



**SITE**

Downtown  
Convenience Store

# 1425 Kennon Street

Charlotte, NC 28205



**ABOUT**

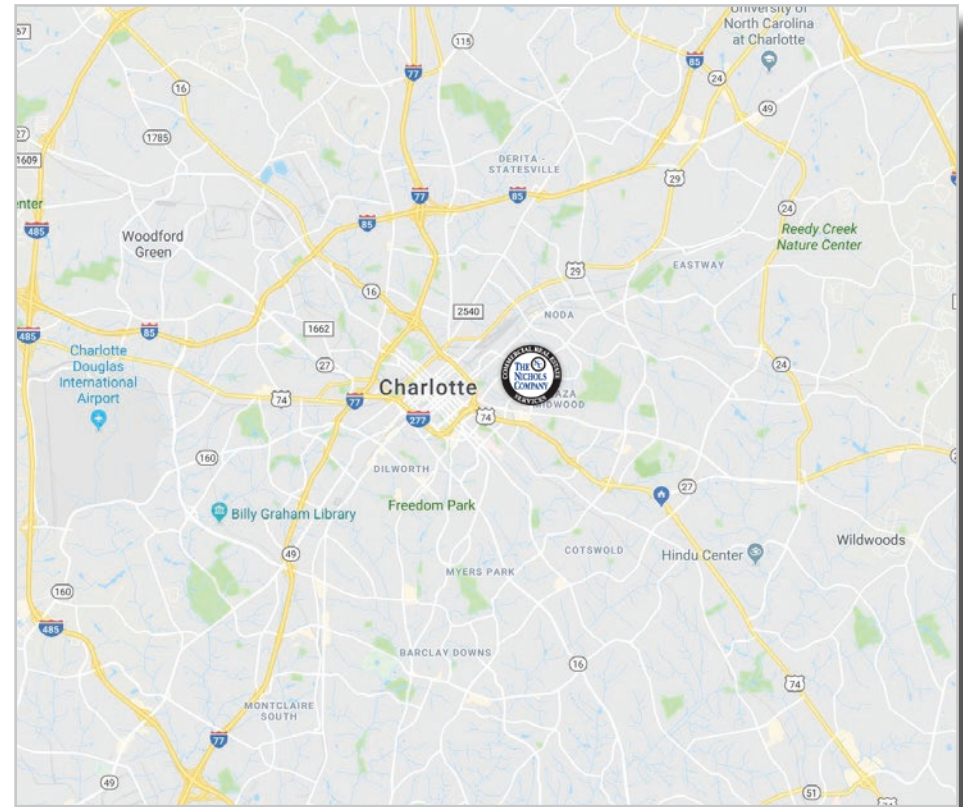
Rare opportunity to own a small commercial building in the popular Belmont Neighborhood. The neighborhood is located between Plaza Midwood, NoDa and Uptown Charlotte, and has witnessed a renaissance of late with new developments and renovations of older units occurring throughout the community. Site is location at a main intersection - Corner of Hawthorne and Kennon. It is presently operating as a corner grocery.

**PROPERTY DETAILS**

- +/- 1,120 SF Available
- +/- 0.15 Acres
- Zoned MF-22
- Sale Price: \$359,000

**PROPERTY FEATURES**

- Presently operating as a convenient store/grocery



Demographics	1 Mile	3 Miles
Total Population	12,849	115,167
Total Households	5,954	50,779
Daytime Employees	6,337	141,882
Average HH Income	\$88,001	\$86,461



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*This information has been obtained from sources believed to be reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty or representation to independently confirm its accuracy and completeness.*