



Summit Crossing

1508 & 1510 South Mint Street | Charlotte, NC 28203



Available for Lease

+/- 1,462 SF Urban Core Retail, Office, Service, or Medical

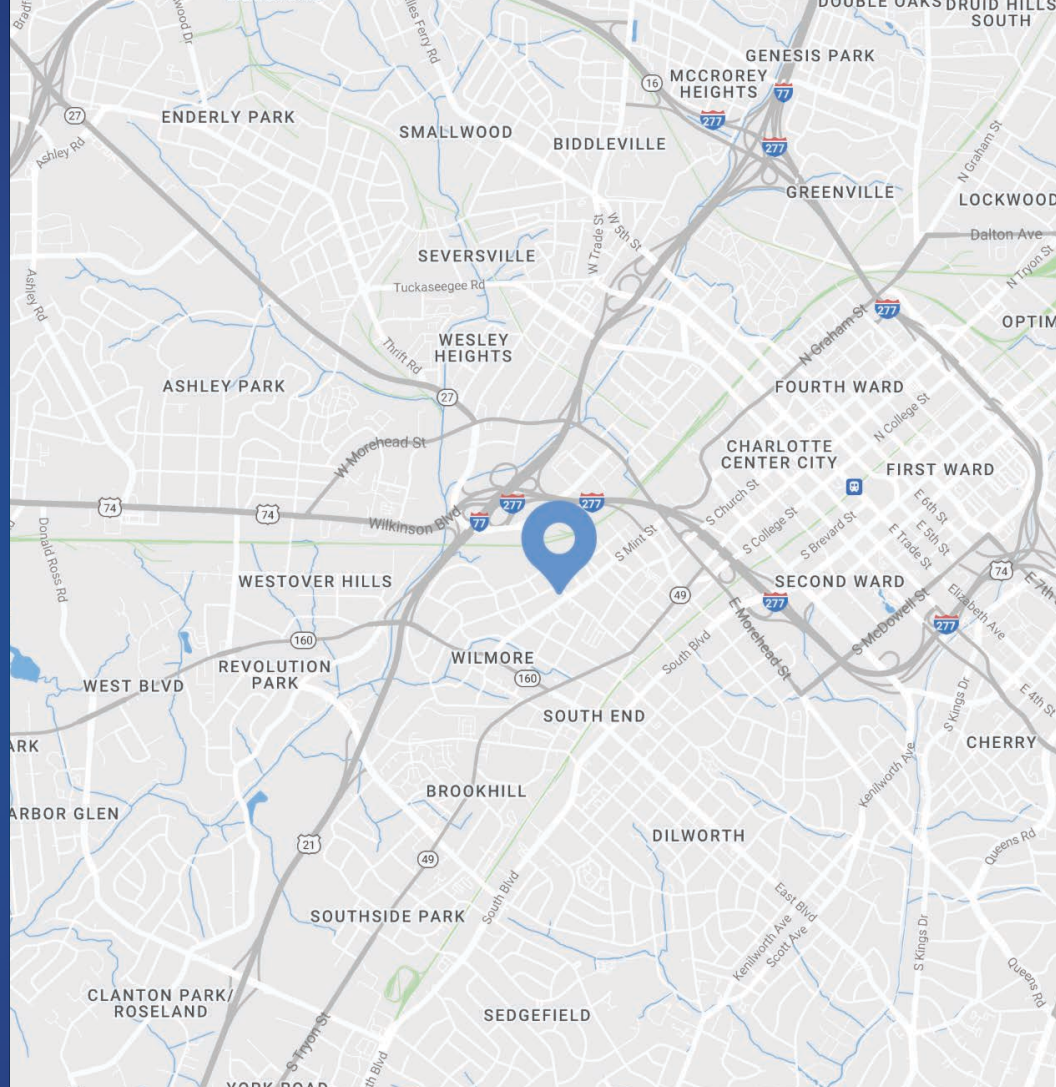
Property Overview

Summit Crossing Available for Lease

Urban core building located at the signalized intersection of South Mint Street and West Summit Avenue in Charlotte's historic South End. Conveniently located just blocks away from the LYNX light rail station at Bland Street and in close proximity to South Boulevard, West Morehead Street, I-77, I-277 and Bank of America Stadium.

