

NORTHLAKE PLAZA

9304 NORTHLAKE W DR. | CHARLOTTE NC 28216

AVAILABLE RETAIL FOR LEASE



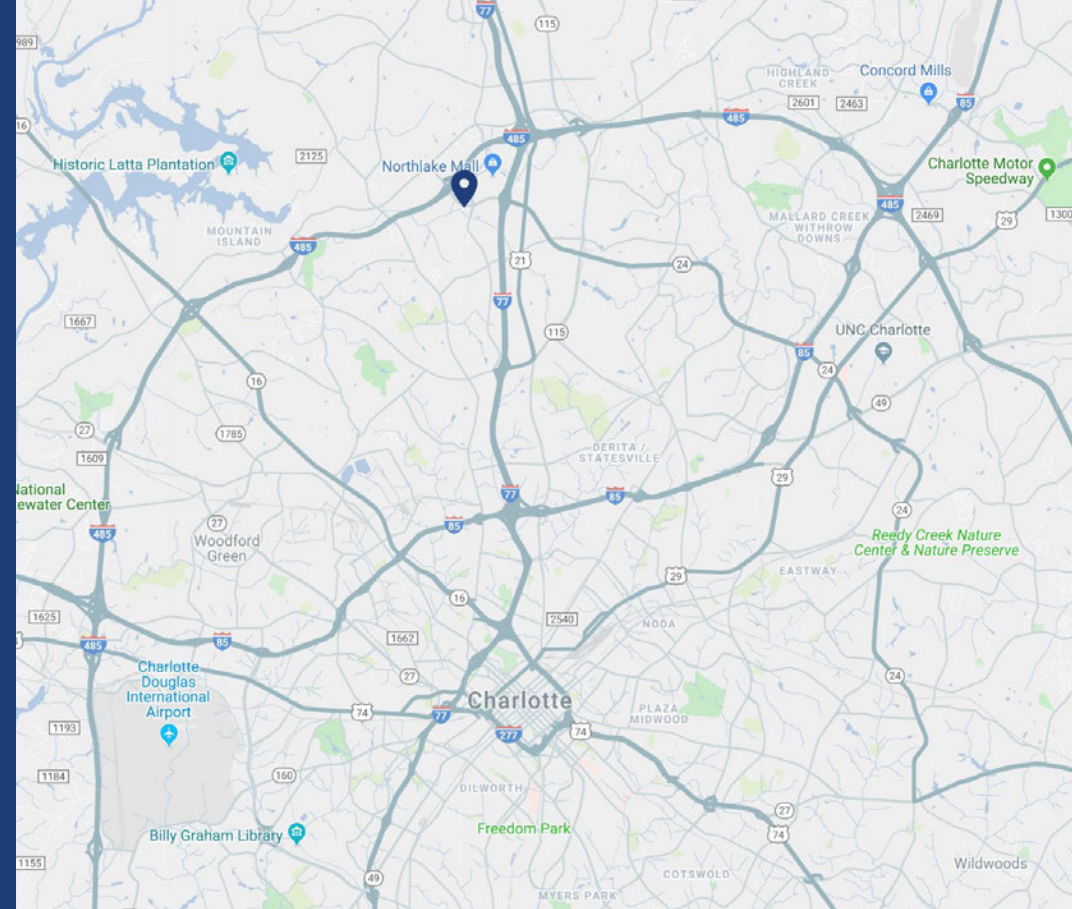
PROPERTY OVERVIEW

NORTHLAKE PLAZA

+/- 3,600 SF 2nd generation retail showroom space available for lease across from Northlake Mall. The center experiences excellent exposure along W.T. Harris Boulevard with 41,000 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
Available SF	+/- 3,600 SF 2nd Generation Retail Showroom Space Available for Lease
GLA	+/- 7,077 SF
Parking	46 (6.5:1,000 SF)
Parcel ID	02522106
Access	Easy access to I-77 and I-485
Leasing Details	Call for Leasing Details
Traffic Counts	W. W.T. Harris Blvd. 33,500 VPD
Additional Details	Monument and building signage available



