



826 Hawthorne Lane

Charlotte, North Carolina 28204



Available for Lease

+/- 1,200 SF Retail/Office Building Available in Plaza Midwood

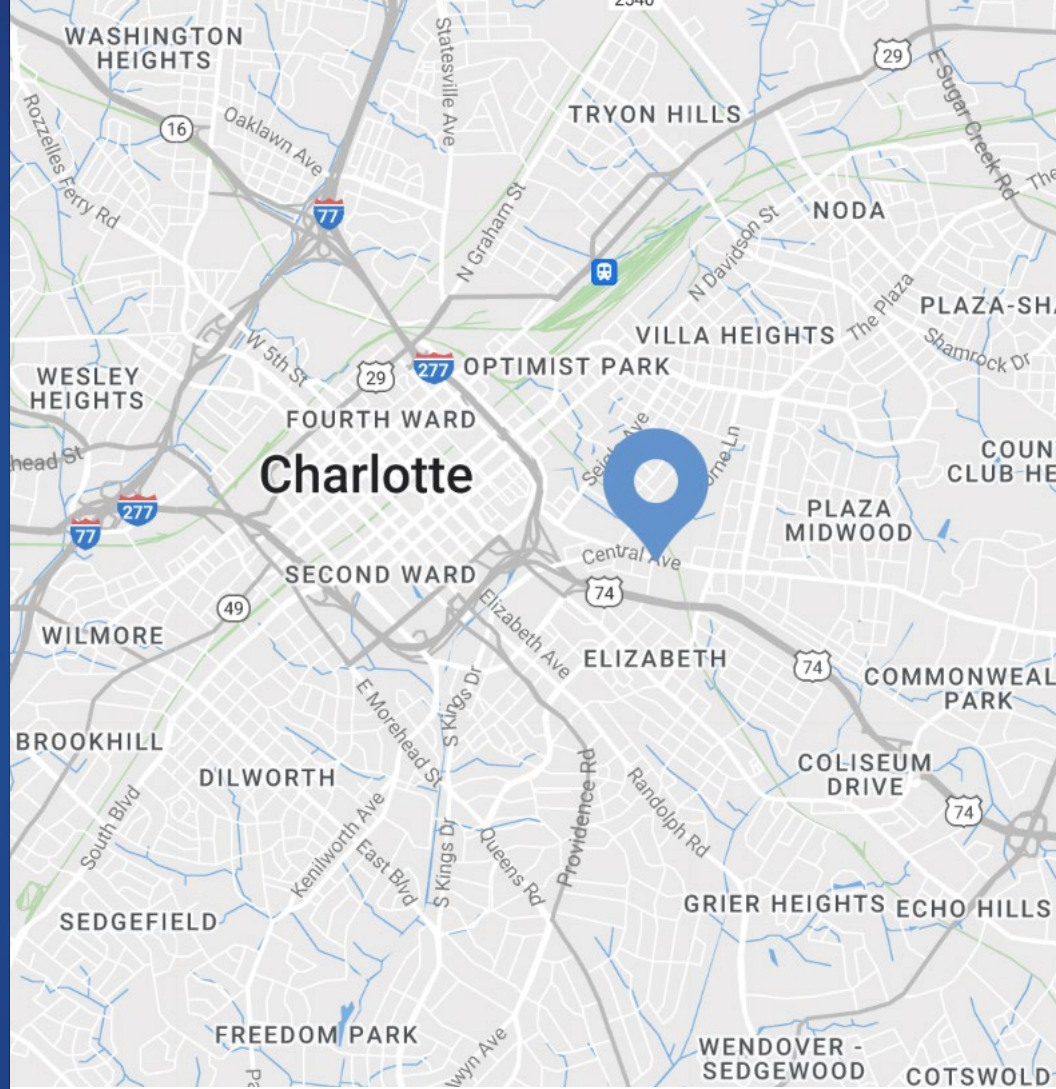
Property Overview

826 Hawthorne Ln Available for Lease

826 Hawthorne Ln showcases a remarkable 1,200 square feet of prime commercial space, ideal for retail and office purposes. This property offers exceptional visibility and an unbeatable location in the heart of Historical Plaza Midwood, making it the perfect opportunity for businesses seeking to establish themselves in this vibrant and thriving neighborhood.

