



7510 PINEVILLE-MATTHEWS RD | CHARLOTTE, NC

CARMEL VILLAGE

3,575 SF - 5,400 SF & FORMER FREESTANDING RESTAURANT AVAILABLE FOR LEASE



InvenTrust
Properties



PROJECT DETAILS

CARMEL VILLAGE • 3,575 SF - 5,400 SF & FORMER FREESTANDING RESTAURANT AVAILABLE FOR LEASE • RETAIL

AVAILABLE SPACE

3,575 SF - 5,400 SF
Former Freestanding Restaurant- Available 2-1-2026

TRAFFIC COUNTS

28,000 ADT on Pineville-Matthews Rd
25,500 ADT on Carmel Rd

PROPERTY HIGHLIGHTS





- 2nd Generation Free Standing Restaurant Available for Lease
- Located in the heart of South Charlotte at the corner of Carmel Road and Pineville-Matthews Road (Hwy 51)
- The center has approximately 800 feet of total road frontage providing excellent visibility
- Strong tenant mix with a variety of upscale restaurant options, goods and service providers

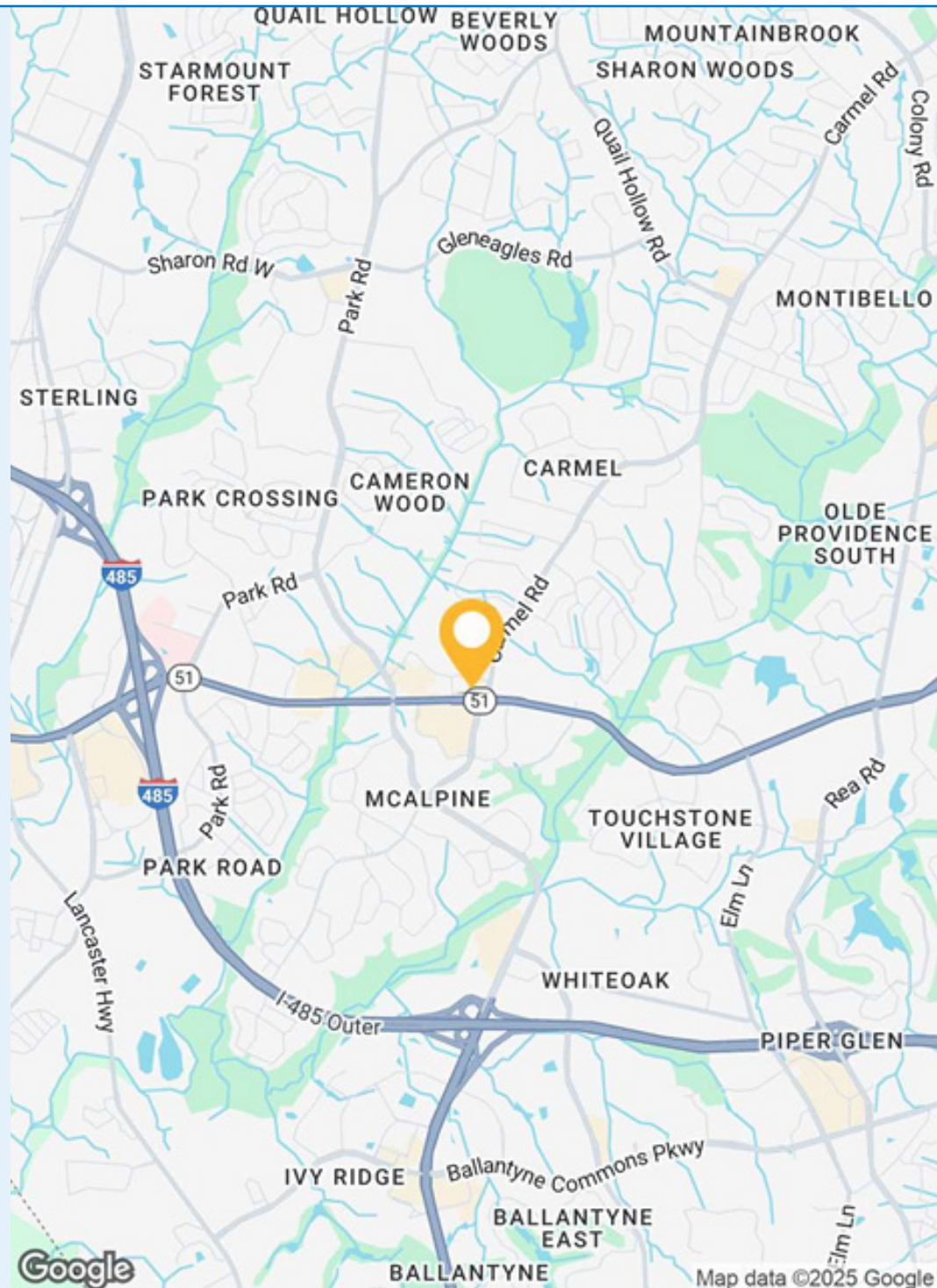
COUNTY

Mecklenburg

LEASE RATE

Negotiable

	1 MILE	3 MILE	5 MILE
 POPULATION	11,178	79,266	222,006
 DAYTIME POPULATION	13,998	98,866	253,611
 TOTAL HOUSEHOLDS	5,250	34,836	91,716
 AVERAGE HH INCOME	\$140,339	\$160,318	\$175,096



SITE AERIAL

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KEY	
	AVAILABLE
	LEASE PENDING



1ST FLOOR

Suite ID	Occupant	GLA SF
001	Eyecarecenter	2,976 SF
002	4Ever Young Anti-Aging Solutions	1,951 SF
003	Umami PokeRito	1,279 SF
004	Ballantyne School of Music	1,283 SF
005	Carmel Florist	1,280 SF
006	FASTSIGNS	1,262 SF
007	Jewelry Studio	1,937 SF
008	Queen City Tea Bar	1,966 SF
009	Chick-O-Rico	2,430 SF
010	NY Old School Bagles & Deli	1,242 SF
011	Mathnasium	1,262 SF
012	Reddiset	1,281 SF
013	Carmel Road Animal Hospital	3,584 SF
014	Available Feb. 1st, 2026	5,400 SF

