

FOR LEASE

Newly Completed Medical Office Space

H&H MEDICAL OFFICE

246 Beatty Drive
Belmont, NC



Strategically located across from CaroMont Health's new campus

CONTACT

JOHN HANNON | 704.813.7252 | jhannon@trinity-partners.com

NATALIE CLAYTON | 704.975.4027 | nclayton@trinity-partners.com



THE HIGHLIGHTS

-  Newly constructed medical office building with open floor plans
-  Dedicated patient and staff parking - 5 spaces per 1,000 RSF
-  Convenient location less than 0.5 miles from I-85 (Exit 27)
-  Adjacent to CaroMont Regional Medical Center and Health Campus
-  High visibility along Park Street

AVAILABILITY

FIRST FLOOR

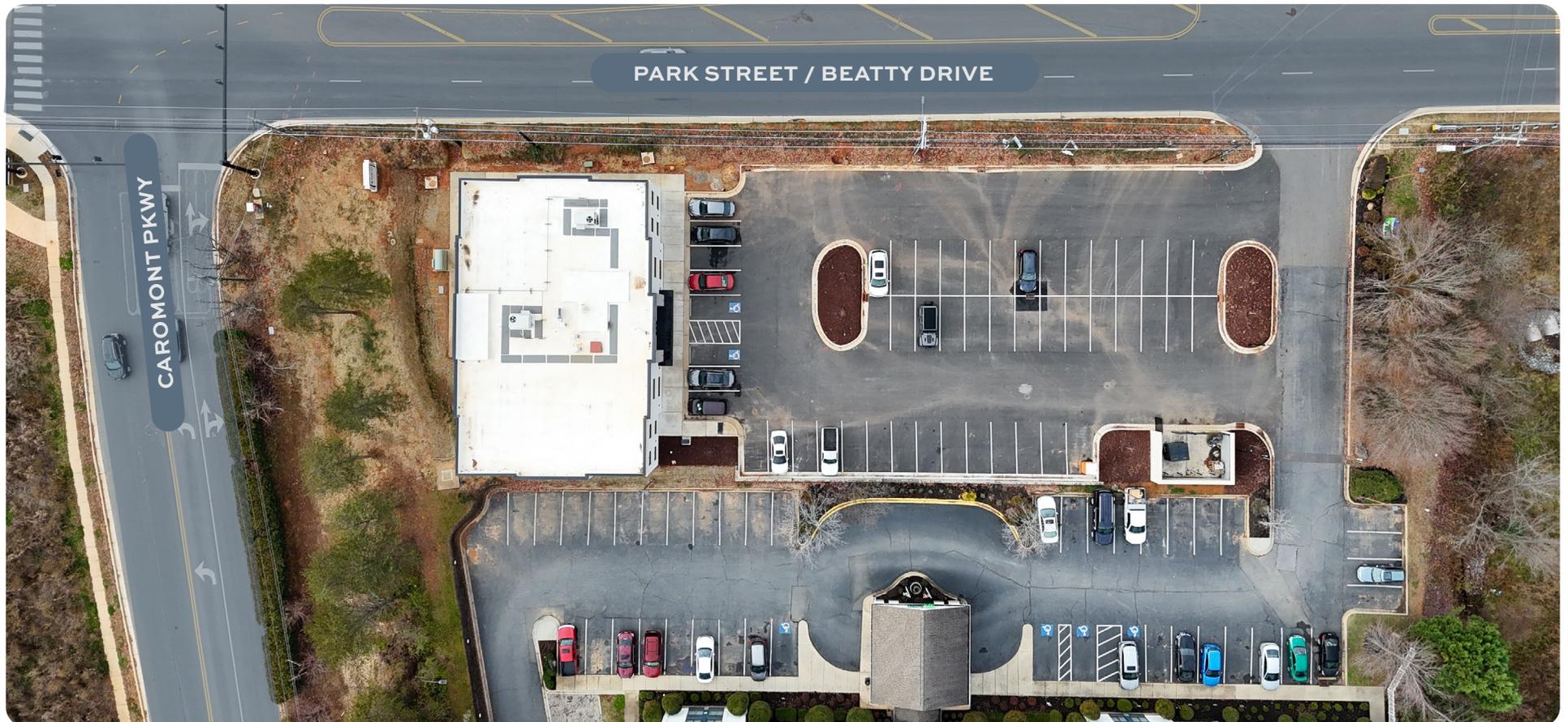
Tenant Space #1: 2,915 RSF - Leased

Tenant Space #2: 2,513 RSF - **Available**

SECOND FLOOR

Tenant Space #3: 2,826 RSF - Leased

Tenant Space #4: 2,604 RSF - **Available**



FIRST FLOOR | 2,513 RSF AVAILABLE



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SECOND FLOOR | 2,604 RSF AVAILABLE

