



CONCEPTUAL RENDERING

CHARLOTTE, NC

# Toringdon Place

12135 N Community House Rd | Charlotte, NC  
Retail Opportunities for Lease



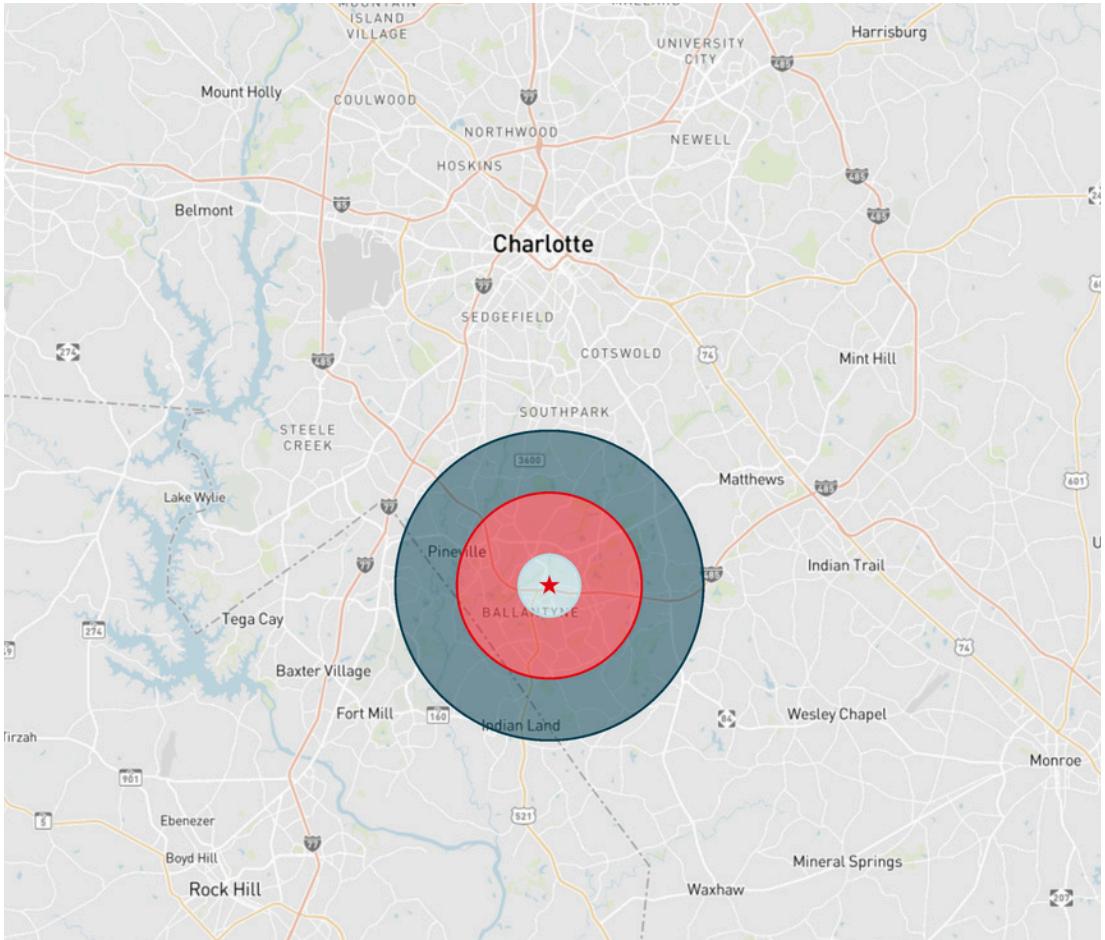
# Property Information

12135 N Community House Rd  
Charlotte, NC 28277

Set within the heart of Ballantyne neighborhood, Toringdon Place, a ± 10,713 SF retail center, will seamlessly connect residents, professionals, and visitors with essential retail and dining options.

