



Property Highlights:

- Class A Bulk Storage Space Zoned I-2
- 64x28' column spacing, Measures 193x 282'
- 22'to 27' clear height, 6 Exhaust Fans
- Completely fenced with cameras and exterior lighting
- Abundant lighting, heavy power, and sprinklers
- Large Dock High Doors with pit levelers
- Closest Bulk Storage Space to South Park
- 2 restrooms and 1 office

Total ± 54,425 SF

Lease Rate: \$3.95 psf NNN

TICAM: \$0.49 psf

For more information contact:

Jim Whiteside

(o) 704-347-4676 (c) 704-516-8319

Jim@WhitesideIndustrial.com

WHITESIDE INDUSTRIAL PROPERTIES

FOR LEASE

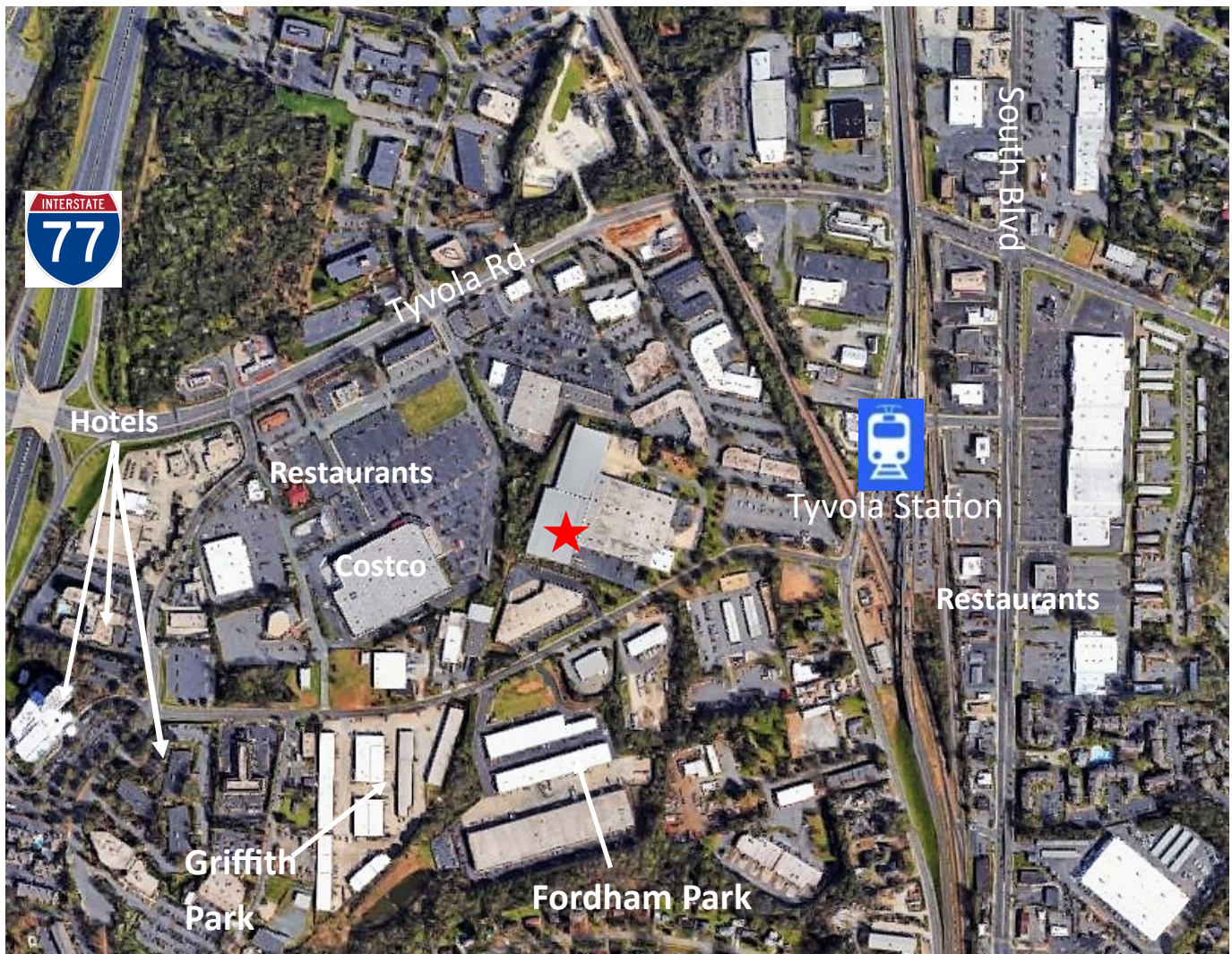
**701 Griffith Rd, Suite B
Charlotte, NC 28217**



All information regarding property for sale, rental, financing is from sources deemed reliable but no warranty or representation is made as to the accuracy thereof and same is subject to change of price omissions, errors or other conditions prior to sale, lease, or withdrawal.

