



Northlake Plaza

9304 Northlake Drive | Charlotte, NC 28216



Fully Leased

Retail Shopping Center Near Northlake Mall

Property Overview

Northlake Plaza

Fully Leased

Retail center across from Northlake Mall. The center experiences excellent exposure along W.T. Harris Boulevard with 27,000 VPD. Northlake Mall's traffic and easy access to I-77 and I-485 contributes to it being Northwest Charlotte's main retail corridor.

Property Details

Address 9304 Northlake W. Dr. | Charlotte, NC 28216

Availability Fully Leased

GLA +/- 7,077 SF

Parking 46 (6.5:1,000 SF)

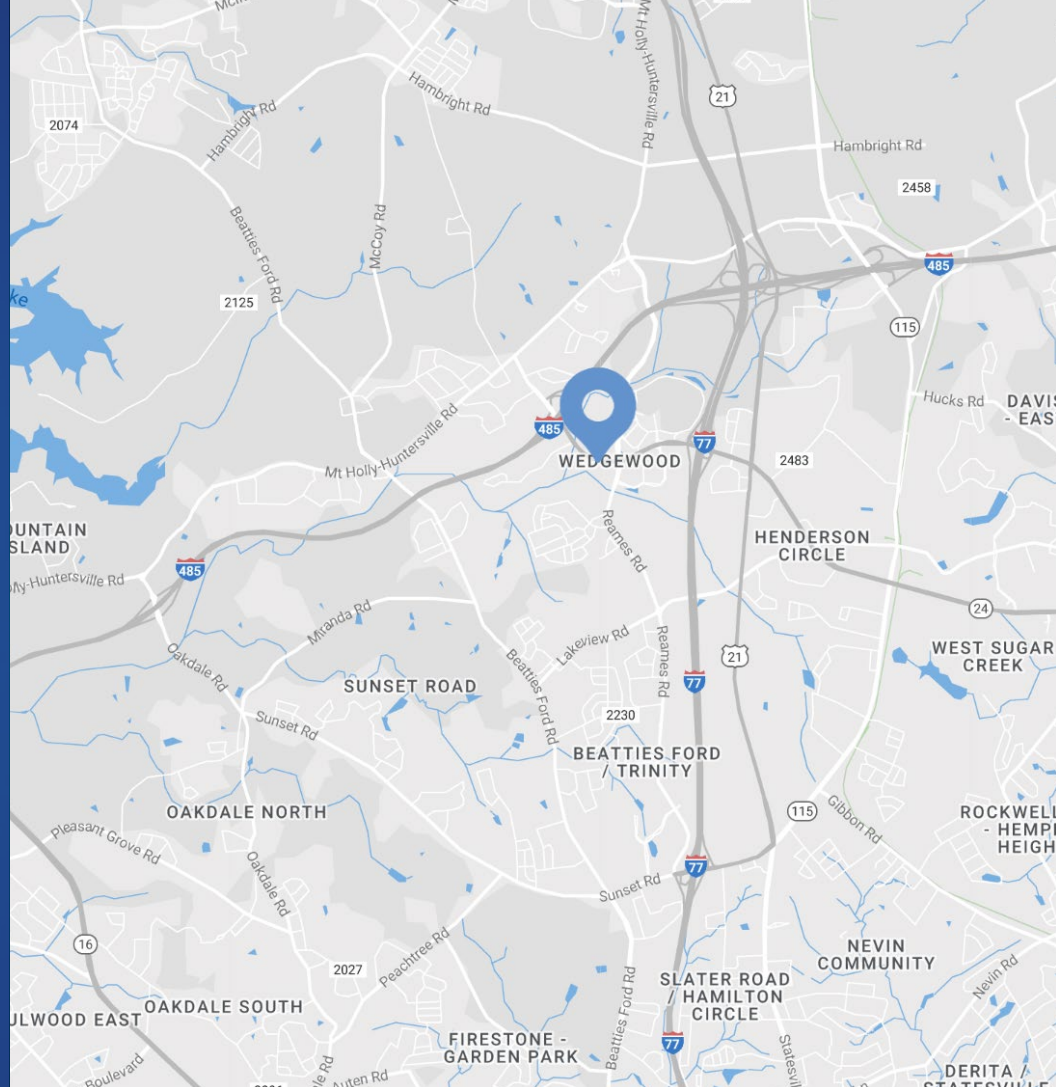
Parcel 02522106

Access Easy access to I-77 and I-485

Lease Rate Call for Leasing Details

Additional Notes Monument and building signage available

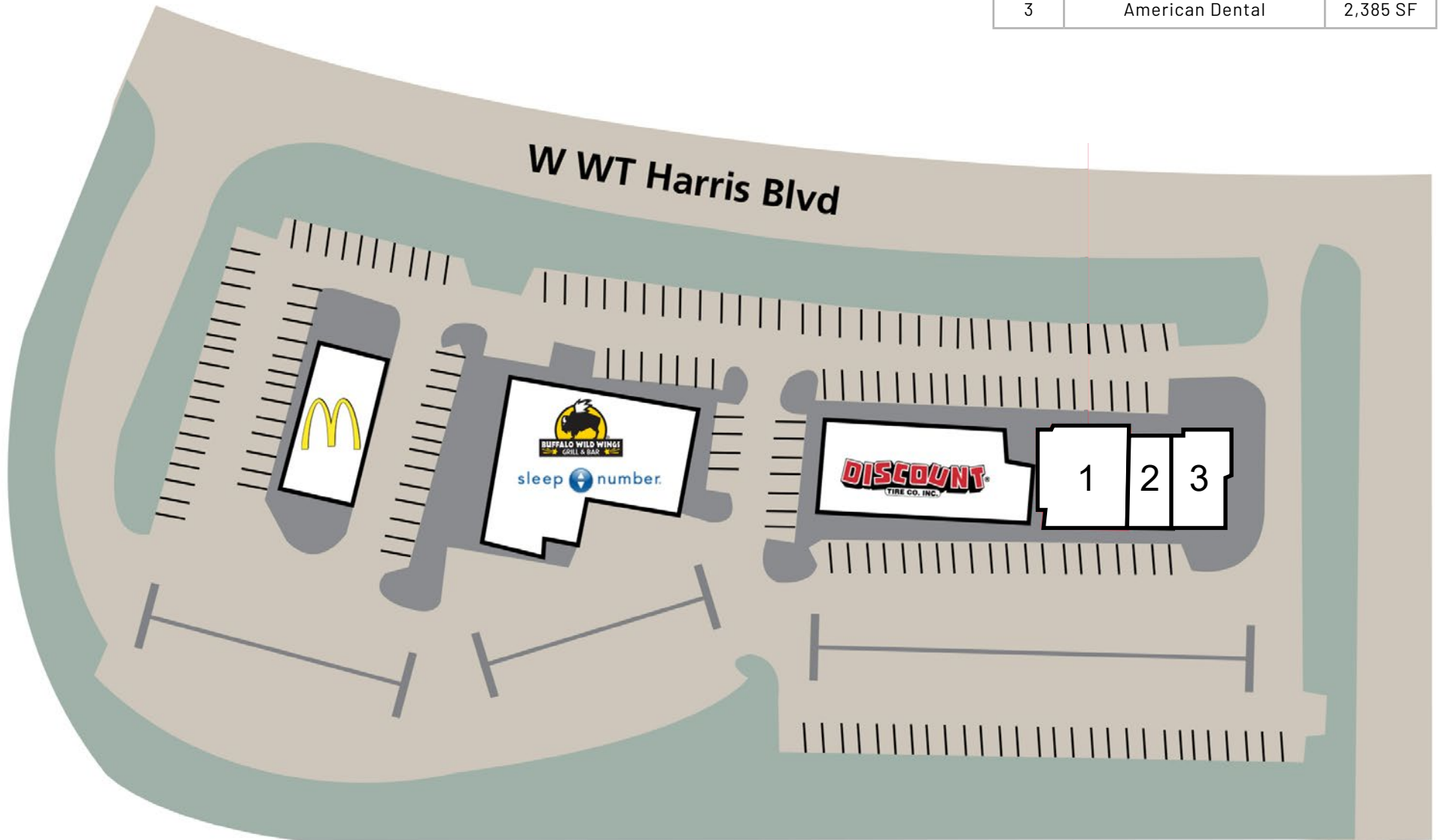
Traffic Counts W. W.T. Harris Blvd. | 27,000 VPD



Demographics

RADIUS	1 MILE	3 MILE	5 MILE
2023 Population	10,436	42,984	144,106
Avg. Household Income	\$91,261	\$95,191	\$99,781
Median Household Income	\$74,605	\$75,259	\$99,781
Households	4,770	16,409	55,499
Daytime Employees	6,462	27,435	54,971

Tenant Roster		
1	Leased	3,600 SF
2	UBreakIFix	1,092 SF
3	American Dental	2,385 SF



Market Overview



Charlotte

North Carolina

Charlotte is one of the 25 largest cities in the U.S. and the largest city in North Carolina. Nicknamed the Queen City, Charlotte and its resident county are named in honor of Charlotte of Mecklenburg-Strelitz, the queen consort of British King George III during the time of the city's founding.

Nearly 800,000 live and work in the Charlotte community and the City provides services to much of this population. Charlotte consistently ranks as one of the top growing cities and is the home to more than 10 Fortune 1000 companies, including household names such as Bank of America, Wells Fargo, Duke Energy and Lowe's. Charlotte is also home to the Carolina Panthers of the NFL, the Charlotte Hornets of the NBA, the NASCAR Hall of Fame and the U.S. National Whitewater Center.





Contact for Details

Josh Beaver

(704) 749-5726

josh@thenicholscompany.com



Website

www.TheNicholsCompany.com

Phone

Office (704) 373-9797

Fax (704) 373-9798

Address

1204 Central Avenue, Suite 201

Charlotte, NC 28204

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.