

FOR LEASE - Enterprise Suite

Private Office Suite For Up To 8 Team Members

57 Union St South Concord, NC 28025 - Flywheel



ENTERPRISE TEAM SUITE

A private headquarters for growing teams who work out in the community but need a professional home base.

Located inside Flywheel Coworking at the Cabarrus Center, this fully furnished Enterprise Suite is designed for teams who need collaboration space, privacy, and access to the region's business ecosystem.

Suite Details

475 SF Private Office Suite

- Seating for 8 teammates
- Conference table seating for 5
- Fully furnished workstations
- TV for presentations / training
- Filing cabinets for storage
- Private, secure suite with keyed access

Included In Rental Rate

- High-speed Wi-Fi
- Printing services
- Coffee, water, tea & espresso bar
- Mailbox service
- 8 hours of conference room use monthly
- Janitorial service
- Utilities included
- Private phone rooms
- Access to coworking areas & kitchen
- 24/7 keycard access for team members
- On-site parking

A Unique Business Ecosystem

Flywheel is co-located with key economic partners that support local businesses:

- Cabarrus Chamber of Commerce
- Cabarrus Economic Development
- Rowan-Cabarrus Small Business Center

Enterprise Suite Pricing

\$3,500 per month

- 2-5 year agreement (Negotiable)
- \$500 one-time setup fee

Mortice Commercial Real Estate
126 Arlington Ave SE
Concord, NC 28025
Office: 704 684-1958
www.morticecre.com



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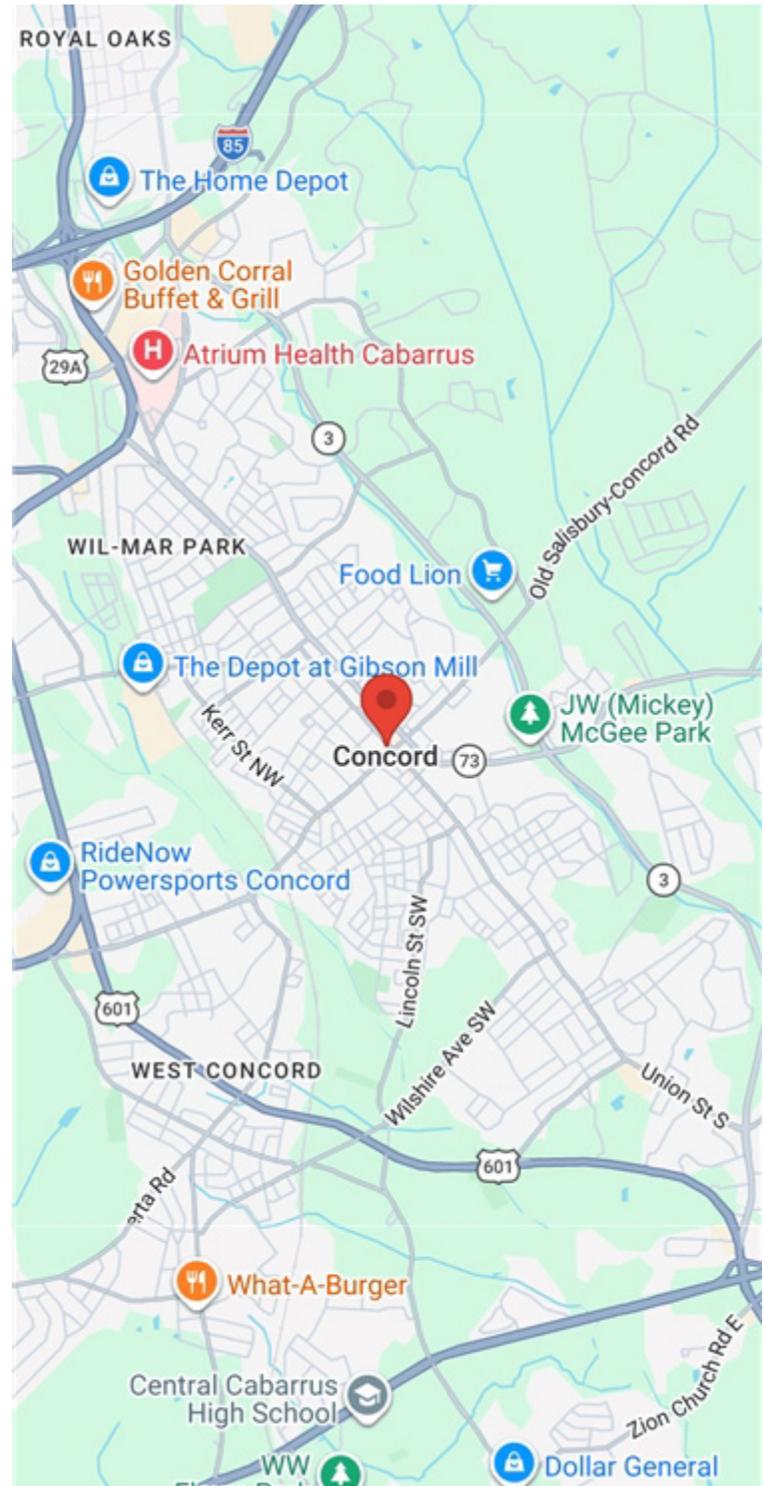
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POPULATION	1 MILE	3 MILE	5 MILE
2000 Population	10,944	34,814	62,992
2010 Population	9,991	36,568	76,394
2025 Population	11,138	42,709	95,979
2030 Population	12,057	45,502	102,128
2025-2030 Growth Rate	1.6 %	1.27 %	1.25 %
2025 Daytime Population	11,290	48,627	94,507