TENANT SPACE #4

TENANT SPACE #3

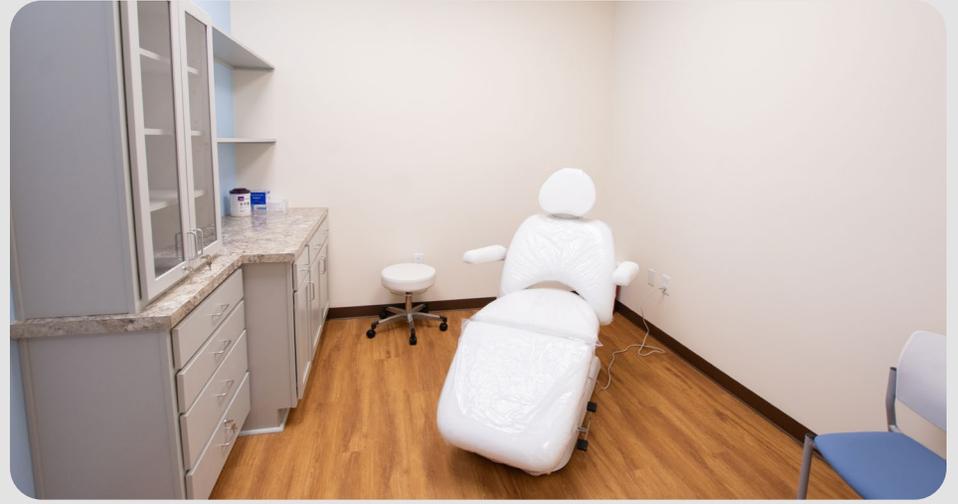


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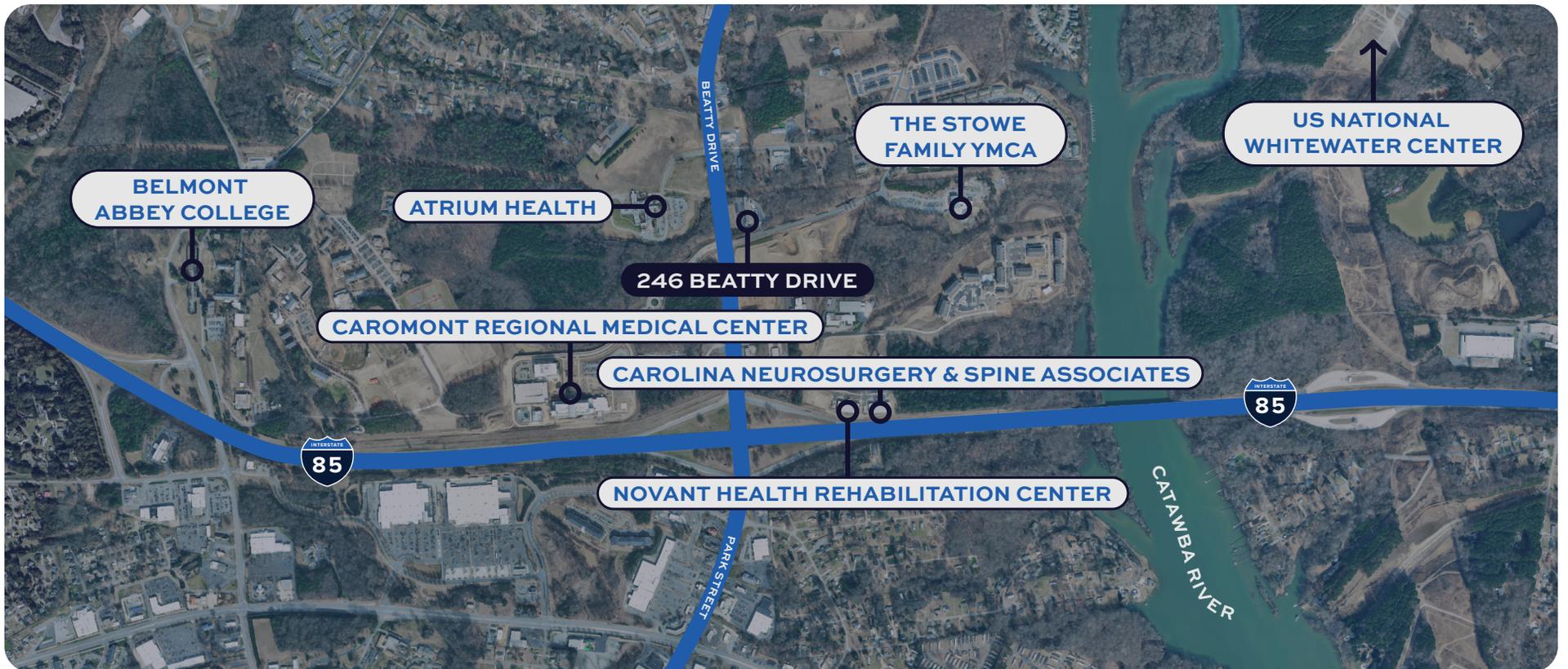
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TRINITY
PARTNERS



CONVENIENTLY LOCATED LESS THAN HALF A MILE FROM I-85 EXIT 27,
OFFERING EASY ACCESS FOR BOTH LOCAL AND REGIONAL PATIENTS



Minutes to downtown Belmont | 20 minutes to Charlotte | Surrounded by medical, retail, and service users

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