Property Details

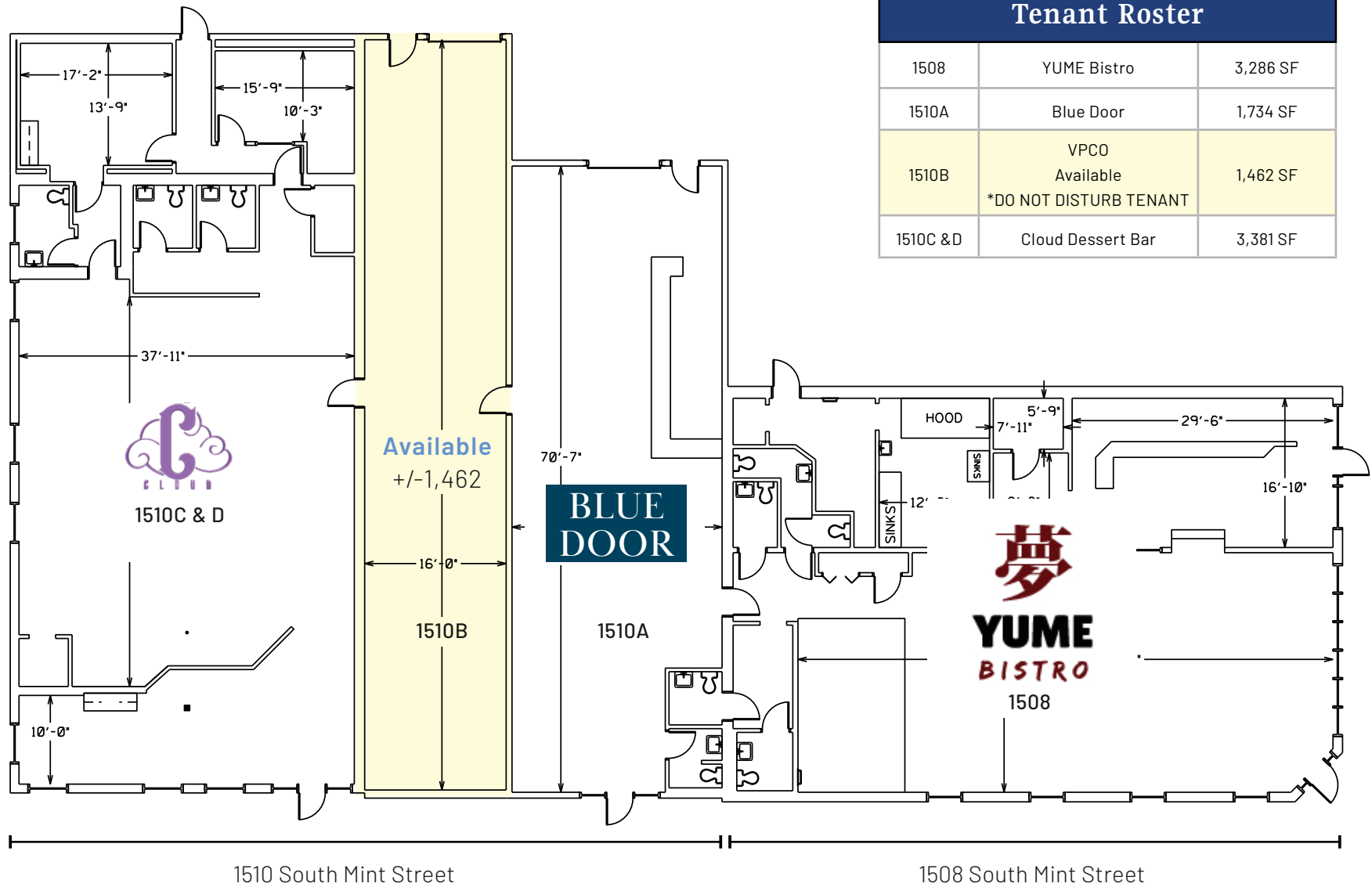
Address	1508 & 1510 South Mint Street Charlotte, NC 28208
Availability	+/- 1,462 SF Urban Core Retail, Office, Service, or Medical Available for Lease
GLA	+/- 9,863 SF Multi-Tenant Building
Parking	29 on-site parking spaces and on-street parking along South Mint Street
Zoning	TOD-NC (HDO)
Traffic Counts	South Mint Street 7,600 VPD
Lease Rate	Call for Leasing Details
Additional Notes	**DO NOT DISTURB TENANT**



Demographics

RADIUS	1 MILE	3 MILE	5 MILE
2022 Population	20,968	118,346	237,085
Avg. Household Income	\$133,966	\$118,436	\$112,965
Median Household Income	\$96,406	\$73,719	\$67,537
Households	13,282	60,665	112,052
Daytime Employees	33,515	159,373	270,600



