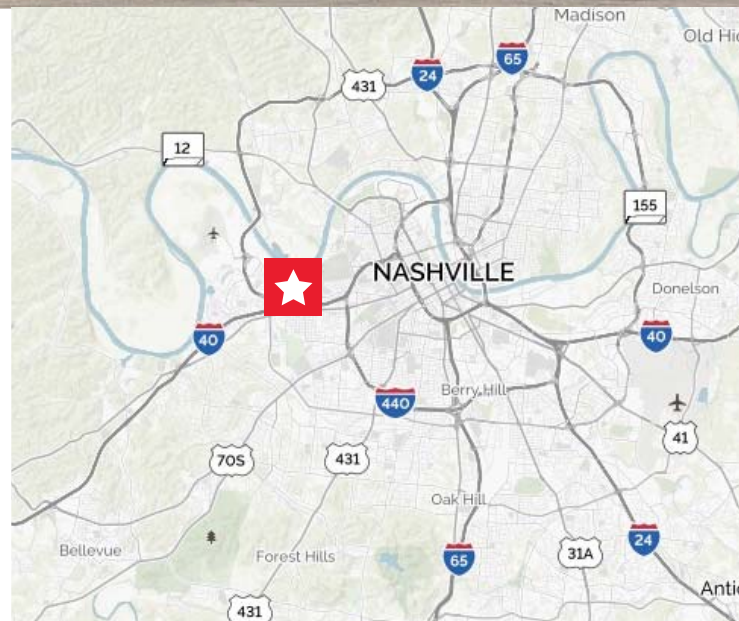




3,808 SF Retail / Office Space
Lease Rate: \$24.00/SF NNN

Property Highlights

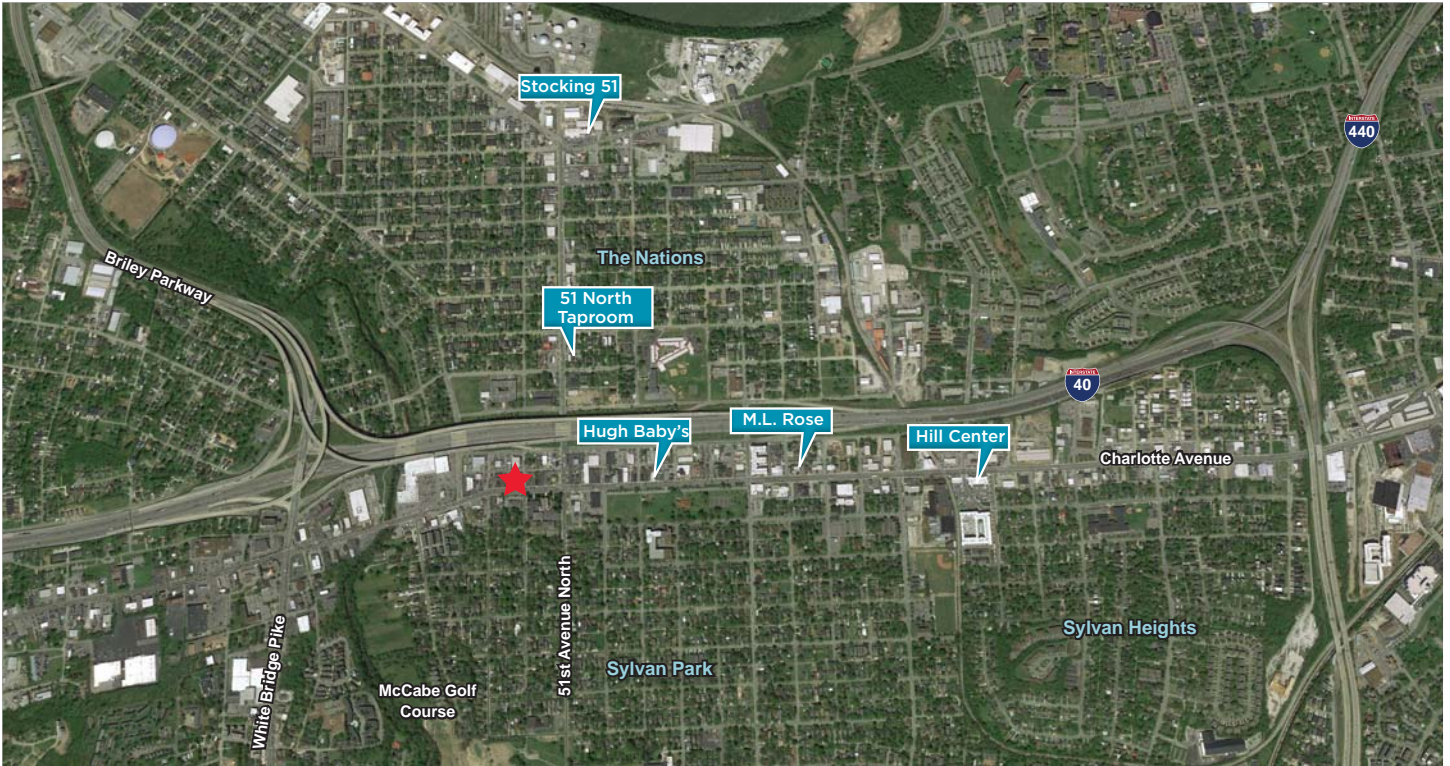
- Incredible opportunity on Charlotte Pike
- Close proximity to Sylvan Park and the Nations
- Existing drive thru and window make property ideal for bank branch
- Ample parking on-site
- Average daily traffic count: 24,000 cars per day



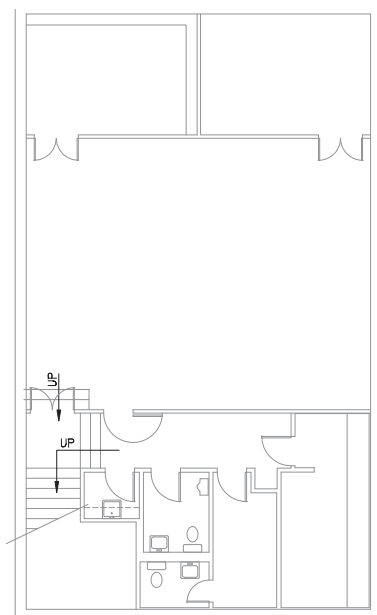
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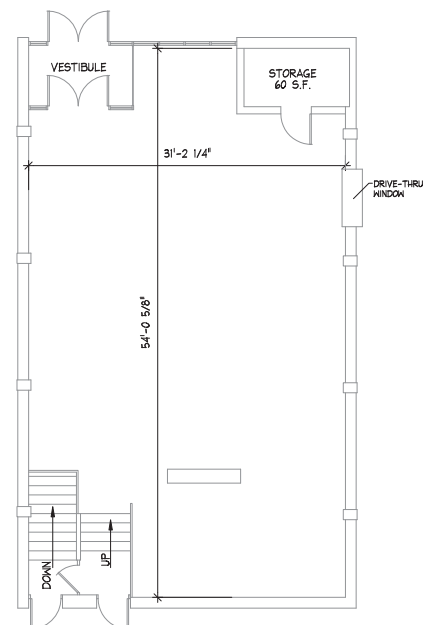
Aerial



Floor Plans



Lower Level



1st Floor