



Nova's Corner

1318 Pecan Avenue, Charlotte, NC 28205



2nd Generation Retail Space for Lease
Up to +/- 2,742 SF Available in Plaza Midwood

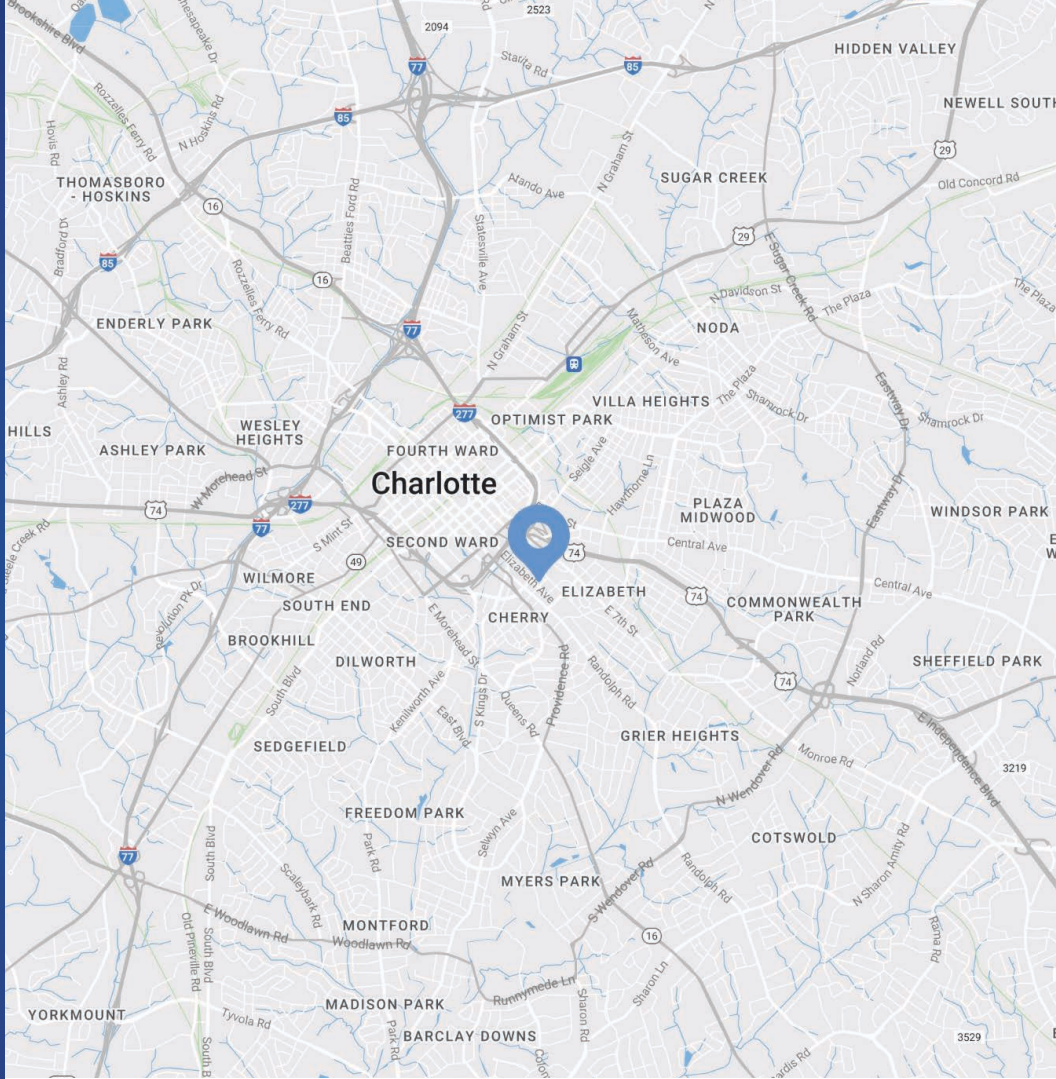
Property Overview

Nova's Corner Available for Lease

+/- 10,428 SF two level retail building in the heart of Plaza Midwood. Nova's Corner has two floors with spaces ideal for restaurant, retail, office, fitness, and medical uses. There is a 2nd Generation retail space available that includes a covered patio. Additionally, there is 2nd generation retail space perfect for fitness, medical, and general retail uses. The site is within walking distance to numerous restaurants and retail shops and is a quick drive to Uptown, Midtown and the Interstates.

