

146 W TRADE STREET, DALLAS, NC 28034

OFFICE CONDO FOR LEASE



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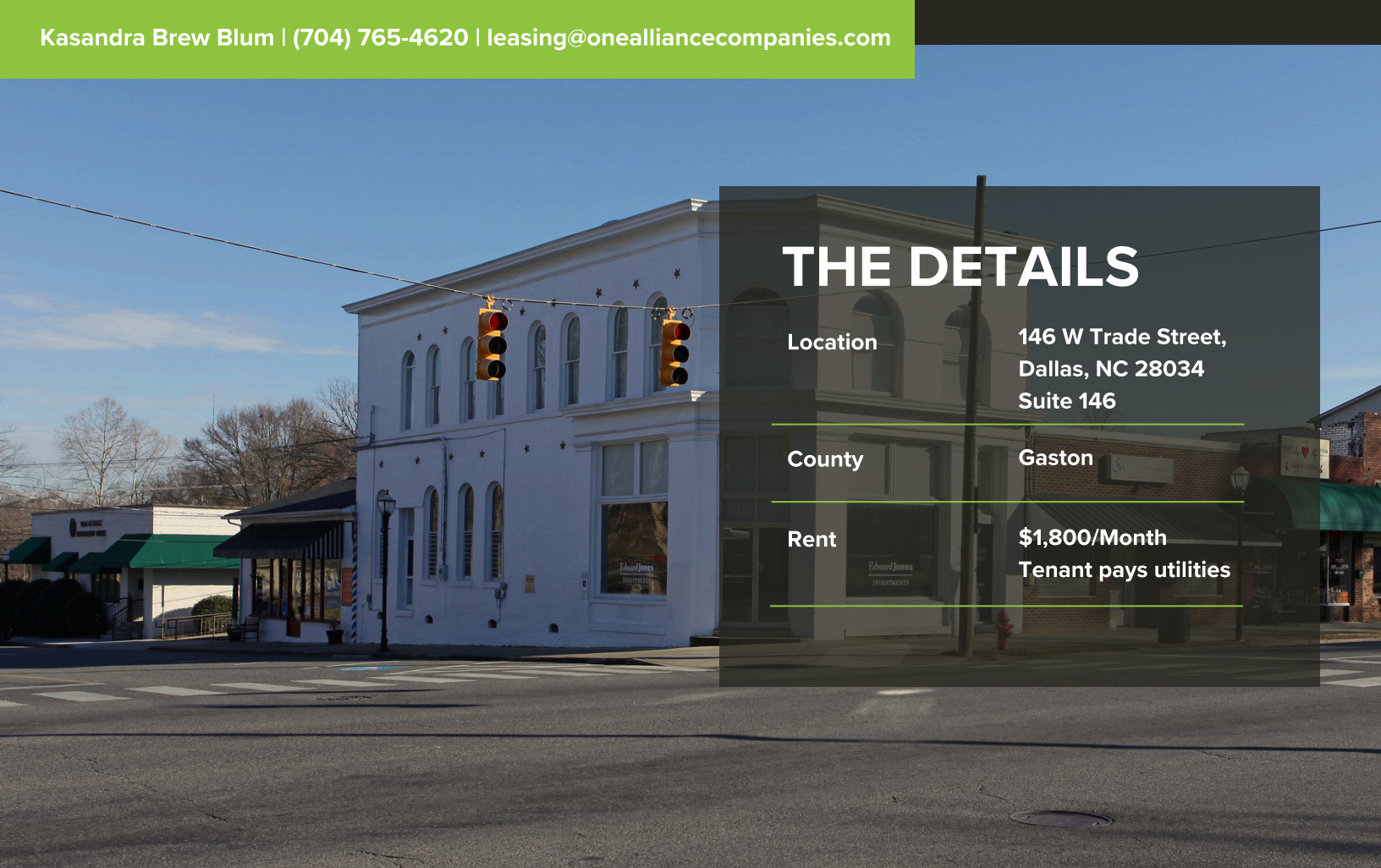
ABOUT THE PROPERTY

1,800 SF OFFICE SPACE FOR LEASE

- Entire upstairs unit available for rent in downtown Dallas, NC
- Located in a beautiful historic building at 146 West Trade St
- Six offices/rooms that can be grouped into threes, totaling 1,800 SF
- Three individual restrooms
- \$1,800/month with a one-year minimum lease
- Historic charm with amazing views and large windows providing abundant natural light
- Accessed by one tall staircase (no elevator)



OFFICE CONDO FOR LEASE



THE DETAILS

Location	146 W Trade Street, Dallas, NC 28034 Suite 146
County	Gaston
Rent	\$1,800/Month Tenant pays utilities

ABOUT THE PROPERTY

PROPERTY FEATURES

Building SF	2,063
Location Class	A
Building Class	A
Stories	2
Traffic Count	16,000 AADT







ABOUT THE AREA

DALLAS, NC

Dallas, North Carolina, is a picturesque town in Gaston County, about 25 miles west of Charlotte and a few miles north of Gastonia. Established in 1863 and named after George M. Dallas, the 11th Vice President of the United States, the town has deep historical roots and was the original county seat of Gaston County until 1911. Its historic courthouse square and downtown buildings still reflect 19th-century architecture, giving the area a distinct, small-town Southern charm.

Today, Dallas blends its historic heritage with modern growth. The Downtown Dallas Historic District features local businesses, boutiques, professional offices, and dining options, contributing to a walkable and welcoming town center. The Gaston County Museum of Art & History, located in the restored 1850s Hoffman Hotel, anchors the downtown area and offers exhibitions, artifacts, and educational programs that celebrate regional culture.

Dallas is also known for its community-oriented lifestyle. The town hosts several annual events, including the Dallas Fall Fest, parades, outdoor concerts, and holiday celebrations that draw residents from across Gaston County. Outdoor recreation is easily accessible — Dallas Park, one of the county’s largest, spans over 400 acres with walking trails, fishing ponds, athletic fields, playgrounds, and equestrian facilities.

Economically, Dallas benefits from its proximity to Charlotte’s metro area, making it attractive for small businesses, commuters, and new residents seeking affordable housing and a quieter pace of life. The town’s location near U.S. Highway 321 and Interstate 85 provides excellent regional connectivity to major employment and retail centers. The local economy includes retail, light manufacturing, service industries, and professional offices, with new developments steadily contributing to growth.

Dallas also falls within the Gaston County Schools district, offering several nearby educational options and easy access to Gaston College, which provides workforce training and higher education opportunities. The community places a strong emphasis on safety, family values, and historic preservation — all of which have helped maintain its identity as one of Gaston County’s most beloved small towns.

