

# BEREWICK OUTLETS OUTPARCEL SOUTHWEST CHARLOTTE NC, 28278

**FOUNDRY**  
COMMERCIAL



## FOR LEASE or BUILD-TO-SUIT

### HIGHLIGHTS

- ± Up to 3,340 SF
- Drive-thru permitted
- Located in Southwest Charlotte, the fastest growing job market in the region.
- Approximately 10 mins from Charlotte Douglas International Airport
- ½ mile from Exit 26 on I-485
- Adjacent to the 100-plus stores at Charlotte Premium Outlets, 266- unit Axis, Berewick community and 118 room Courtyard Marriott
- Berewick is a master planned development and includes 1,600 single family homes, the Solis Berewick apartments, Hampton Inn & Suites, Walgreens, medical offices and additional service and retail



| DEMOGRAPHICS         | 1 MILE    | 3 MILES  | 5 MILES  |
|----------------------|-----------|----------|----------|
| ESTIMATED POPULATION | 3,924     | 30,944   | 91,549   |
| EST. AVG. HH INCOME  | \$104,393 | \$79,999 | \$69,671 |
| EST. HOUSEHOLDS      | 1,404     | 11,649   | 35,423   |

For more information, please contact:

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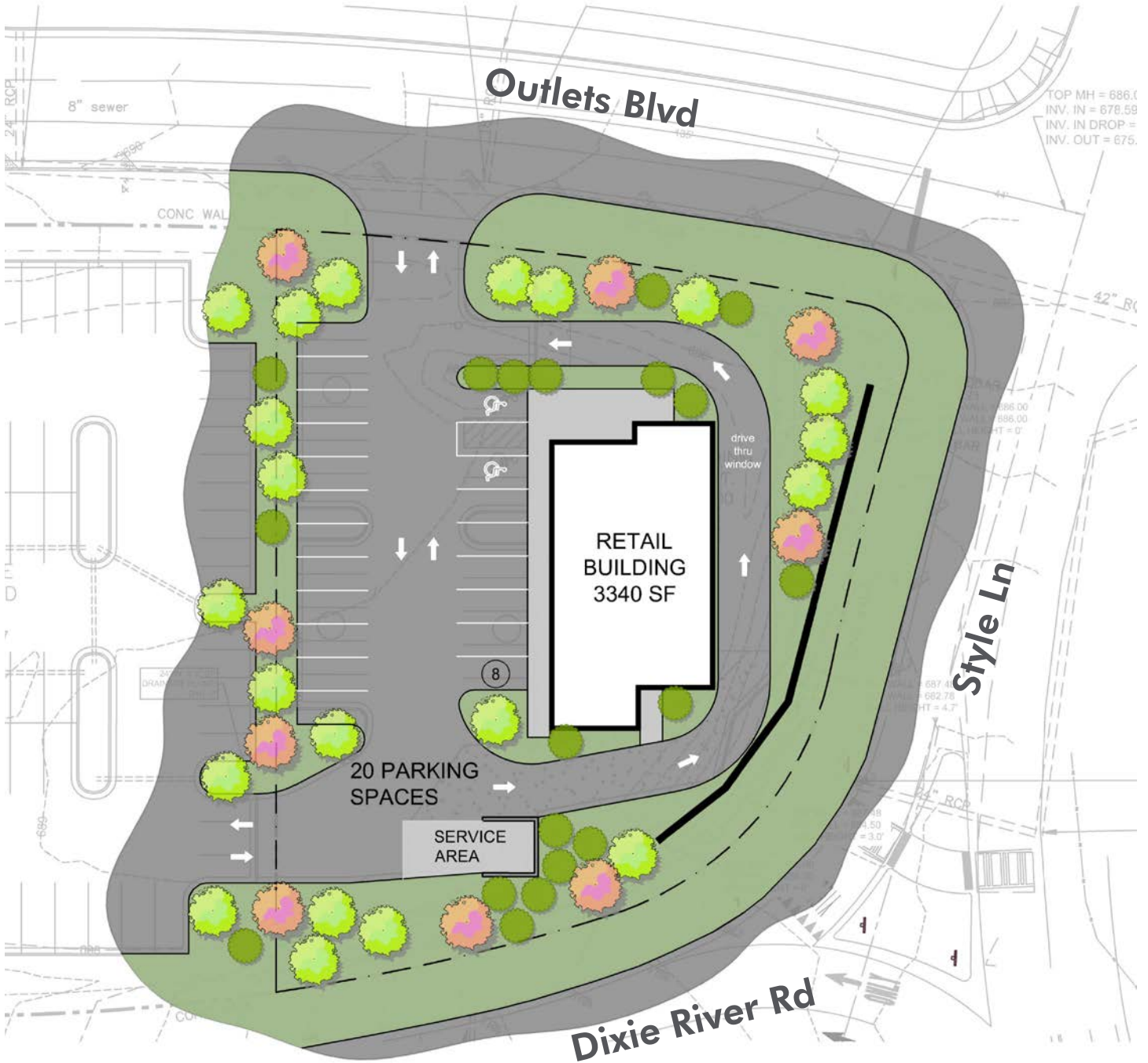
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## SITE PLAN



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## LOCATION



Charlotte Premium Outlets



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