



857 Belmont Avenue

Corner of Belmont and Seigle Avenues | Charlotte, NC 28205

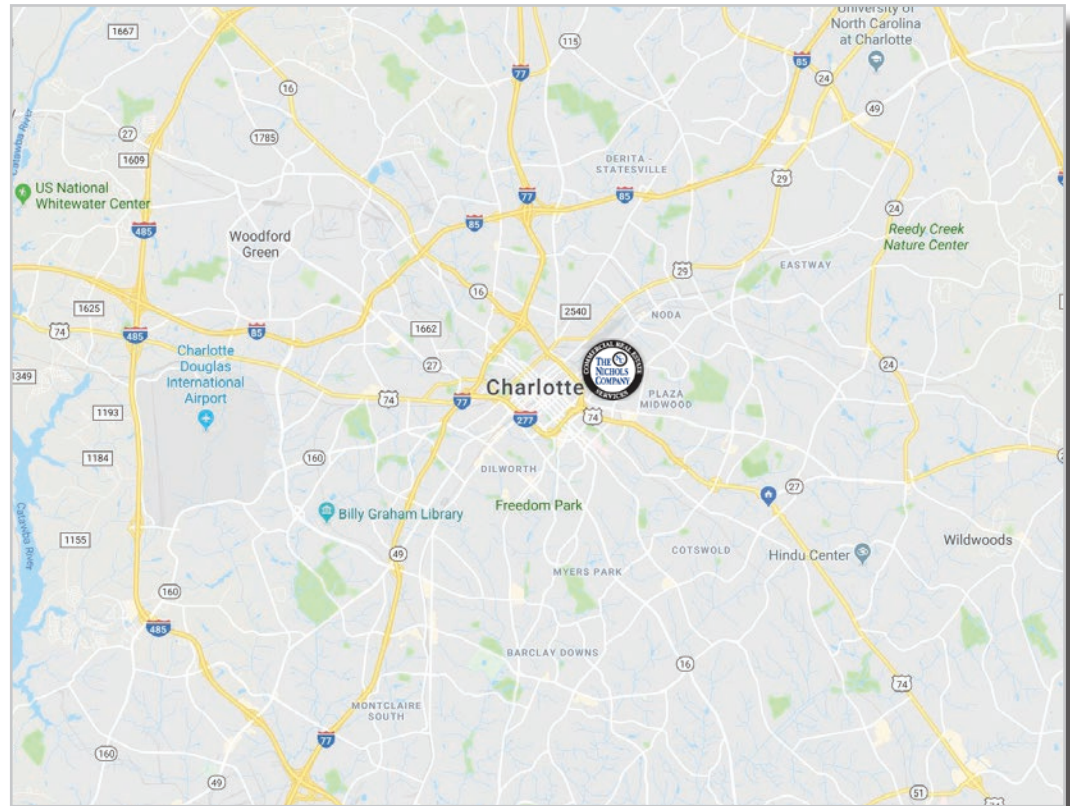
ABOUT

Eclectic high profile structure located on a corner lot (Belmont and Seigle) in the up-and-coming Belmont Neighborhood.

Numerous multi-family developments are under construction and planned along Seigle Avenue. The property is less than a mile east of Uptown and a short walk from the Plaza Midwood and NoDa neighborhoods and just blocks from both Bird Song and Catawba Breweries.

PROPERTY DETAILS

- +/- 6,600 SF (2 stores) Available
- 0.175 Acres For Sale
- Zoned B-1
- Sale Price: \$529,000
- Additional adjacent land (+/- 0.55 AC) For Sale at \$799,000



Demographics	1 Mile	3 Miles	5 Miles
Total Population	14,090	108,873	264,687
Total Households	5,953	48,691	110,175
Daytime Employees	41,876	165,359	238,468
Average HH Income	\$83,995	\$86,733	\$74,468

MARKET OVERVIEW

Plaza Midwood is located about 1 mile east of Uptown Charlotte. Known for its eclectic vibe, it has a mix of art galleries, locally owned shops and restaurants. Recent years have seen its resurgence as a residential neighborhood as well, with numerous multi-family residential communities underway.

Read more here: <http://plazamidwood.org>



Bird Song Brewing Co. is a 17,000 SF brewhouse and taproom that is located near the site.

- 17,000 SF Building
- 30 Barrel Brewhouse with up to 1,200 barrels of fermentation capability





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