Property Details

Address	1318 Pecan Avenue Charlotte, NC 28205
Square Footage	First Floor: Up to +/- 2,742 SF 2nd Generation Retail Space Second Floor: +/- 1,205 SF Warm Vanilla Box
Use	Retail, Restaurant/Bars, Office, Fitness, Medical
Building Size	10,428 SF
Parking	Abundant parking
Traffic Counts	Central Avenue 25,500 VPD
Lease Rate	Call for Leasing Details



Demographics

RADIUS	1 MILE	3 MILE	5 MILE
2023 Population	15,824	130,370	299,481
Avg. Household Income	\$135,528	\$128,793	\$112,938
Median Household Income	\$92,893	\$81,068	\$67,366
Households	8,360	65,150	135,593
Daytime Employees	13,291	157,435	247,784



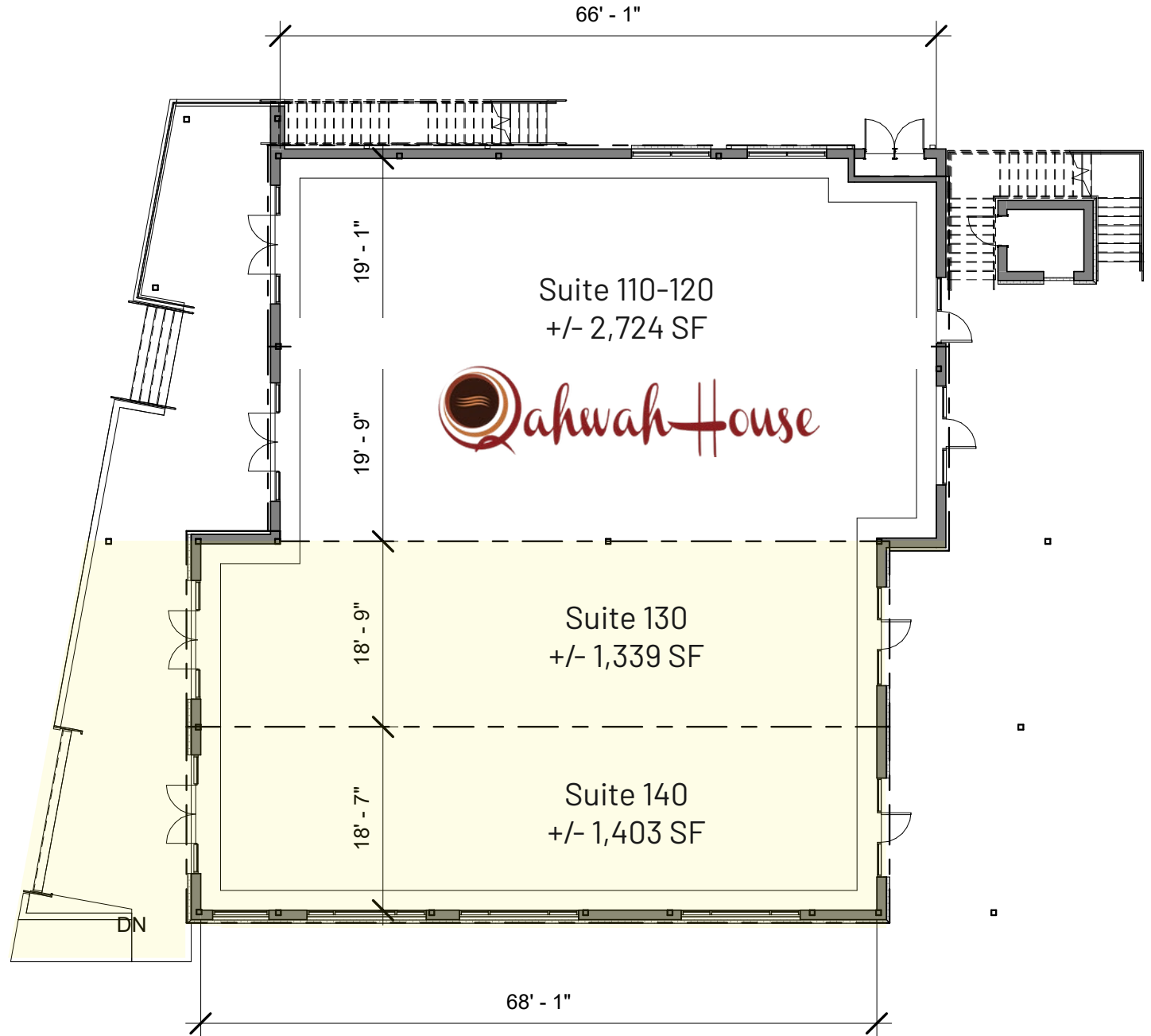
Available

Suites 130-140

+/- 2,742 SF 2nd Generation Retail
Vanilla Box

*Seeking fitness, medical,
and general retail uses*

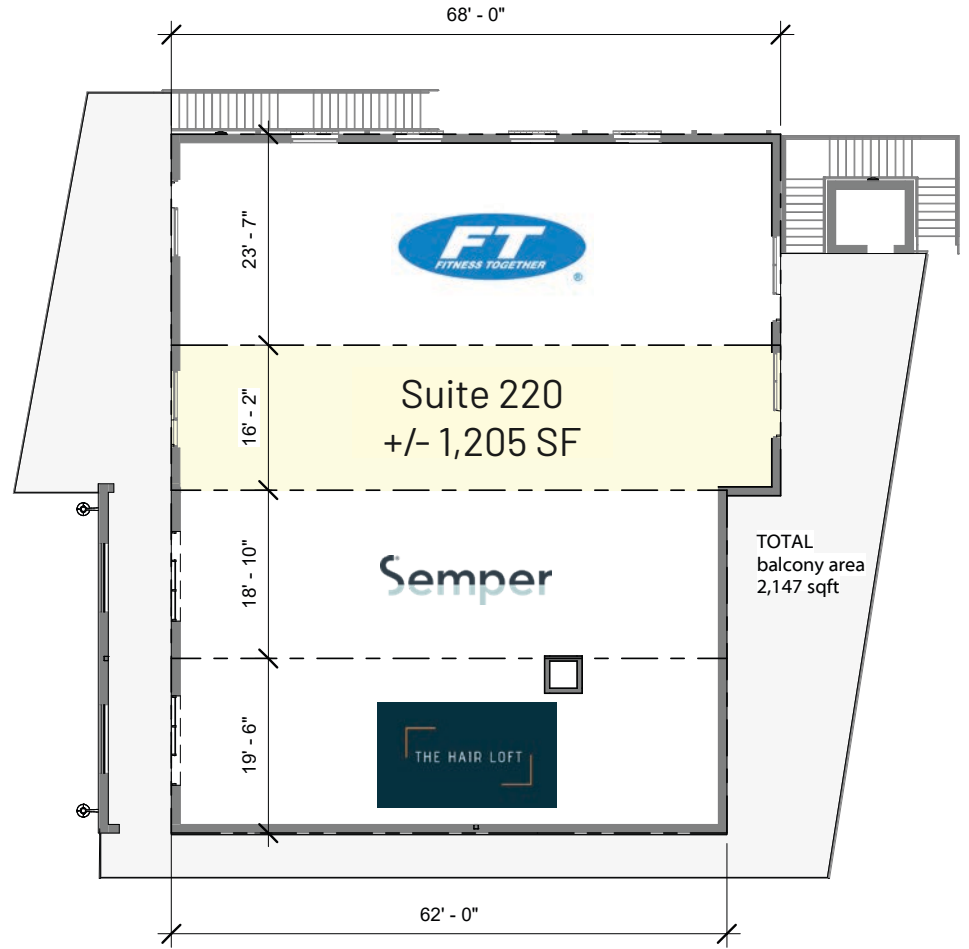
 [Virtual Tour](#)



Available

Suite 220

+/- 1,205 SF Warm Vanilla Box



Plaza Midwood

Charlotte, NC

Just a 1 mile cruise along Central Avenue from Uptown Charlotte will put you in a place where fashion, food, and art rule! Plaza Midwood is one of Charlotte's most unique, preeminent urban core neighborhoods. The neighborhood boasts a mixture of unique restaurants, art galleries, locally owned shops, popular bars, and live music venues. Recent years have witnessed its resurgence as a vibrant, highly sought after neighborhood with numerous upcoming and completed developments.





Lynx Silver Line (Proposed)



Piedmont Open IB Middle School
1,088 Students



LYNX Silver Line (PROPOSED)

LYNX Gold Line & Extension

Site

Central Piedmont Community College
50,000+ Students



Skyla Credit Union Branch & Headquarters

WARMACK CHARLOTTE COLLECTIVE



12 AC Mixed-Use Redevelopment
Retail & Restaurants
383 Apartment Units
Boutique Hotel
400,000+ SF Office Space
Green Space



Lynx Gold Line Street Car

113,000 VPD

35,000 VPD

29,000 VPD

277

74

74

Property Photos





Contact for Details

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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.