



# 2138 McClintock Rd

Charlotte, North Carolina, 28205



## Available for Lease

+/- 2,045 SF Neighborhood Commercial/Education/Residential in Plaza Midwood

Property Overview

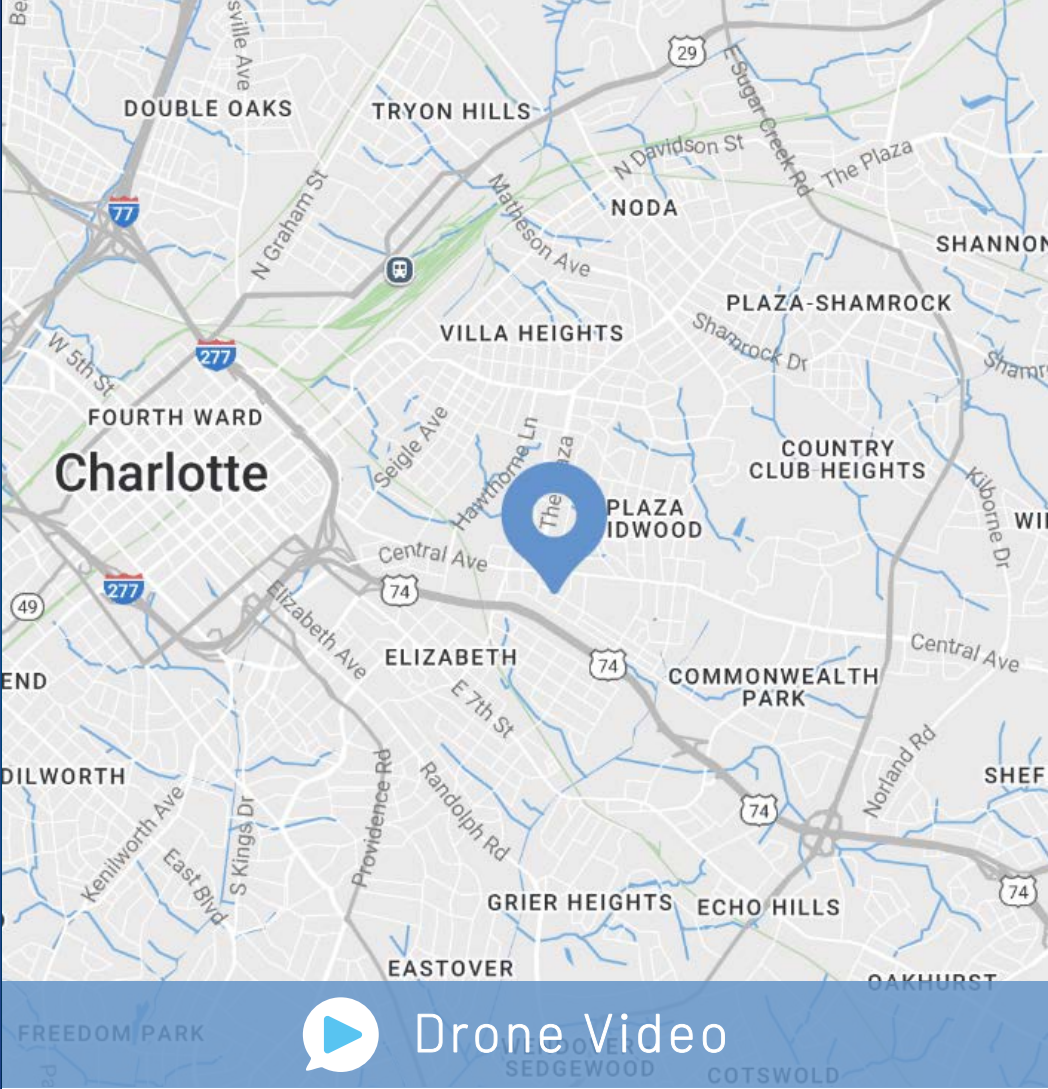
# 2138 McClintock Rd

## Available for Lease

± 2,045 SF available for lease in the heart of Plaza Midwood. The site is within walking distance of many of Plaza Midwood’s iconic retail destinations and popular restaurants. Surrounded by multi-family and mixed-use developments, this site presents an excellent opportunity to enter one of Charlotte’s most dynamic neighborhoods. This move-in ready space is ideal for a neighborhood commercial establishment, community center, education, or single family dwelling.