Area Amenities:

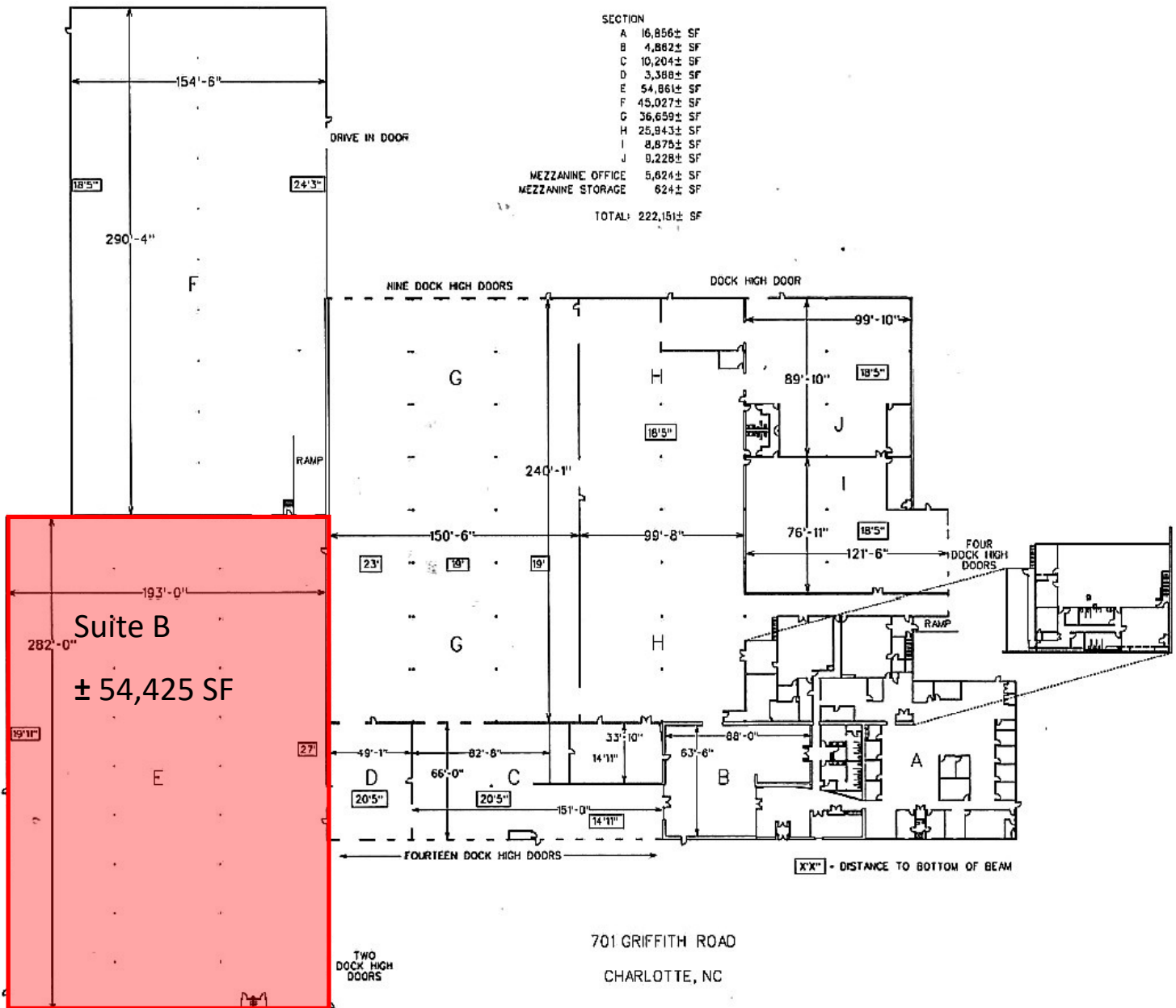
- * Located in South Charlotte
- * Excellent Interstate Access - less than 1 mile from I-77
- * Close to Griffith Commercial Park and Fordham Commercial Park
- * Across from Tyvola Light Rail Station which provides quick access to Uptown Charlotte
- * Near hotels, dining, and shopping



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