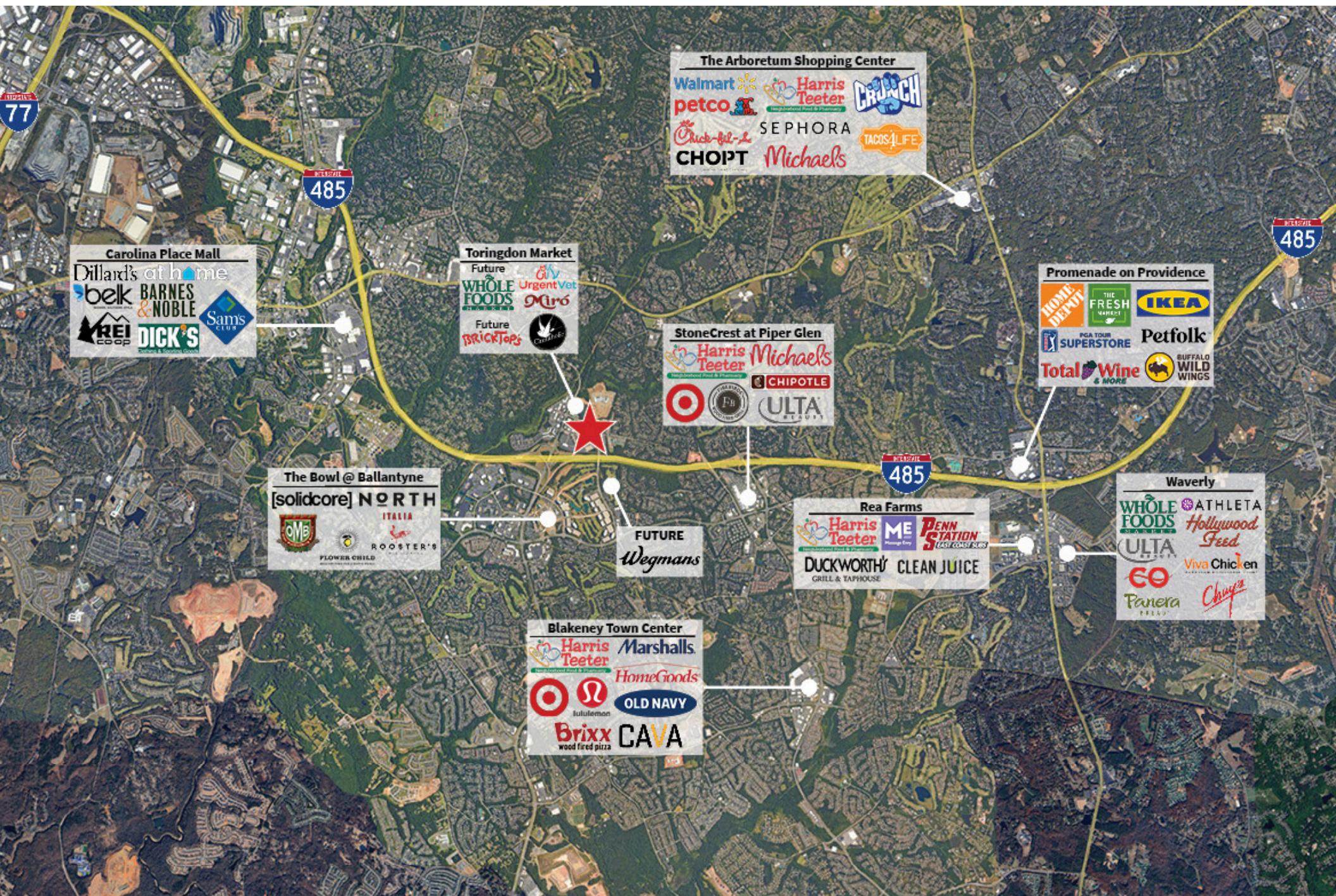
## Property Highlights

- ± 10,713 SF retail availability
- Delivery Q1 2027
- Excellent visibility and access at hard-corner signalized intersection
- 63 total parking spaces, 5.89/1,000 SF parking ratio
- Situated within established Toringdon Office Park (22,919+ employees)
- Wegmans grocery to be built 0.25 mi south along North Community House Rd
- Located directly adjacent to:
  - 750,000 SF of Class-A office
  - 865 total units within walking distance
  - 120-key hotel