DEMOGRAPHICS

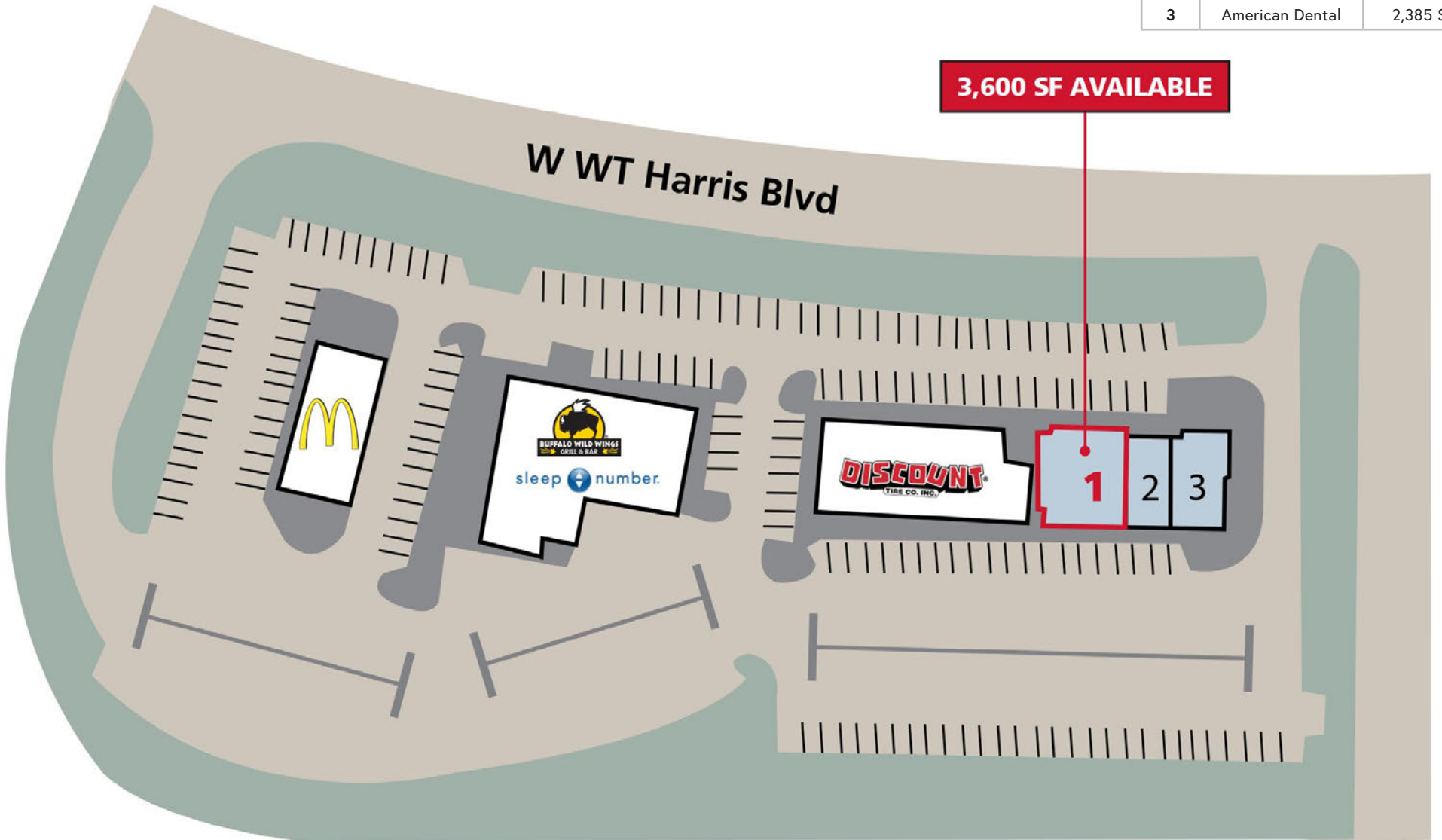
RADIUS	1 MILE	3 MILE	5 MILE
2019 Population	11,172	40,350	134,805
Avg. Household Income	\$82,452	\$83,012	\$82,936
Median Household Income	\$66,248	\$65,358	\$63,849
Households	4,803	15,224	51,408
Daytime Employees	8,043	25,408	50,086



[CLICK HERE TO VIEW DRONE VIDEO](#)

SITE PLAN

TENANT ROSTER		
1	AVAILABLE	3,600 SF
2	UBreakIFix	1,092 SF
3	American Dental	2,385 SF



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.



MARKET OVERVIEW



CONTACT

JOSH BEAVER

josh@thenicholscompany.com

704.373.9797



THE NICHOLS COMPANY

Website

www.TheNicholsCompany.com

Phone

(O) 704.373.9797

(F) 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.

