



# **SOUTH END RETAIL & OFFICE SPACE FOR LEASE**



## **GREYSTONE PLAZA 3039 SOUTH BLVD. CHARLOTTE, NC 28209 Available Space 900 to 2,712 SF \$18-20 PSF NET plus CAM**

- Dynamic Growth Area in South End / Sedgefield / Dilworth
- High Density Area, Fast Growing Corridor, Pedestrian District near many new Apartments. High Visibility Frontage on South Blvd, Ample Parking, Easy Access at a Corner
- Located between the New Bern and Scaleybark Transit Stations
- Current Tenants: Greystone Restaurant, Subway, Valencia Jewelers, Liberty Tax, Pegram Insurance.

**Contact: Stephen Lucas  
Wilkinson ERA Real Estate—Commercial Division  
704-208-7877 / Lucas@Optima247.com**



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### Demographics for 3039 South Blvd.

	1 Mile	3 Mile	5 Mile
2015 Total Population: Adult	10,029	72,535	171,050
2015 Total Daytime Population	24,306	220,319	411,601
2015 Total Employees	18,570	176,493	296,411
2015 Total Pop. Median Age	33	33	34
% Pop. Change 2010-2015	24.19%	17.27%	13.69%
2015 Housing Units	4,868	32,437	81,852
2015 Renter Occupied Units	2,576	14,891	38,873
% 2015 Renter occupied units	55.49%	49.95%	51.51%
2015 Household Income: AVG.	\$74,297	\$88,602	\$79,148

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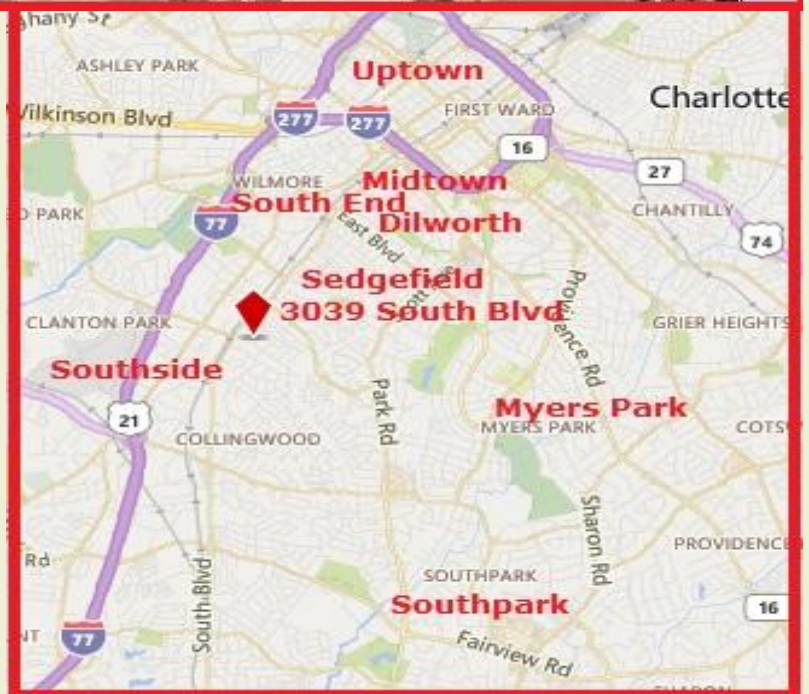
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