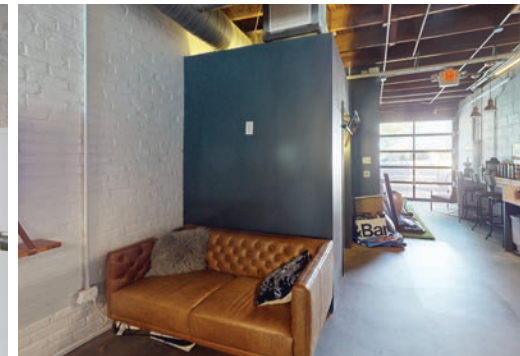
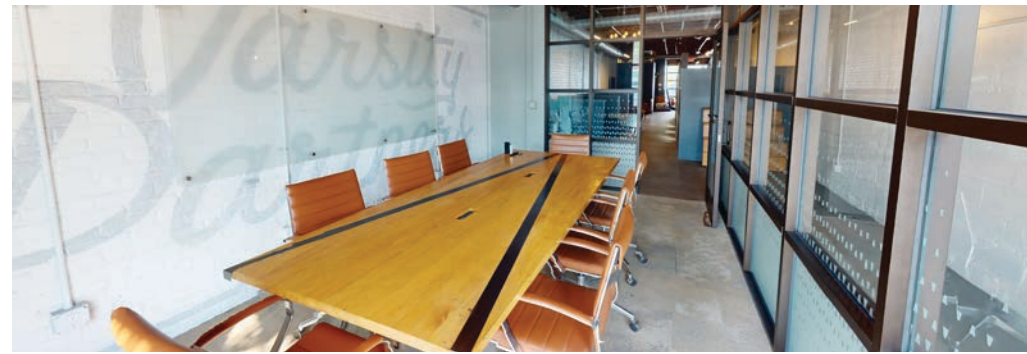
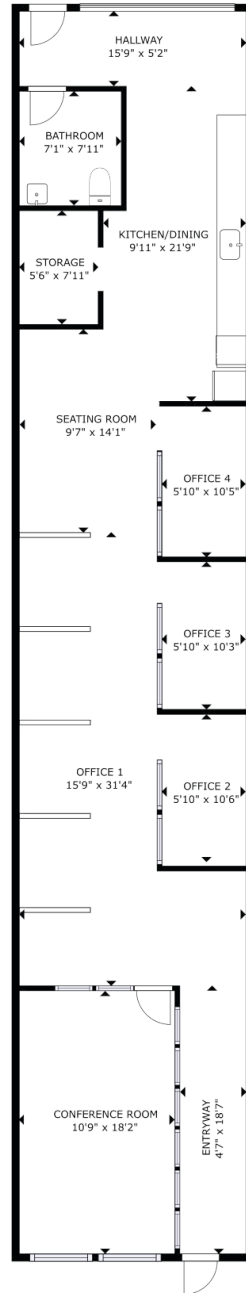