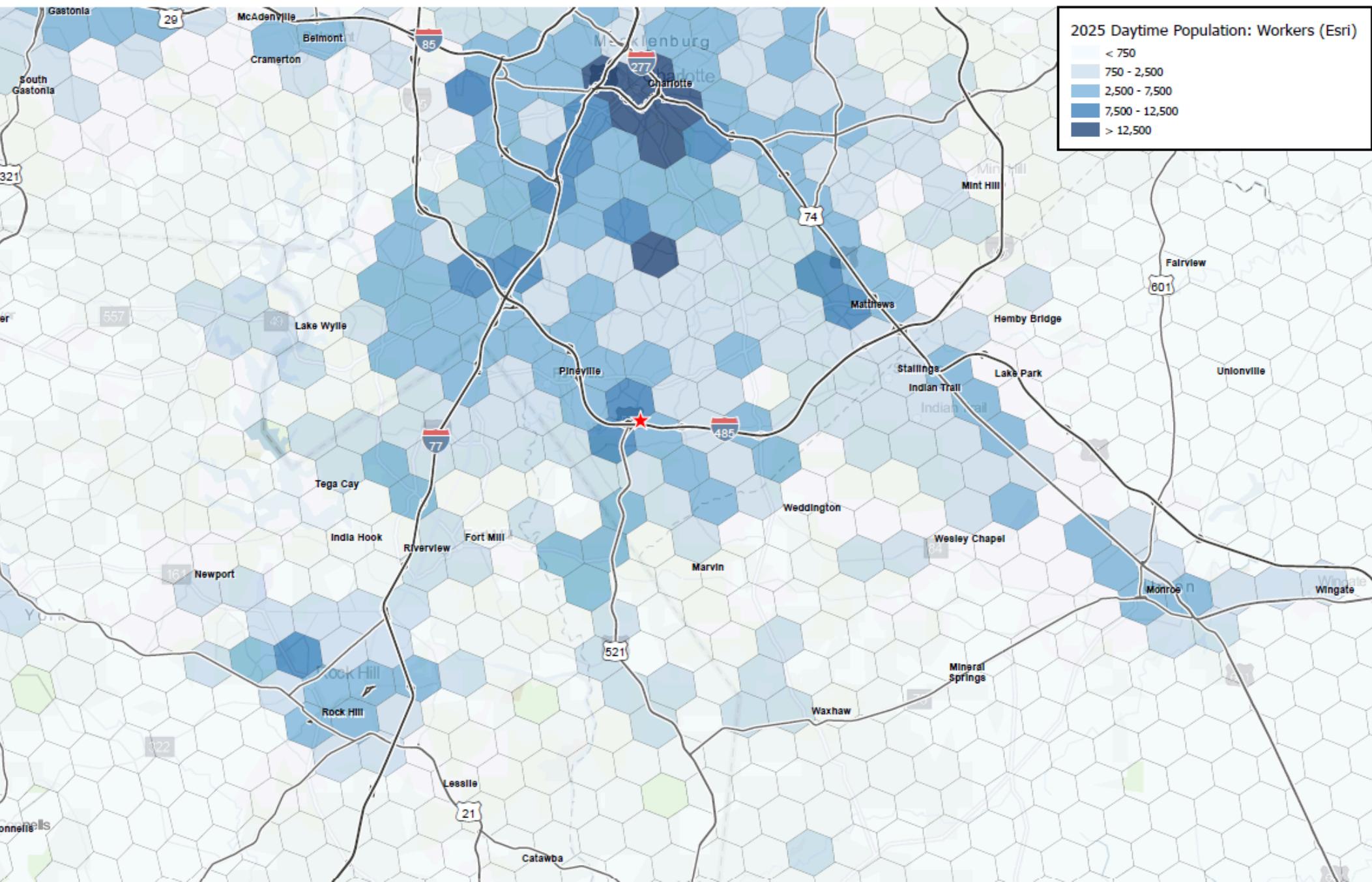
	1 mile	3 miles	5 miles
<b>Total Population</b>	8,378	89,161	204,495
<b>Total Households</b>	3,755	36,693	80,993
<b>Median Household Income</b>	\$104,644	\$111,032	\$120,540
<b>Median Age</b>	38	39.6	39.6

