 27529	±22,997	BTS	4 DH 1 DI	30'	<a href="#">Under construction</a> ; ±89,932 SF warehouse facility available within a new, masterplanned, ±48-acre Class A distribution park; Column Spacing 52.5' x 50' typical, 60' speed bay; 115 Parking Spaces; 130' Concrete Truck Court; ESFR Sprinkler System; Excellent location in Eastern Wake County	<a href="#">Tim Robertson</a> 704.926.1405
BEACON COMMERCE PARK <a href="#">4900 Jones Sausage Road (Building 3)</a> Garner, NC 27529	±260,954	BTS	37 DH 11 KO DH 2 DI	32'	<a href="#">Mass Grading</a> ; Modern building features in a prime distribution location, with access to an established workforce and amenities; 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
CAPITAL BOULEVARD <a href="#">2728 Capital Boulevard</a> Raleigh, NC 27604	±15,585	±1,000	1 DI	23'	Property is situated on 32 acres; Frontage along and immediate access to Capital Boulevard (US-1) and adjacent to Interstate I-440 (Raleigh's "Inner Beltline"); Space features one (1) 9 x 10 Drive-in Door, loading platform with dock-high position, access to ramped drive-in, wet sprinkler system, and a large fan	<a href="#">Walker Gorham</a> 984.200.3186 <a href="#">Tim Robertson</a> 704.926.1405

PARK / SITE	PRODUCT TYPE	CITY	ACREAGE	PROPOSED SF	ZONING	COMMENTS	BROKER
<b>LAND</b>							
HODGES STREET <a href="#">912 Hodges Street</a> Raleigh, NC 27608	Development Site	Raleigh	±13.3	±33,890 - 59,000	(CX-3)	Site's permitted <a href="#">uses</a> include retail sales and services, light manufacturing, research & development, office, indoor /outdoor recreation, and storage; Desired infill location at the epicenter of the high-density Wake Forest Rd & Atlantic Avenue corridors	<a href="#">Walker Gorham</a> 984.200.3186
CATERPILLAR DRIVE <a href="#">907,930,947,955 Caterpillar Drive</a> Rock Hill, SC 29730	Development Site	Concord	±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 1-77/SC Highway 901 Interchange	<a href="#">Tim Robertson</a> 704.926.1405
OAKMONT BUSINESS PARK <a href="#">8501 Westmoreland Drive</a> Concord, NC 28027	Industrial Business Park / Graded Land	Concord	±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