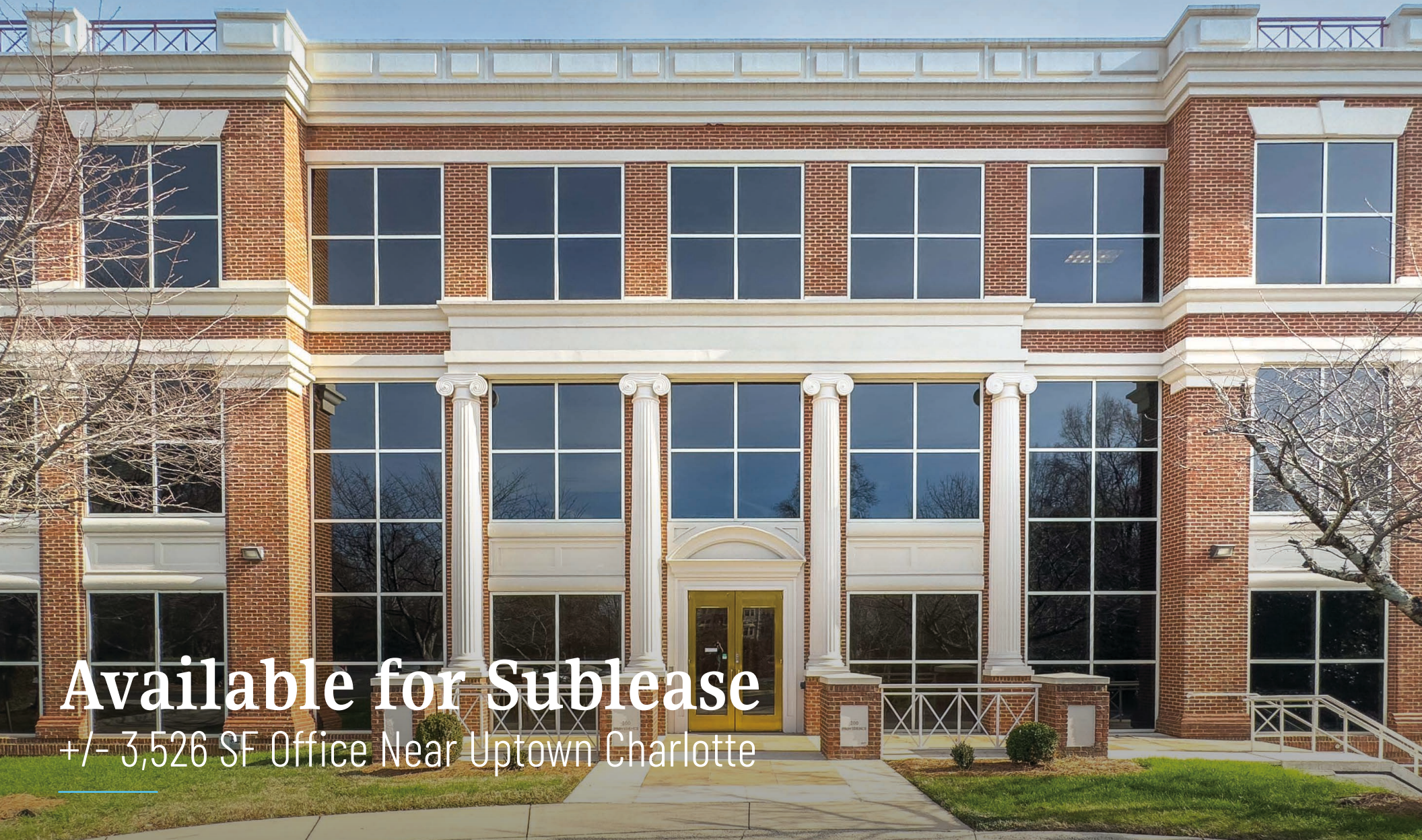




200 Providence Rd

Charlotte, North Carolina 28207



Available for Sublease

+/- 3,526 SF Office Near Uptown Charlotte

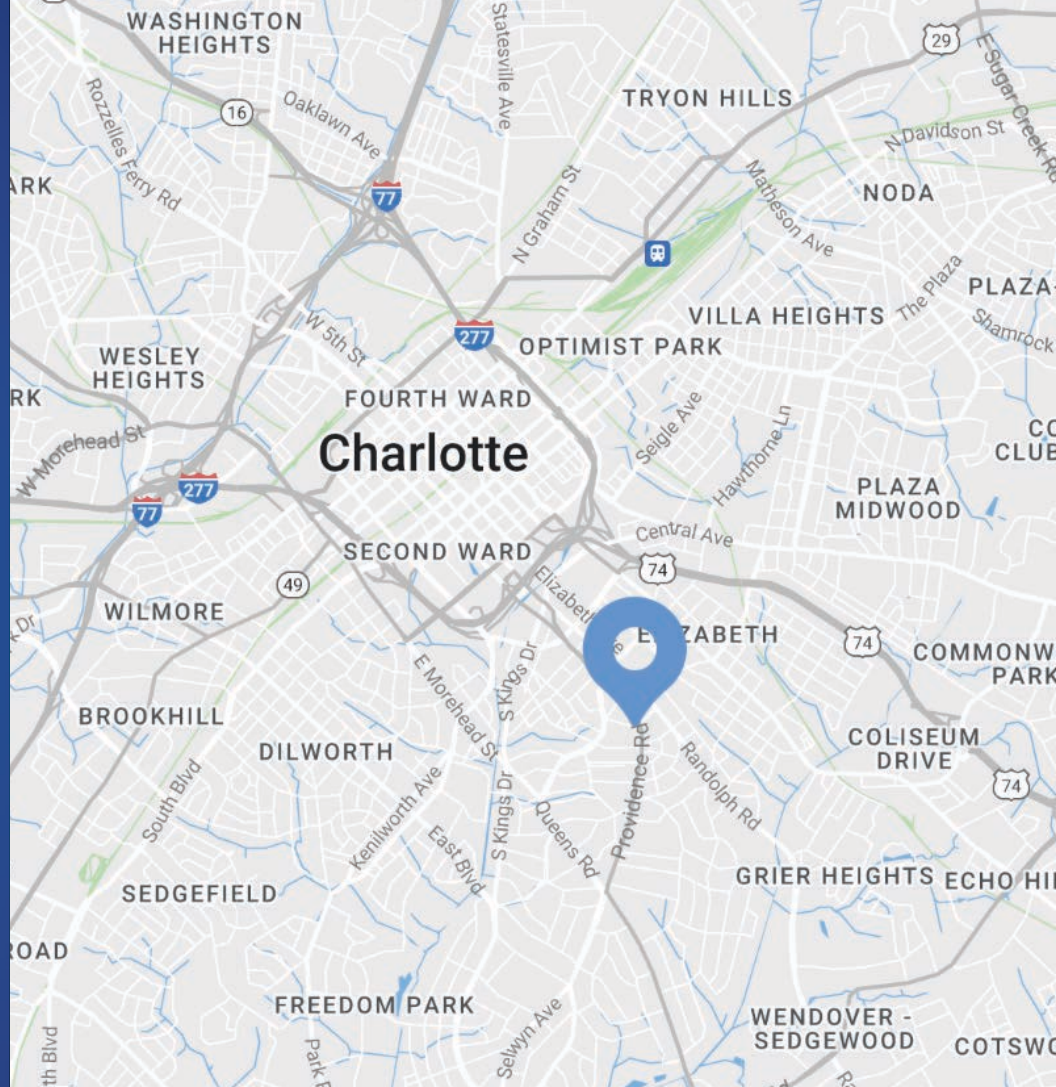
Property Overview

200 Providence Rd Available for Sublease

Sublease opportunity on Providence Rd in close proximity to Uptown Charlotte. This +/- 3,526 SF office space is move-in ready with multiple private offices, a conference room, and an open bullpen area. Convenient access to nearby popular retail and restaurants from Providence Rd, Uptown, and I-77.