# Market Overview



# Daytime Population

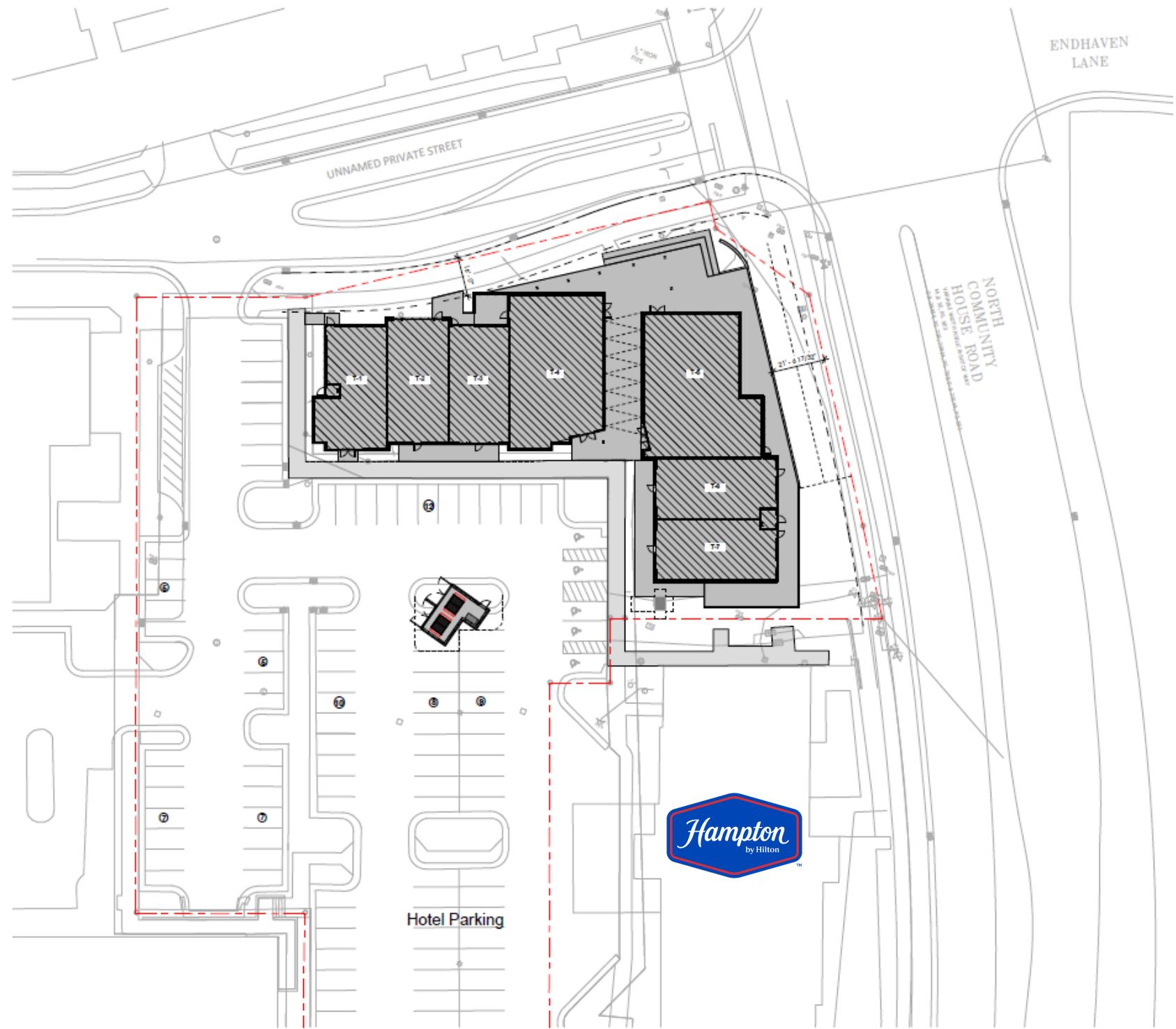
