



INDUSTRIAL BUILDING FOR LEASE

1817 WESTINGHOUSE BLVD

CHARLOTTE, NC 28273



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PROPERTY SUMMARY



PROPERTY DESCRIPTION

This prime property offers a highly desirable location with excellent visibility. Boasting easy access and ample parking, this industrial space is ideal for retail, office, or showroom use. With easy access to I-77, I-485, and the airport, this complex is located in the largest industrial submarket in the Carolinas.

PROPERTY HIGHLIGHTS

- Zoned ML-2
- High Visibility and Accessibility
- Excellent Building Signage
- Flexible Floor Plan
- 4 Dock High Doors
- 1 Drive-In Door
- 21' Clear Height
- Potential for Outdoor Storage

OFFERING SUMMARY

Lease Rate: Call Broker

Available Units: **Section A:** 27,168 SF
Section B: 15,020 SF
Section A & B: 42,188 SF

Available SF: 15,020 - 42,188 SF

Lot Size: 206,917 SF

Building Size: 67,120 SF

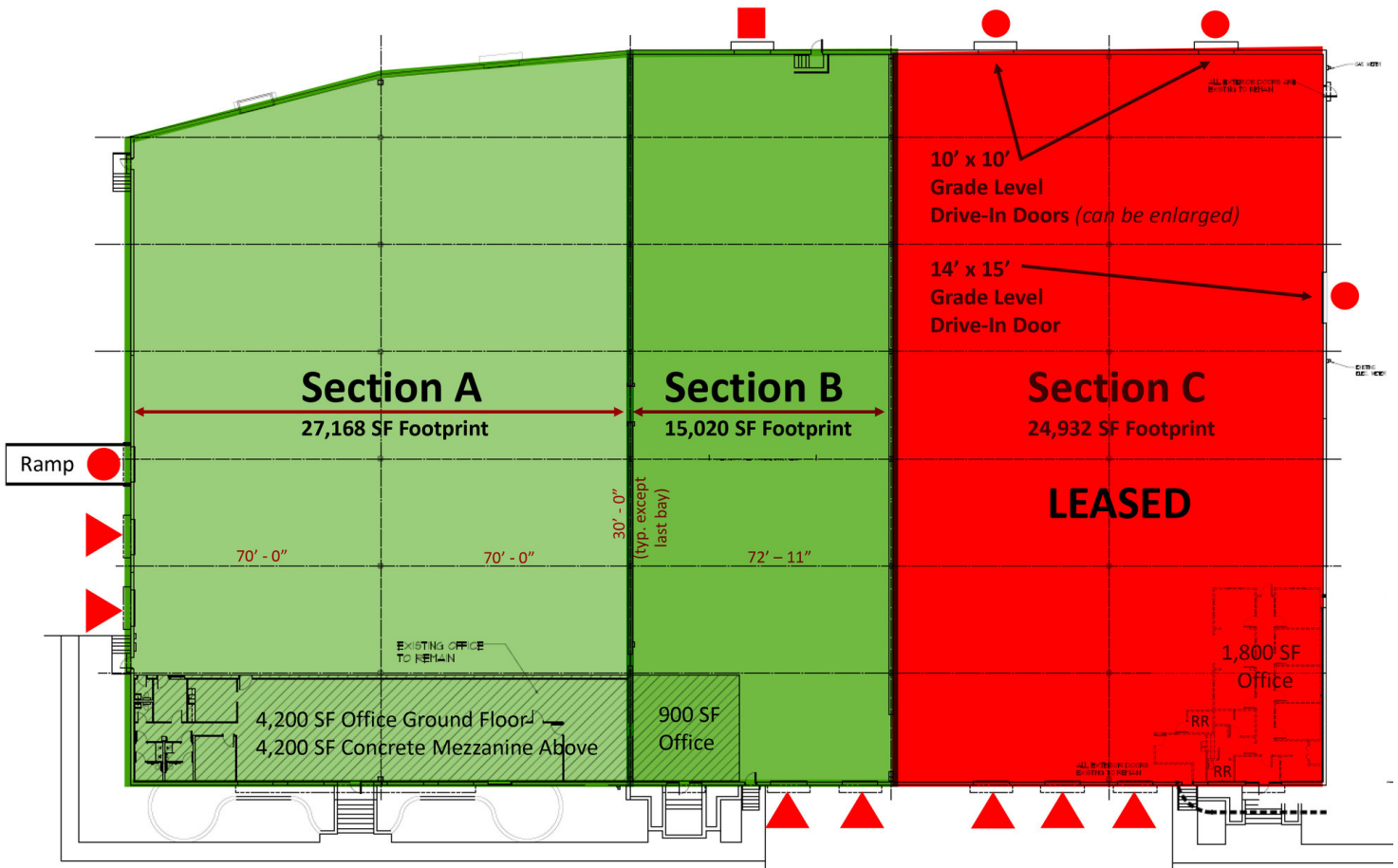
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FLOOR PLAN