Property Details

Address	2138 McClintock Rd   Charlotte, NC 28205
Availability	+/- 2,045 SF Available for Lease
Use	Neighborhood Commercial/Education/Residential
Zoning	N1-C
Parcels	12901213
Traffic Counts	Central Ave   21,500 VPD Commonwealth   6,439 VPD
Lease Rate	Call for Leasing Details



Demographics

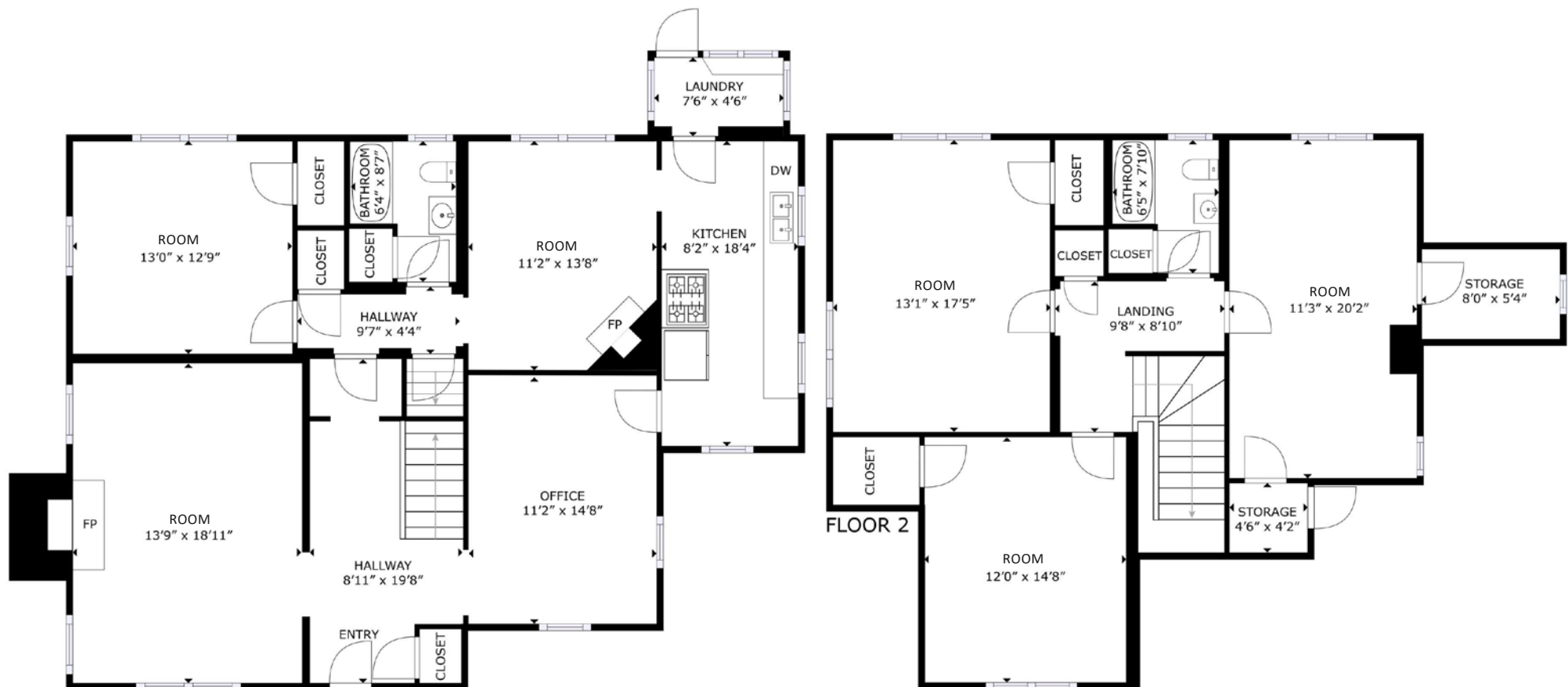
RADIUS	1 MILE	3 MILE	5 MILE
2024 Population	16,597	132,801	302,553
Avg. Household Income	\$141,161	\$138,781	\$122,532
Median Household Income	\$95,267	\$89,143	\$76,088
Households	8,860	66,509	138,011
Daytime Employees	17,223	153,996	257,930

