



Summit Crossing

1508 & 1510 South Mint Street | Charlotte, NC 28203



Fully Leased

Urban Core Building in South End

Property Overview

Summit Crossing Fully Leased

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 Fully Leased

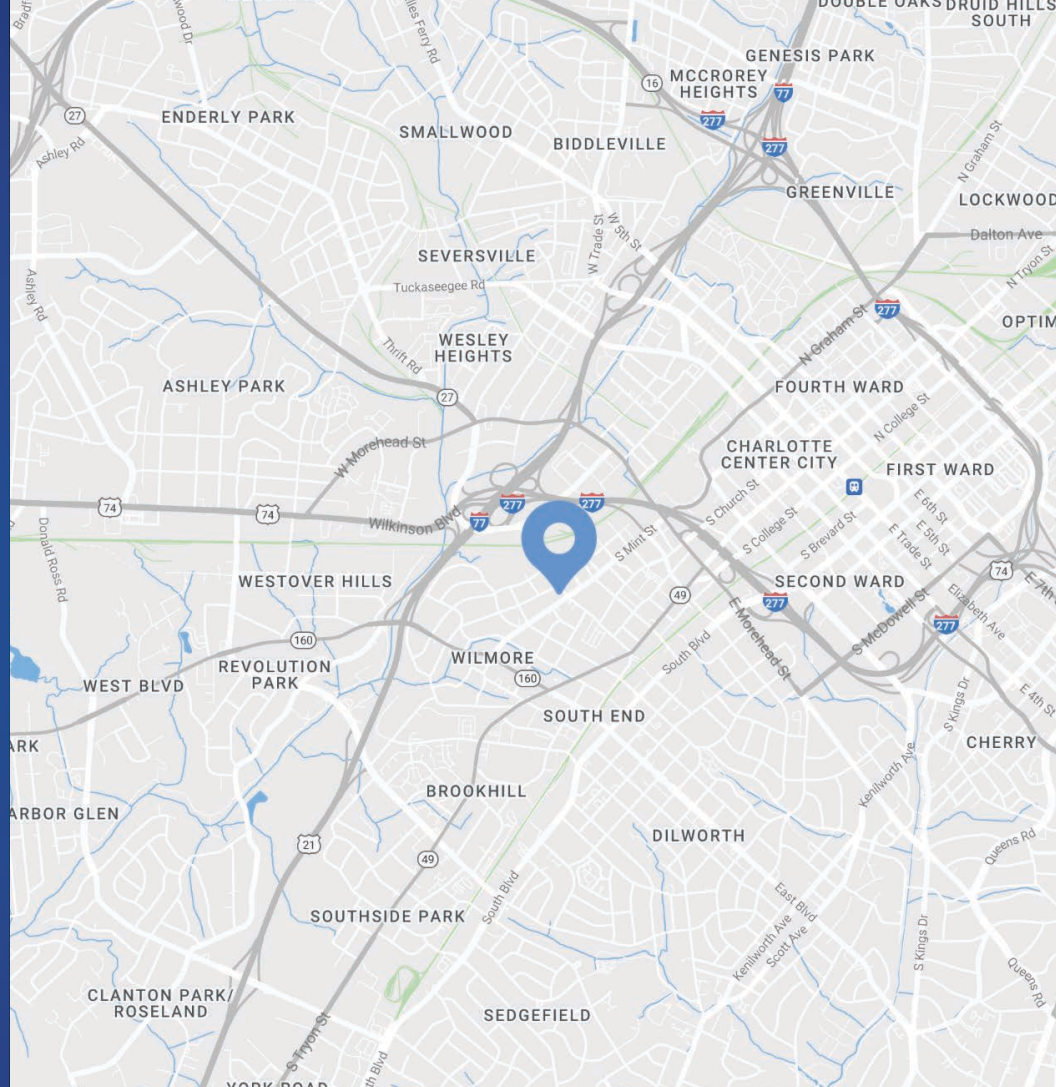
GLA +/- 9,863 SF Multi-Tenant Building

Parking 29 on-site parking spaces and on-street parking along South Mint Street

Zoning TOD-NC (HDO)