Property Details

Address	200 Providence Rd Charlotte, NC 28207
Availability	+/- 3,526 SF Office Available for Sublease
Parcel	15502123
Use	Office
Parking	3.55/1,000 Ratio
Zoning	O-1(CD)
Traffic Counts	Providence Rd 25,000 VPD
Lease Rate	Call for Leasing Details
Nearby Destinations	Laurel Market, Summit Coffee Eastover, Fenwick's, The Duke Mansion, Panera Bread, Ru Ru's Tacos & Tequila



Demographics

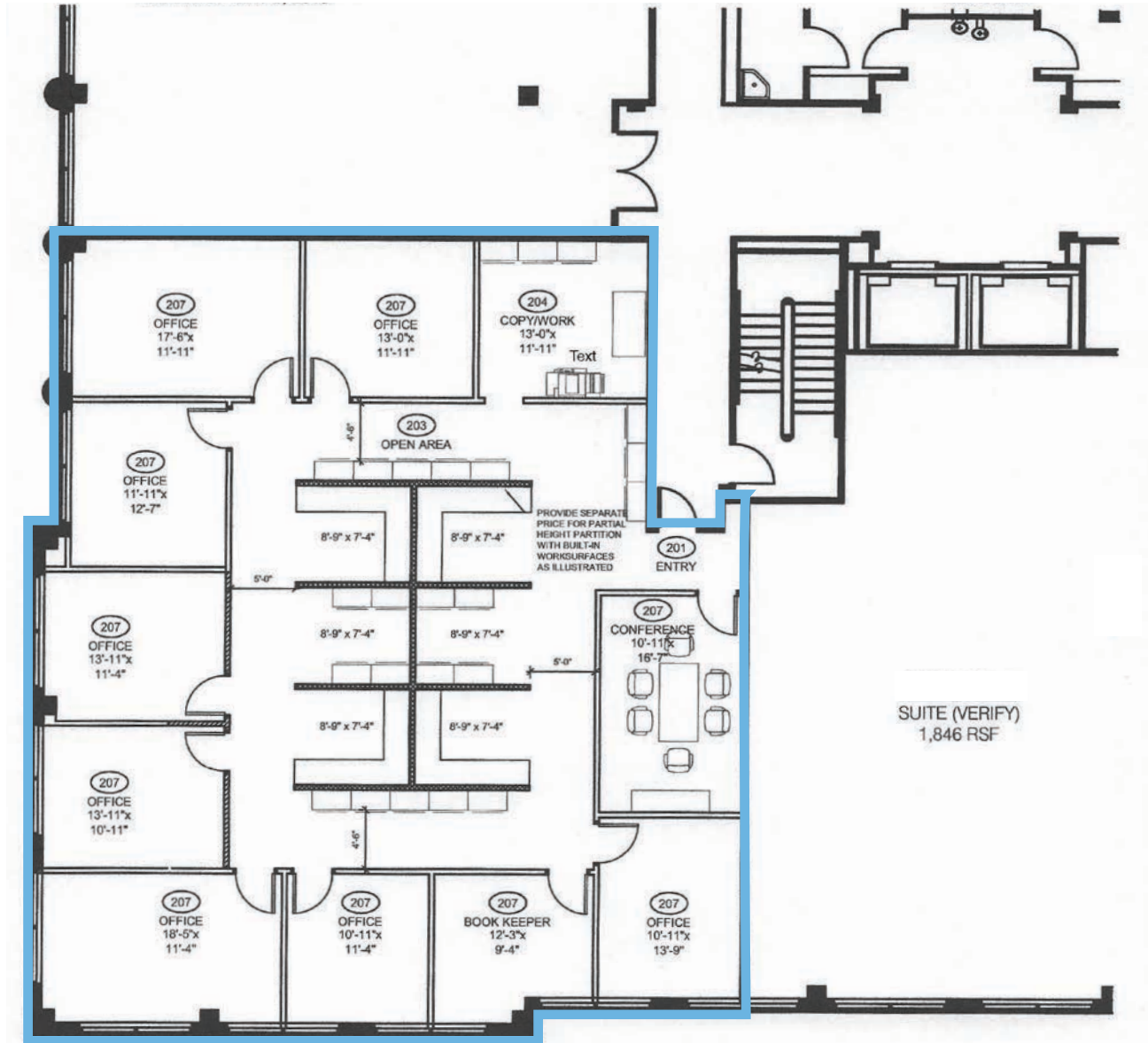
RADIUS	1 MILE	3 MILE	5 MILE
2023 Population	13,740	129,747	284,982
Avg. Household Income	\$163,714	\$143,382	\$119,931
Median Household Income	\$95,825	\$92,999	\$73,804
Households	7,501	66,700	132,413
Daytime Employees	37,397	164,400	262,863