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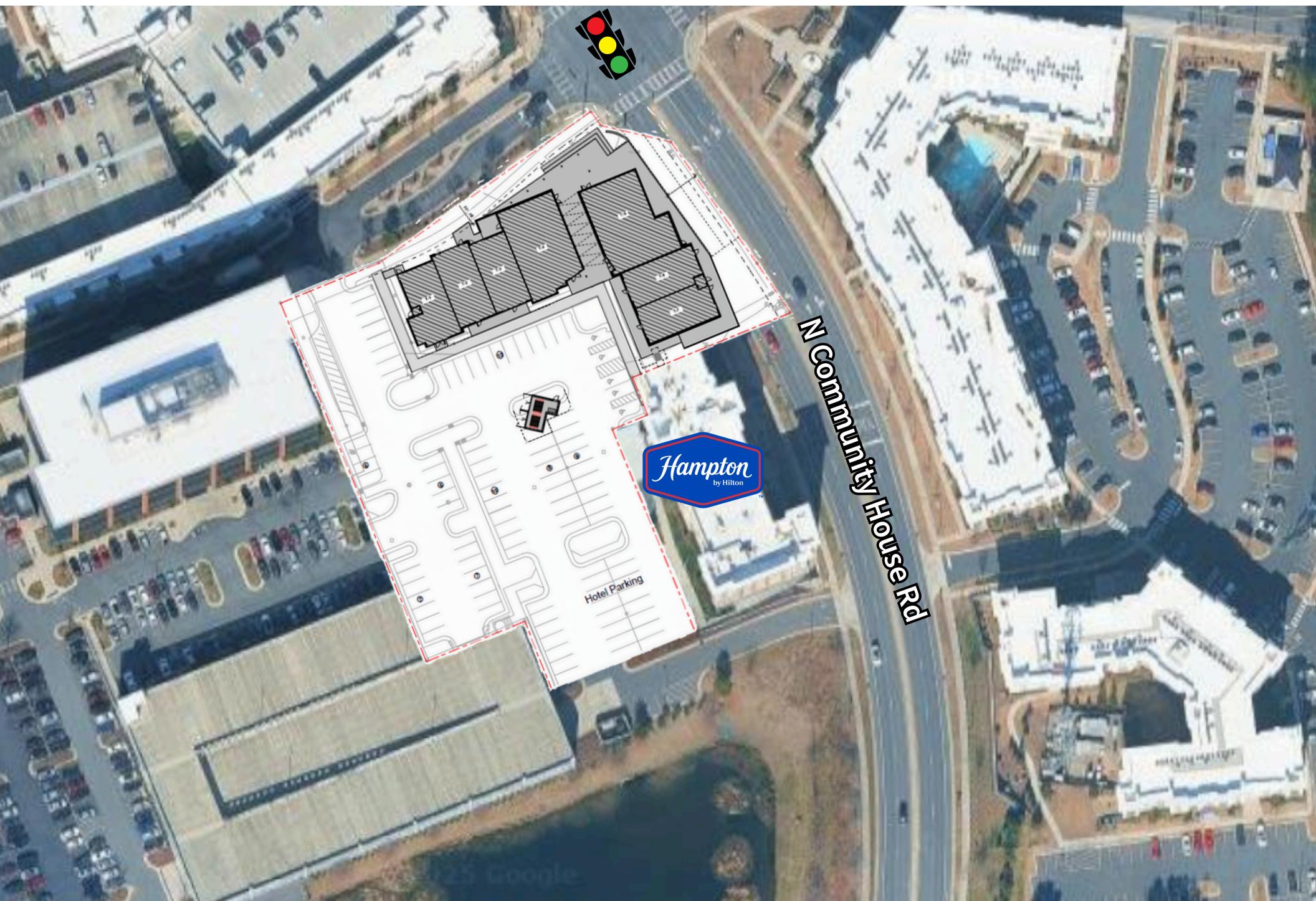
# Site Overview