## Available

+/- 2,045 SF

Plus basement for additional storage

 Virtual Tour



## Interior Photos



Site Overview



E. Independence Blvd (Hwy 74)  
117,000 VPD

74

UNDERCURRENT  
COFFEE

LEGION  
BREWING  
PLAZA MIDWOOD

Diamond

CM  
THE COMMON MARKET

THOMAS STREET TAVERN

SUPPERLAND

Plaza  
Midwood

Snooze  
AMERICAN  
YAFU  
RESTAURANT

DILWORTH

CVS  
pharmacy

WOLF GANG BAKERY

USPS

WELLS FARGO

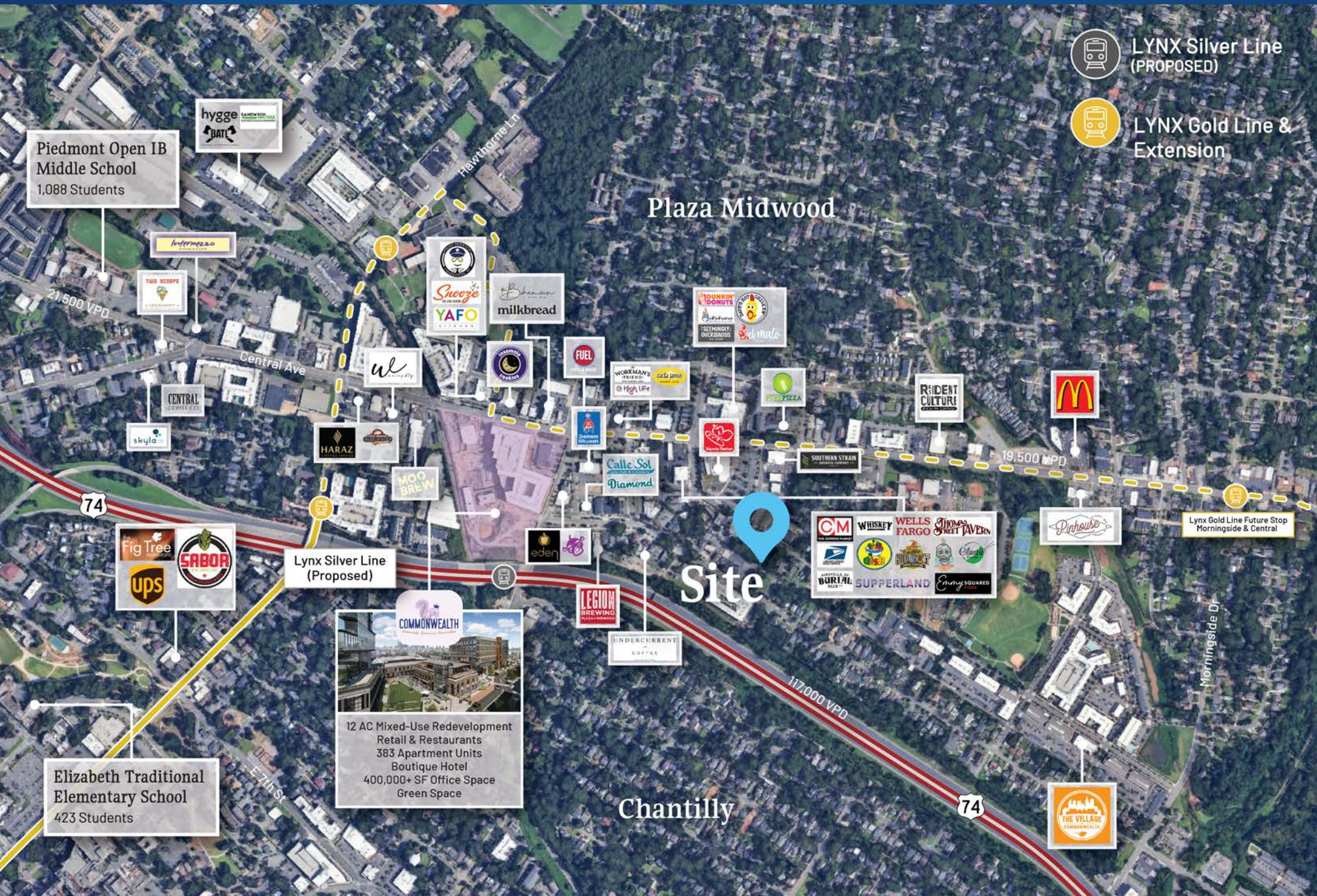
Central Ave  
21,500 VPD

Harris Teeter

Site

McClintock Rd

# Market Overview





# Plaza Midwood

The go-to spot to meet, mingle, and unwind

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.

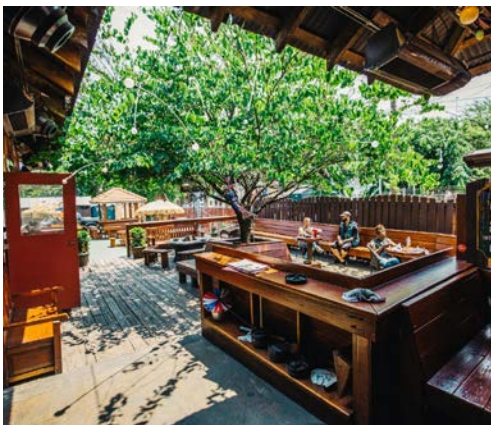
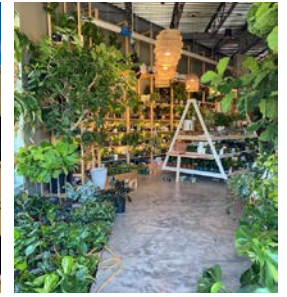


  
**2.5 Mi**  
Distance to Uptown

  
**153,996**  
Daytime Population  
(3 Mile)

  
**56**  
Walkability Score

  
**21,500**  
Vehicles per Day  
on Central Ave



## Available Properties Nearby





Contact for Details

## Taylor Barnes

(704) 274-1224

taylor@thenicholscompany.com

## John Nichols

(704) 373-9797

jnichols@thenicholscompany.com



### Website

[www.TheNicholsCompany.com](http://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.