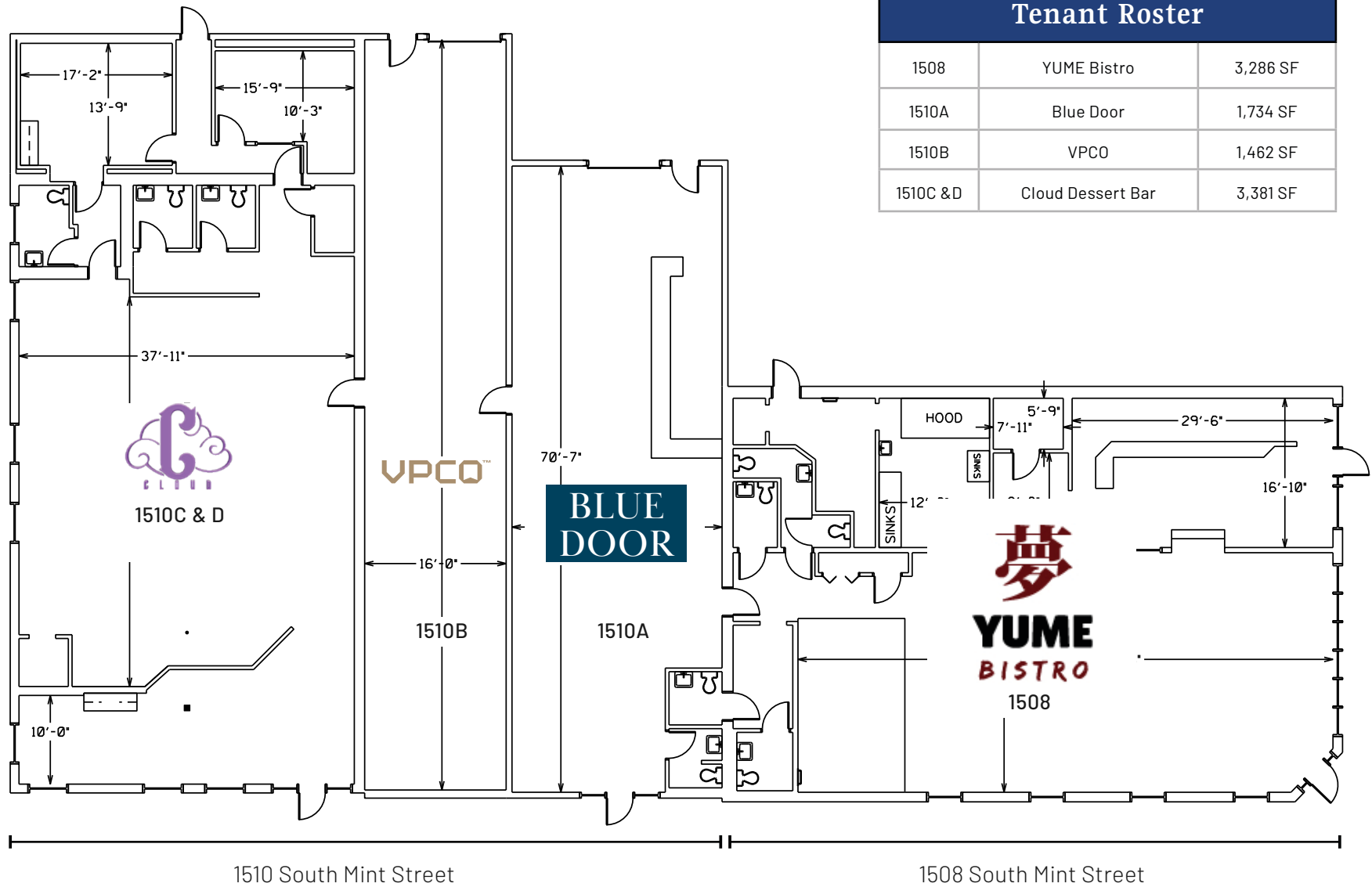
Traffic Counts South Mint Street | 7,600 VPD

Lease Rate Call for Leasing Details



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	1,462 SF
1510C & D	Cloud Dessert Bar	3,381 SF



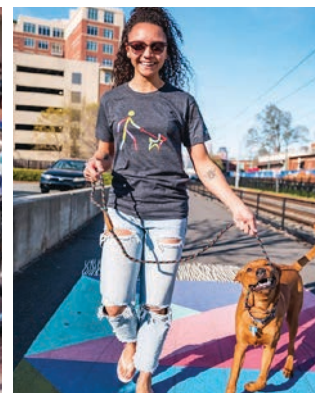
South End

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

CRAFT

Secul Food LETSMENTKNO

1501

Site

West Summit Avenue

7,600 VPD

4,300 VPD

South Mint Street



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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.