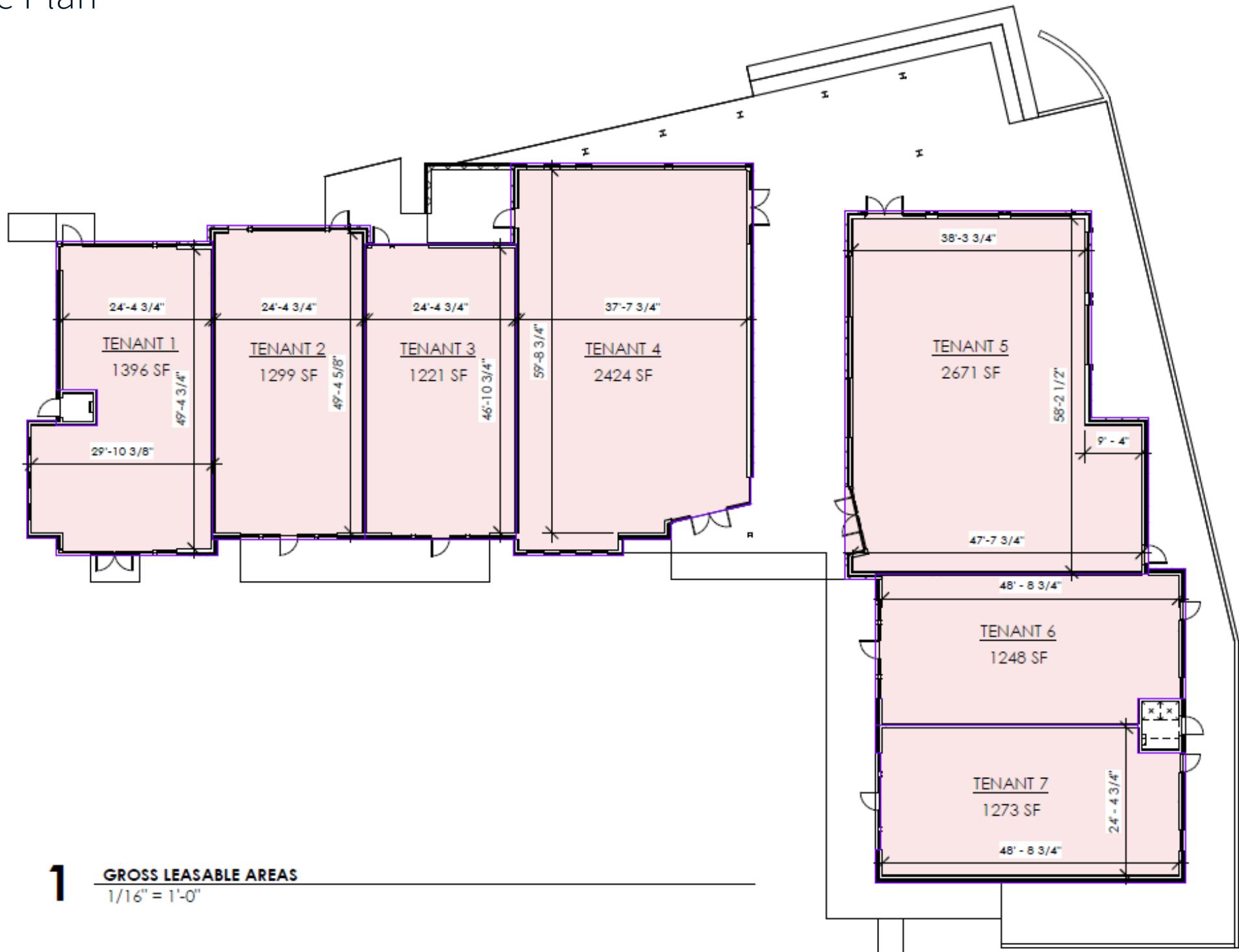
# Overall Site Plan



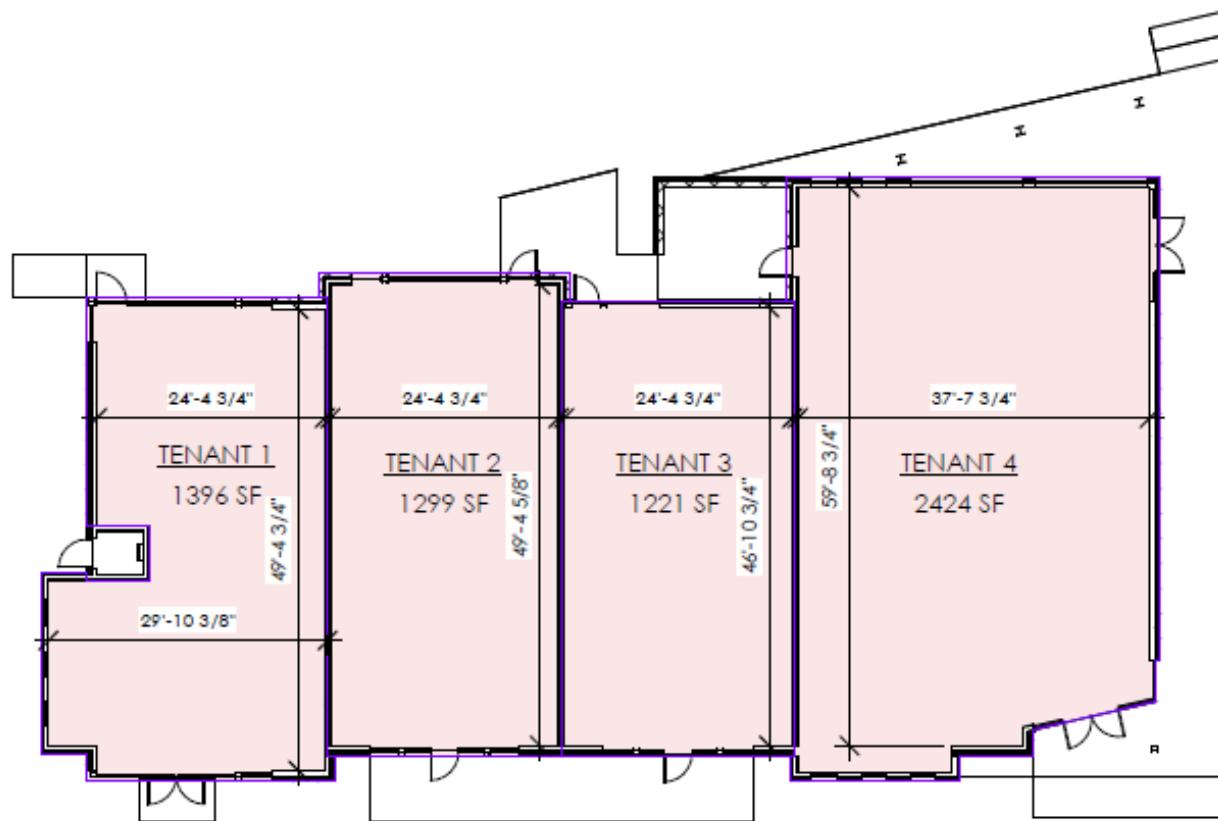
# Site Plan Aerial



