

Josh Beaver

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Available
Outparcel For Lease



Freedom Plaza

3321 Freedom Drive & 1239 Ashley Road
Charlotte, NC 28208

Freedom Plaza

CURRENT AND LOCAL TENANTS

- Dollar Tree
- Planet Fitness
- Carolina Beauty Supply
- Bestway
- Ace Check Cashing
- American Family Coin Laundry
- Boost Mobile
- Walgreens
- Rite Aid
- Subway
- Wendy's
- Pizza Hut
- W&G Bus Stop
- Smoker's Depot



SITE ATTRIBUTES

- 65,000 SF Neighborhood Shopping Center
- Fully Leased
- Outparcel: Approx. 0.5 Acres (Can be Expanded as Needed)
 - 06714102 Parcel ID
 - Call for Pricing

LOCATION

Freedom Plaza is adjacent to the intersection of I-85 and Freedom Drive, just outside the Charlotte CBD. With an interstate exit funneling directly into the shopping center, access is unmatched in the area. Directly across Ashley Road is the old Freedom Mall, which was redeveloped in 2007 for Mecklenburg County and has significantly increased the daily population and traffic in the area.



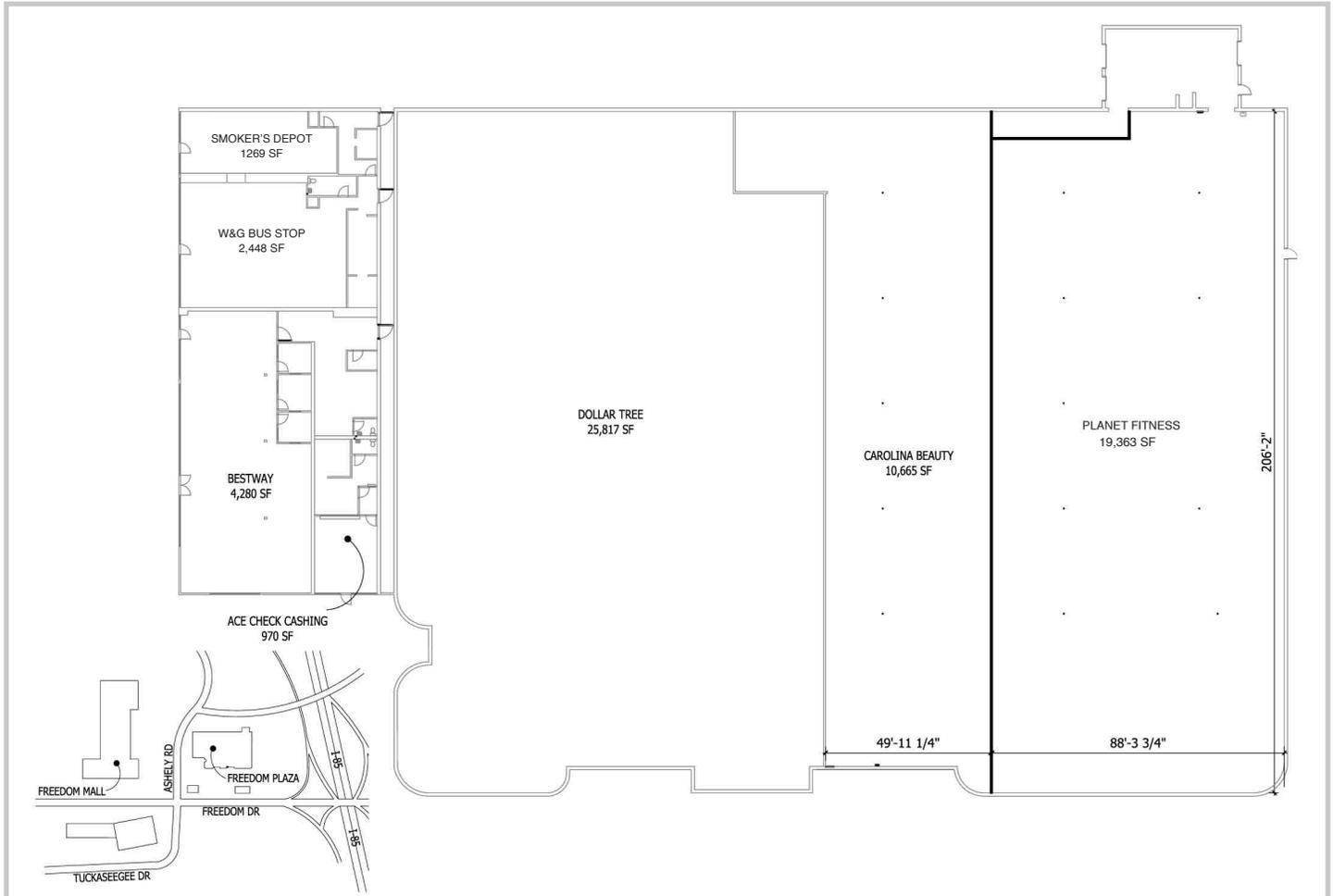
DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Total Population	7,280	57,962	148,400
Total Daytime Population	9,376	71,185	295,376
Average Household Income	\$36,060	\$45,337	\$59,583

SITE ATTRIBUTES

- Anchored by Dollar Tree and Planet Fitness
- Parking Spaces: 217
- Zoning: B-2
- New Ownership and Renovation Underway

LEASE PLAN



PROJECT: **FREEDOM PLAZA - LEASING DOCUMENT**
3301 FREEDOM DRIVE
 PROJ. NO.: ODA - 082233

SCALE: NTS

DATE:	03.31.10
SHEET REF:	X
REVISION REF:	X
DRAWN BY:	ARB
SHEET #:	X OF X

LD-1

Overcash Demmitt
Architects
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SITE PLAN



For more information please contact:
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