Property Details

Address	826 Hawthorne Ln Charlotte, NC 28204
Availability	+/- 1,200 SF Building Available for Lease
Use	Retail/Office
Zoning	TOD-CC Charlotte Future 2040 Policy Community Activity Center
Parking	5 Surface Spaces
Traffic Counts	Hawthorne Ln 12,500 VPD Central Ave 28,000 VPD
Lease Rate	\$4,500/Month NNN



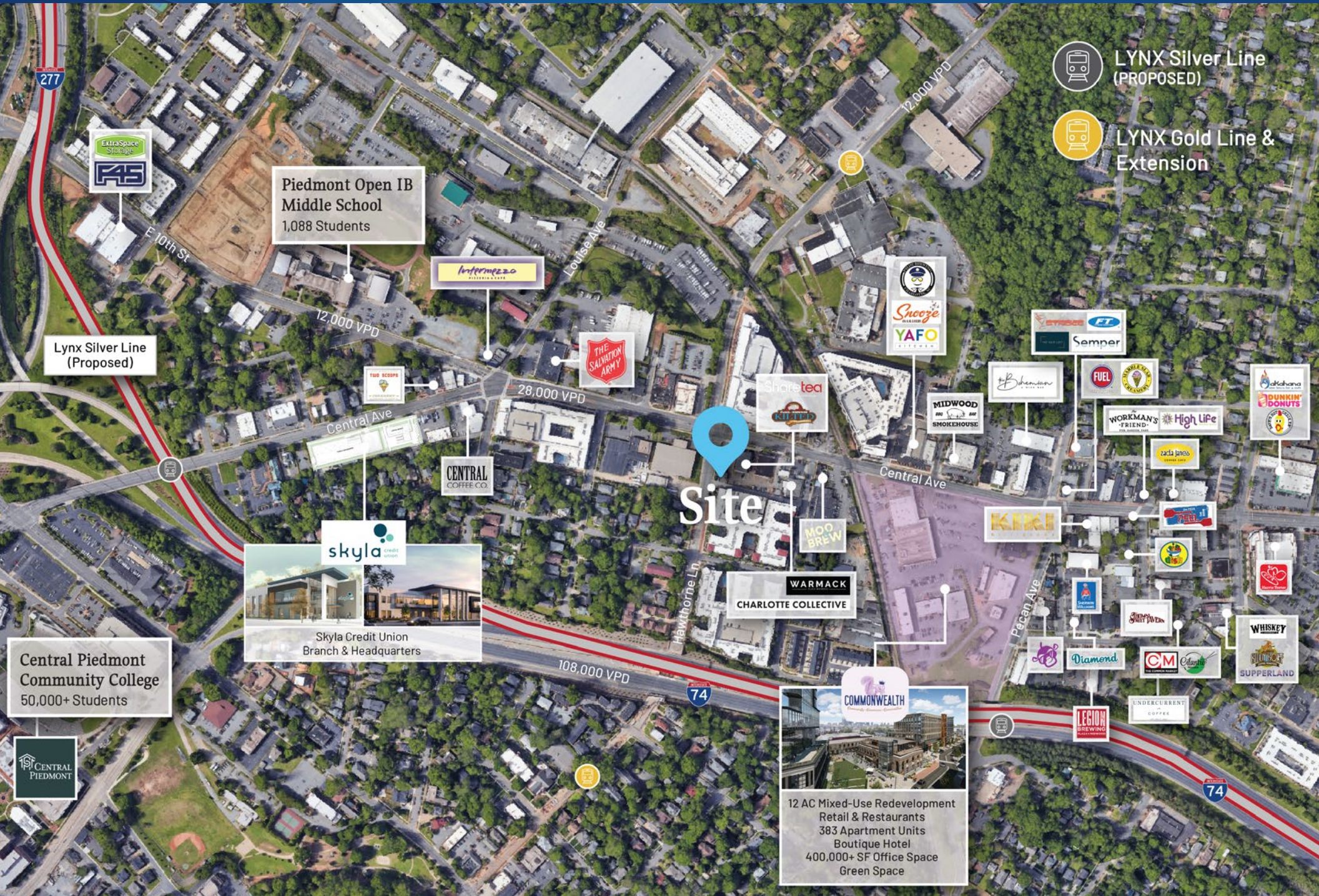
Demographics

RADIUS	1 MILE	3 MILE	5 MILE
2023 Population	17,247	130,660	293,171
Avg. Household Income	\$123,479	\$131,411	\$113,624