2025 HOUSEHOLD INCOME	1 MILE	3 MILE	5 MILE
less than \$15000	409	1,248	2,442
\$15000-24999	349	1,262	2,225
\$25000-34999	316	1,219	2,595
\$35000-49999	683	2,457	5,020
\$50000-74999	1,007	3,211	6,473
\$75000-99999	594	2,118	4,784
\$100000-149999	333	2,842	6,341
\$150000-199999	137	916	2,882
\$200000 or greater	384	1,583	4,143
Median HH Income	\$ 56,423	\$ 65,279	\$ 73,359
Average HH Income	\$ 85,332	\$ 93,752	\$ 100,201

HOUSEHOLDS	1 MILE	3 MILE	5 MILE
2000 Total Households	3,930	13,416	24,075
2010 Total Households	3,637	14,312	28,932
2025 Total Households	4,211	16,855	36,905
2030 Total Households	4,605	18,087	39,589
2025 Average Household Size	2.48	2.46	2.56
2025 Owner Occupied Housing	1,833	9,346	22,501
2030 Owner Occupied Housing	1,986	10,187	24,519
2025 Renter Occupied Housing	2,378	7,509	14,404
2030 Renter Occupied Housing	2,619	7,900	15,070
2025 Vacant Housing	522	1,336	2,279
2025 Total Housing	4,733	18,191	39,184