Property Photos

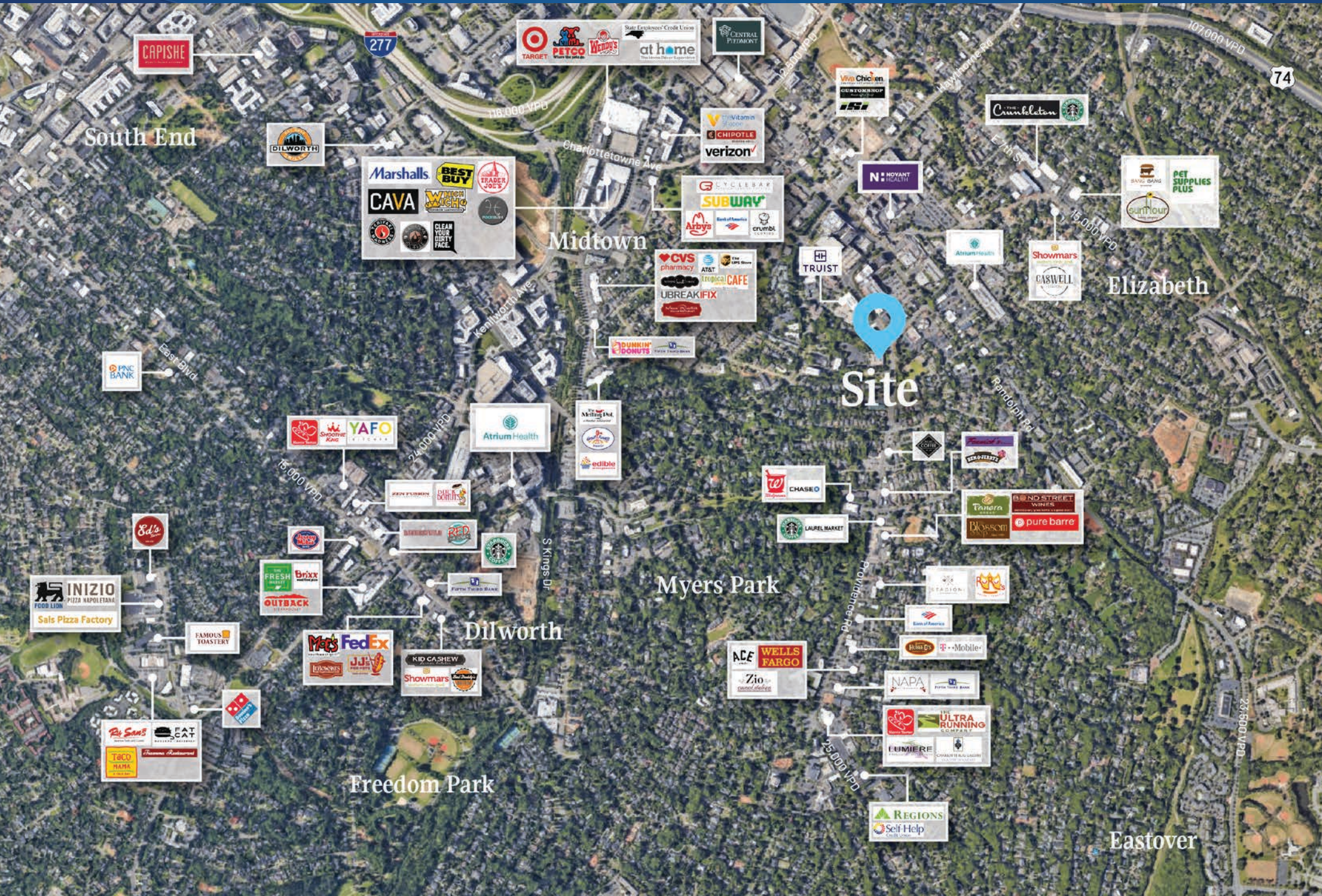


Available

Suite 200
+/- 3,526 SF



Market Overview





Contact for Details

Taylor Barnes

(704) 274-1224

taylor@thenicholscompany.com

Will Carlton

(704) 749-5733

will@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.