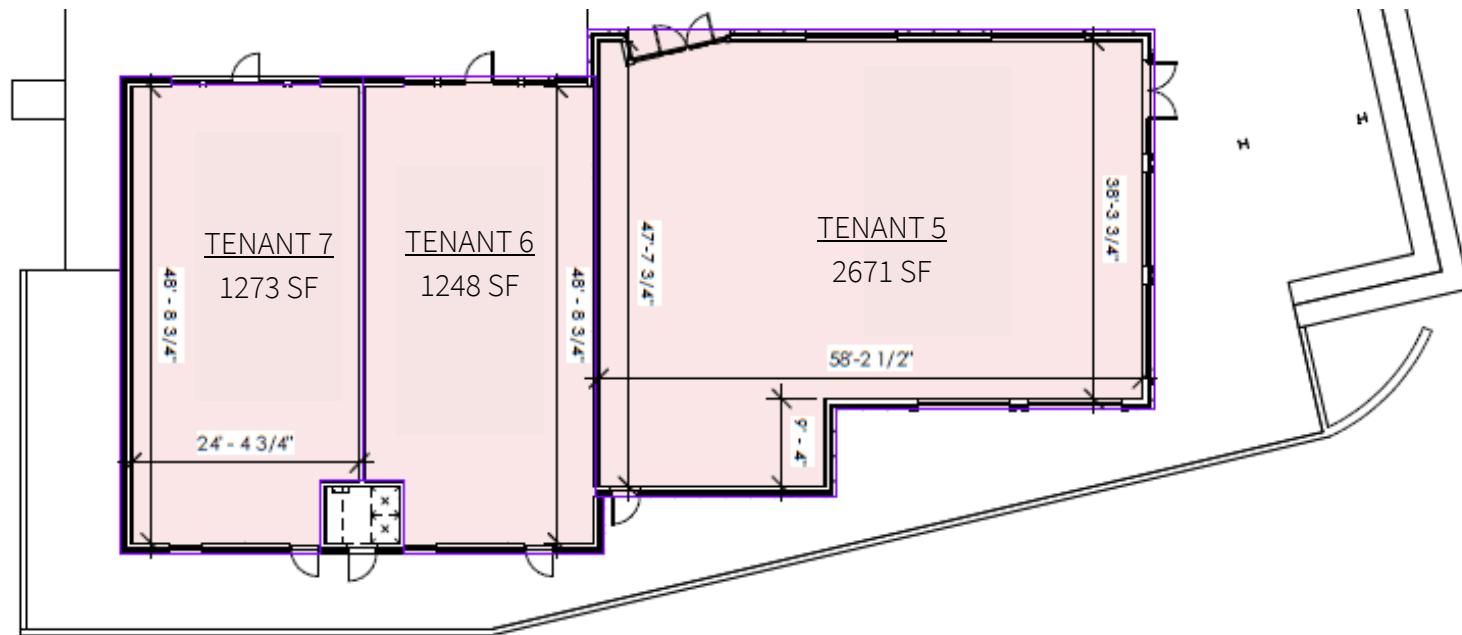
# Site Plan



# Building 1 Floor Plan



# Building 2 Floor Plan



Contact Us:

**Margot Bizon**

[Margot.Bizon@jll.com](mailto:Margot.Bizon@jll.com)

+1 704 804 5779

**Lindsay Stafford**

[Lindsay.Stafford@jll.com](mailto:Lindsay.Stafford@jll.com)

+1 980 819 3837