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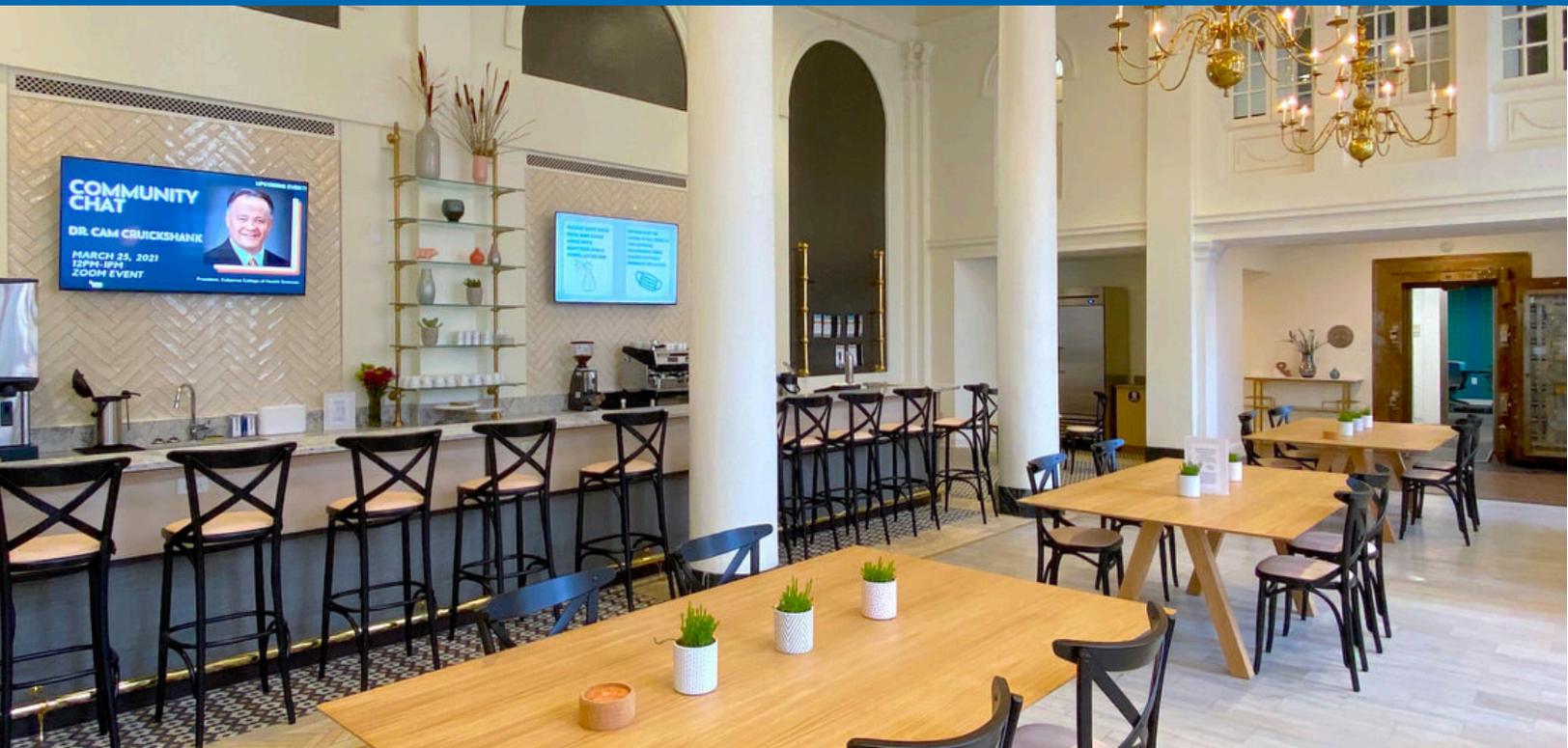


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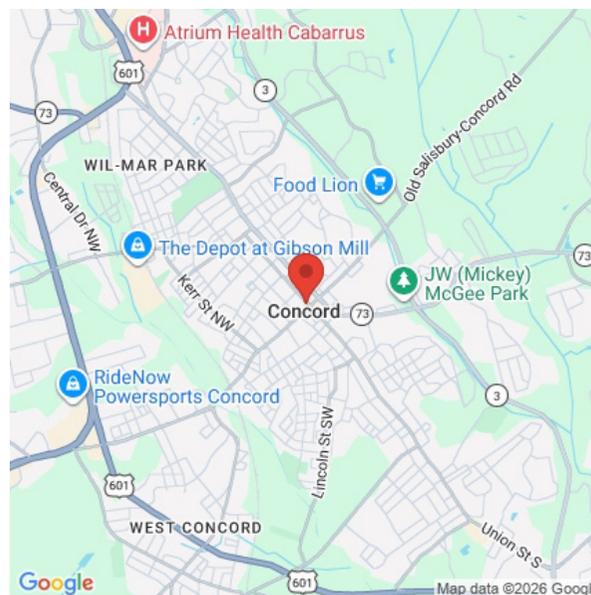
ABOUT CONCORD

Concord (/kon-KORD/) is the most populous city in Cabarrus County, North Carolina, United States, and its county seat. The city had a population of 105,240 at the 2020 census. Concord is the second-most populous city in the Charlotte metropolitan area, tenth-most populous city in North Carolina and 287th-most populous city in the U.S. The city was a winner of the All-America City Award in 2004.

CITY OF CONCORD

COUNTY

CABARRUS



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