LEGEND: ▲ Dock High Door ● Drive-In Door ■ Rail Door (possible to convert some to drive-in or dock high)



SECTION A
OFFICE | 4,200 SF
MEZZ | 4,200 SF
WAREHOUSE | 22,968 SF
1: DI
2: DH

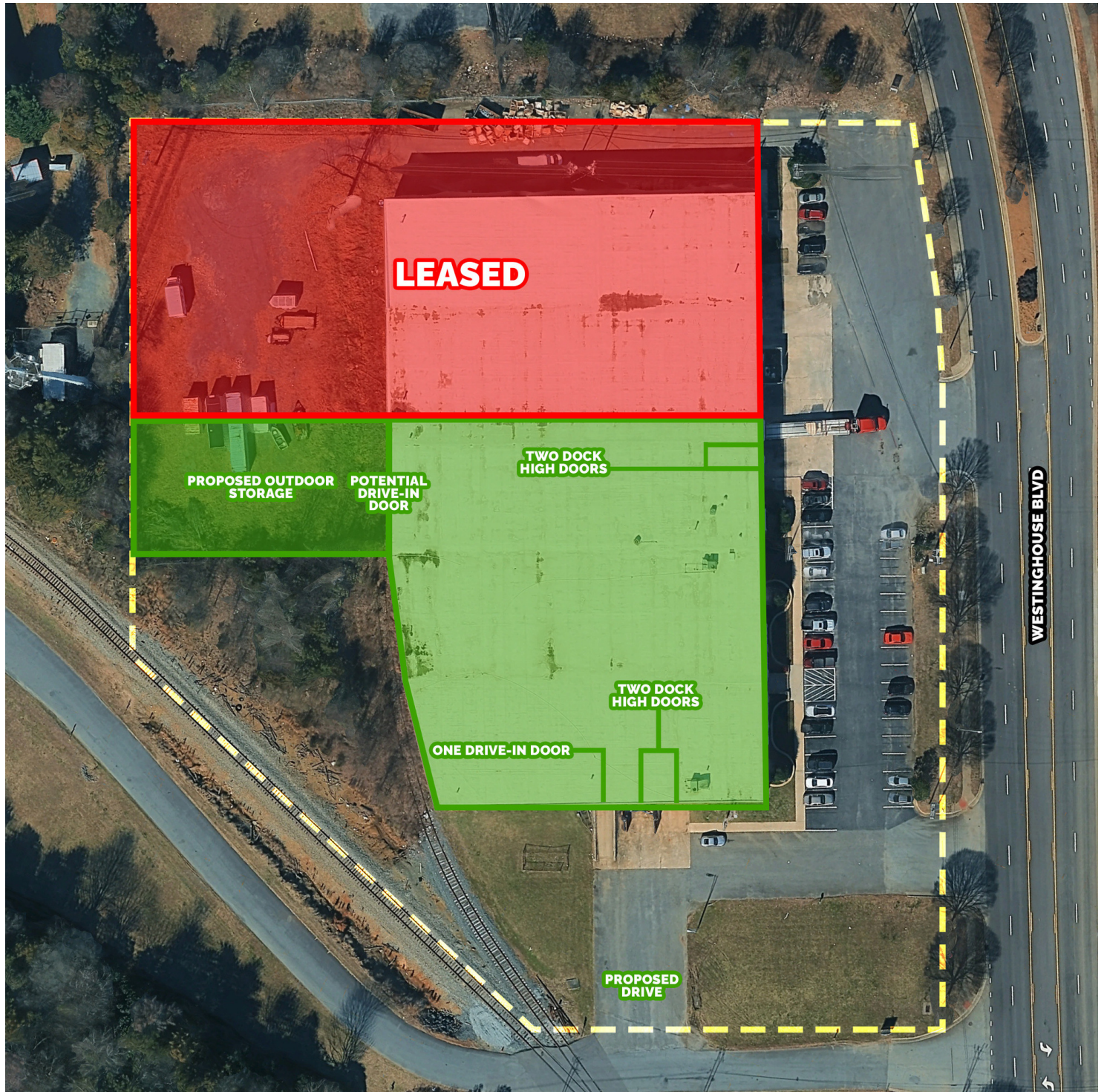
SECTION B
OFFICE | 900 SF
MEZZ | NONE
WAREHOUSE | 14,120 SF
2: HH
1: DI (POTENTIAL)

SECTION A & B
OFFICE | 5,100 SF
MEZZ | 4,200 SF
WAREHOUSE | 37,088 SF
1: DI
4: DH

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SITE PLAN



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PHOTO AND MAP