Median Household Income	\$82,151	\$83,121	\$67,796
Households	9,529	66,144	133,105
Daytime Employees	19,581	159,464	249,962

Interior Photos



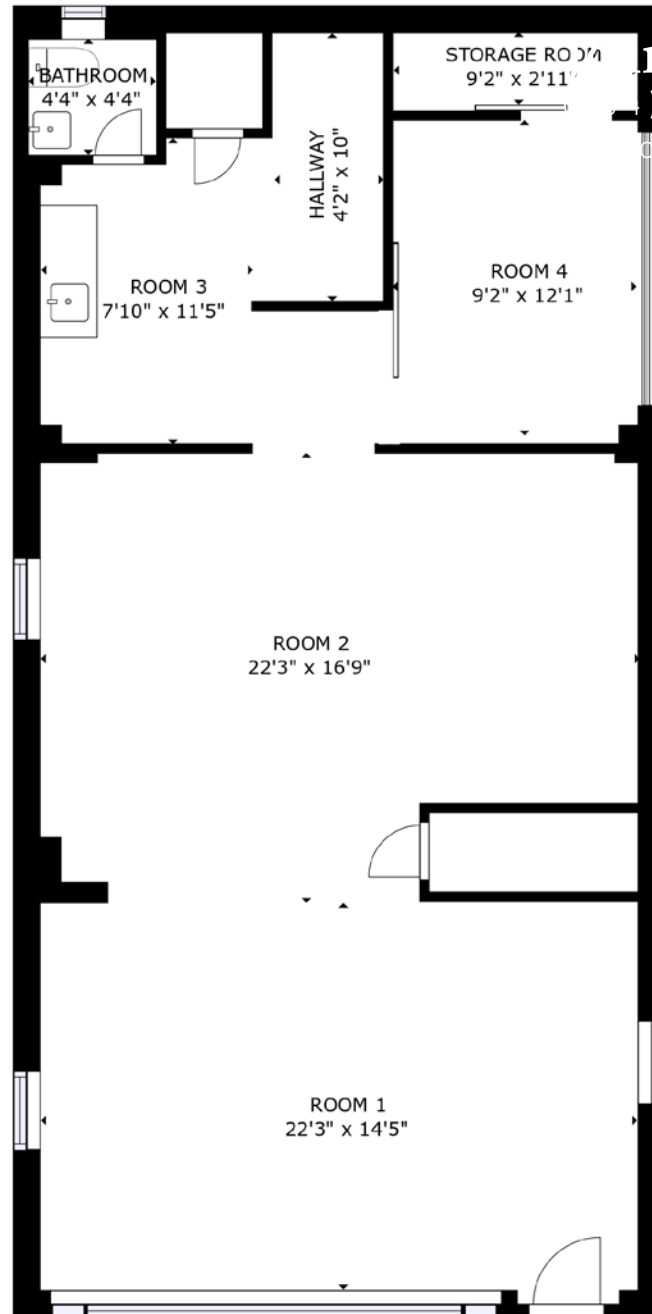
Market Overview



Available

+/- 1,200 SF Office Building

 Virtual Tour



Uptown

Central Ave

Hawthorne Ln

Site

12,000 VPD

Contact for Details

Frank Jernigan

(704) 749-5742

frank@thenicholscompany.com

John Nichols

(704) 373-9797

jnichols@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.