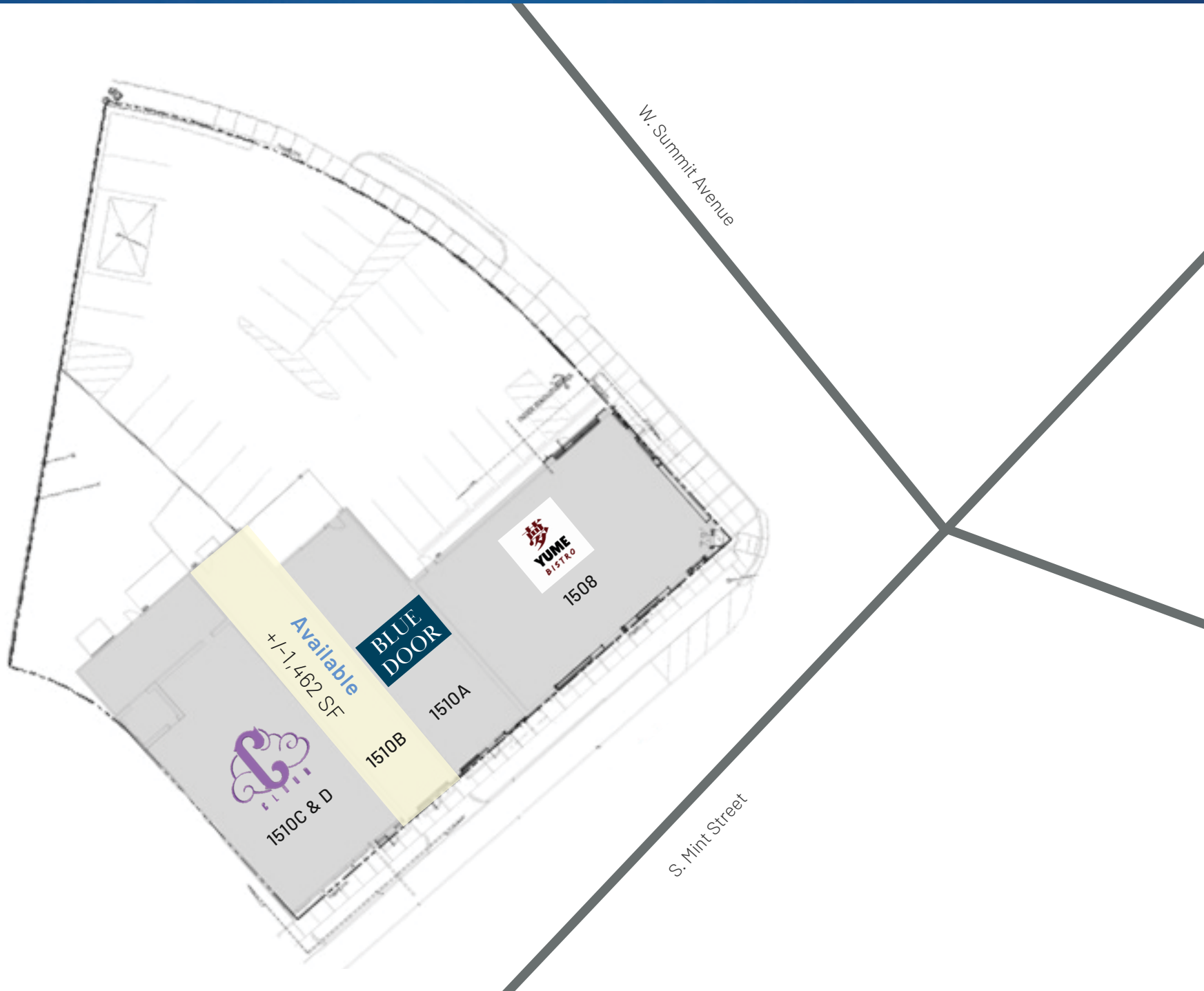
Tenant Roster		
1508	YUME Bistro	3,286 SF
1510A	Blue Door	1,734 SF
1510B	VPCO Available *DO NOT DISTURB TENANT	1,462 SF
1510C & D	Cloud Dessert Bar	3,381 SF

Available

+/- 1,462 SF

 Virtual Tour





South End

Charlotte, NC

Historic South End, often referred to as South End, is immediately south of Uptown Charlotte. It's where retro mixes with contemporary, historical bumps up against trendy, and art intersects commerce. Result: a pulsing, vibrant neighborhood in the city with meteoric growth. It doesn't hurt being close to Uptown, the airport, major highways, and smack dab on the LYNX Light Rail line. Boasting some of the city's most popular restaurants, bars, breweries and attractions, South End is the fastest growing neighborhood in Charlotte. South End recently landed new headquarter locations for nationally recognized brands such as Lowe's, Lending Tree and Dimensional Fund Advisors. With Charlotte consistently ranking at the top of lists such as "Millennial Moving Destinations", "Destinations for One-Way Moving" and "Fastest Growing Economies" the trend of strong population growth and rent growth are projected to continue.



South End Development Report



SOUTH END

\$3.4B

Commercial Development

371K SF

Retail Planned/Under Construction

2.2MM SF

Office Planned/Under Construction

3,802

Residential Units Planned/Under Construction

380

Hotel Rooms Planned/Under Construction





0.4 mi to Bland Street Station



259 Apartment Units

11,650 SF Retail
304 Apartment Units
5,000 SF Rooftop Lounge

LINCOLN STREET
CRAFT

Secul Food **LETSMENTKNO**

1501

Site

West Summit Avenue

7,600 VPD

4,300 VPD

South Mint Street



Contact for Details

Josh Beaver

(704) 373 - 9797

josh@thenicholscompany.com

285,000 SF Office
20,000 SF Retail
Parking Deck + Rooftop Terraces

Site



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.