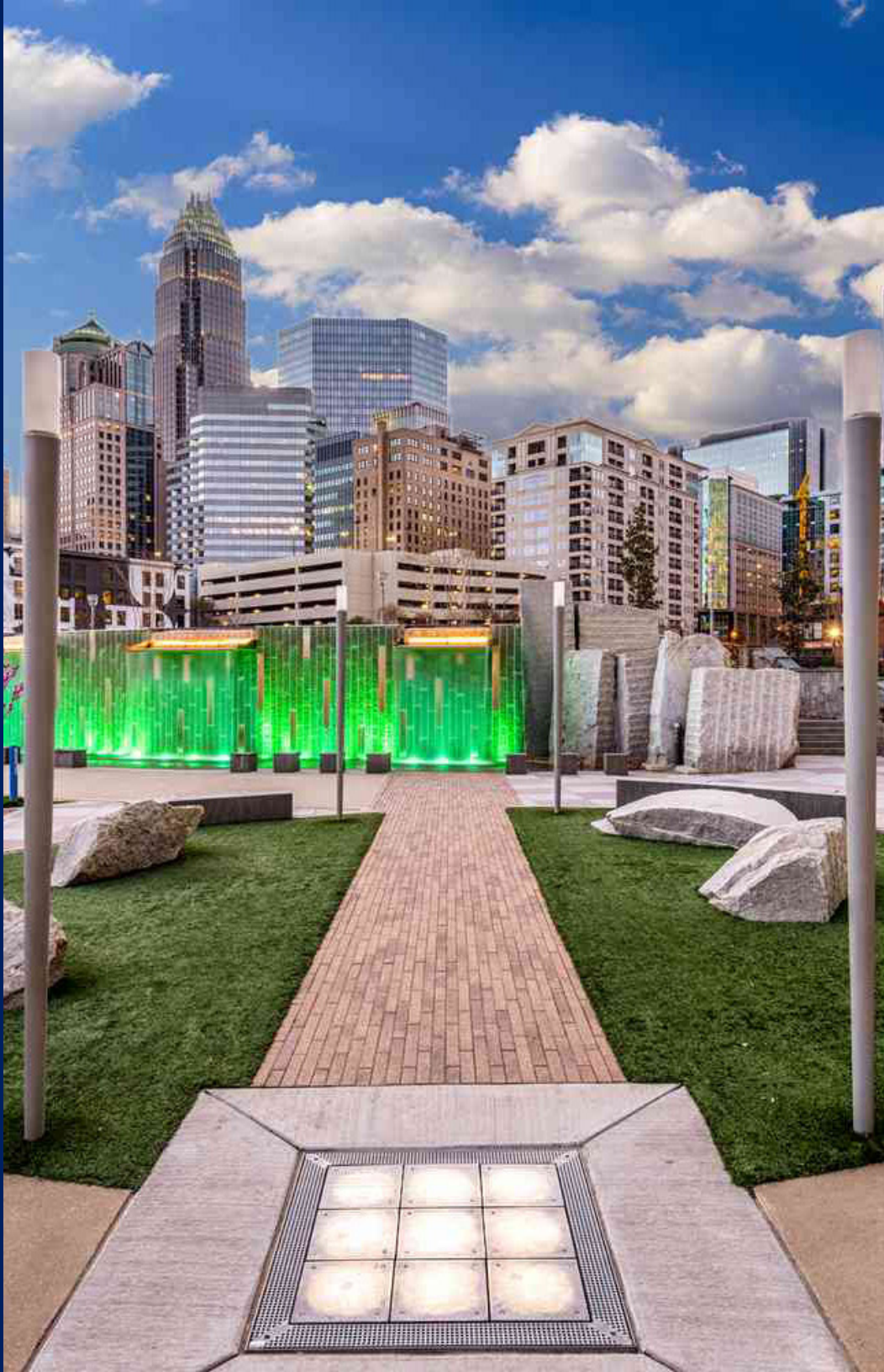
2ND FLOOR

Suite ID	Occupant	GLA SF
015	MARA Cosmetic Tattoo Studio	3,373 SF
016	Cool Renewal Spa	1,275 SF
017	Available	3,575 SF
018	Edward Jones	1,100 SF
019	Nobu Beatique Hair & Spa	1,411 SF
020	Solar Nails	1,085 SF
021	Salon Lofts	4,316 SF
022	Ubreakifix	1,577 SF
023	Hair Fairies	912 SF
024	State Farm Insurance	1,198 SF
025	Charlotte Brow Bar and Aesthetics	1,181 SF
026	Kempler Dentistry	3,482 SF

PHOTOS

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NORTH CAROLINA

CHARLOTTE

Charlotte, North Carolina, is a vibrant city known for its rich history and modern development. As the largest city in North Carolina, it is a major financial hub, often referred to as the second-largest banking center in the United States. The city boasts a diverse economy with industries ranging from finance and technology to healthcare and energy. Charlotte's skyline is dotted with impressive skyscrapers, reflecting its status as a bustling urban center.

The city offers a variety of cultural attractions, including museums, theaters, and music venues. The Mint Museum, the Bechtler Museum of Modern Art, and the Levine Museum of the New South are popular destinations for art and history enthusiasts. Charlotte is also home to the NASCAR Hall of Fame, celebrating its rich motorsports heritage. The city's lively arts scene is complemented by numerous festivals and events, such as the Charlotte Film Festival and the Carolina Renaissance Festival.

Charlotte is known for its beautiful parks and outdoor spaces, providing residents and visitors with ample opportunities for recreation and relaxation. The U.S. National Whitewater Center offers activities like rafting, kayaking, and rock climbing, while Freedom Park provides walking trails, sports fields, and picturesque picnic areas. With its combination of urban amenities and natural beauty, Charlotte is a dynamic city that continues to attract people from all walks of life. There are hotels, restaurants, shopping centers, recreational facilities and a hospital.



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ALBANY

ATLANTA

BOSTON

WEST PALM BEACH

LOS ANGELES

NEW YORK CITY

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RETAIL ADVISORS