

Office For Lease – 1233 The Plaza Charlotte, NC



Property Overview

+/- 14,253 SF available for lease in the heart of Plaza Midwood, one of Charlotte's most popular neighborhoods. The Class A Office redevelopment's central location affords excellent walking proximity to numerous restaurants, retail, apartments and residential neighborhoods.

Property Details

- Address: 1233 The Plaza Charlotte, NC 28205
- +/- 7,100 SF per floor (floors 2 & 4)
- Floors: 4 Floors
- Zoning: NC (Neighborhood Center)
- Tenants: USPS
- Parking: Approx. 33 free surface parking spaces, on-street parking available
- Access: Accessible to Uptown & Interstates
- Traffic Counts: Central Ave. at Thomas Street- 25,000 VPD
- Additional Notes: Uptown skyline views Pricing: \$35-40/SF NNN



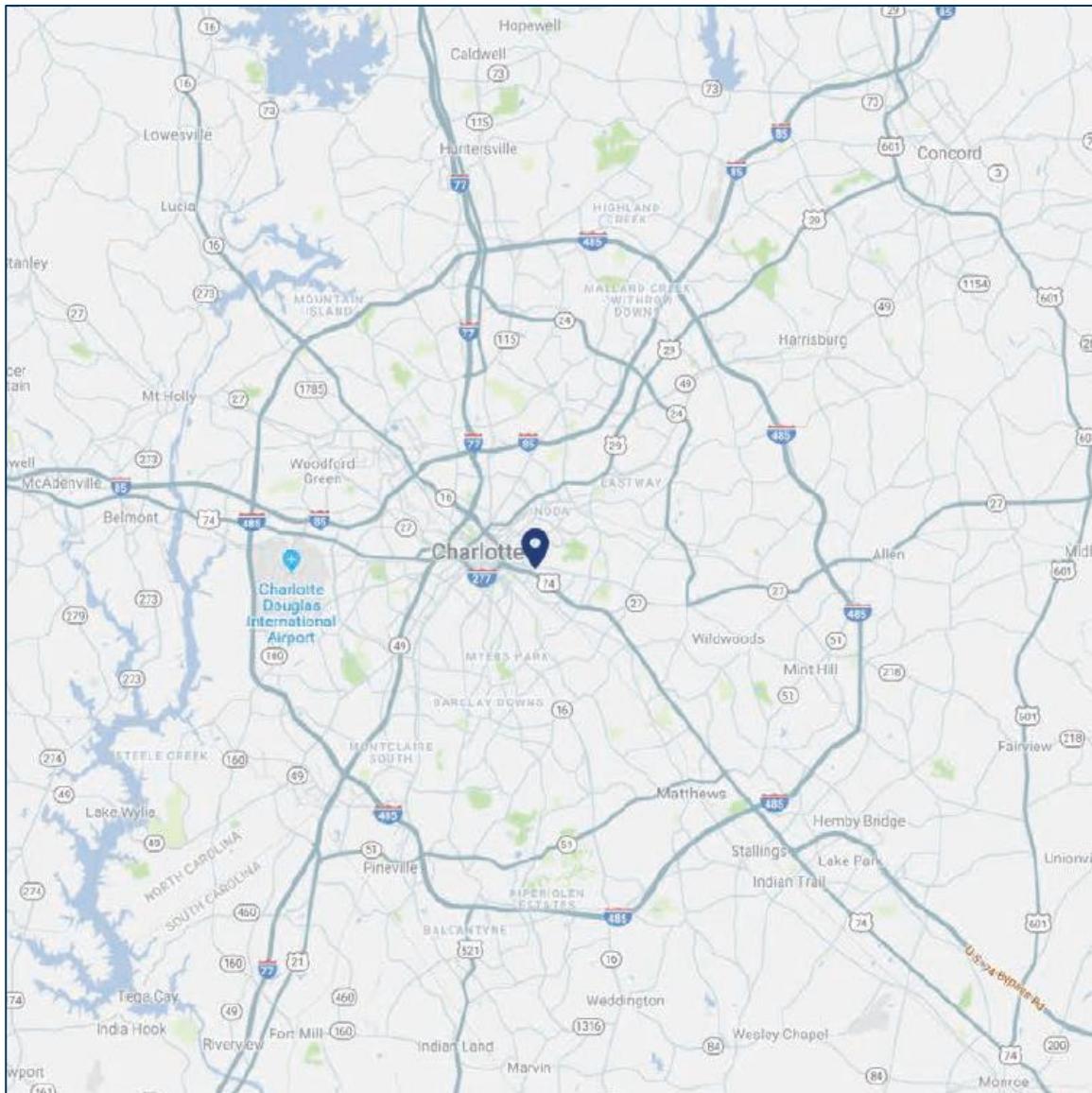
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Demographics	1 Mile	3 Mile	5 Mile
2022 Population:	17,194	110,412	170,554
Average Household Income:	\$149,107	\$140,996	\$111,458
Median Household Income:	\$103,274	\$89,331	\$67,516
Households:	9,025	54,177	71,493
Daytime Employees:	12,233	138,792	91,795



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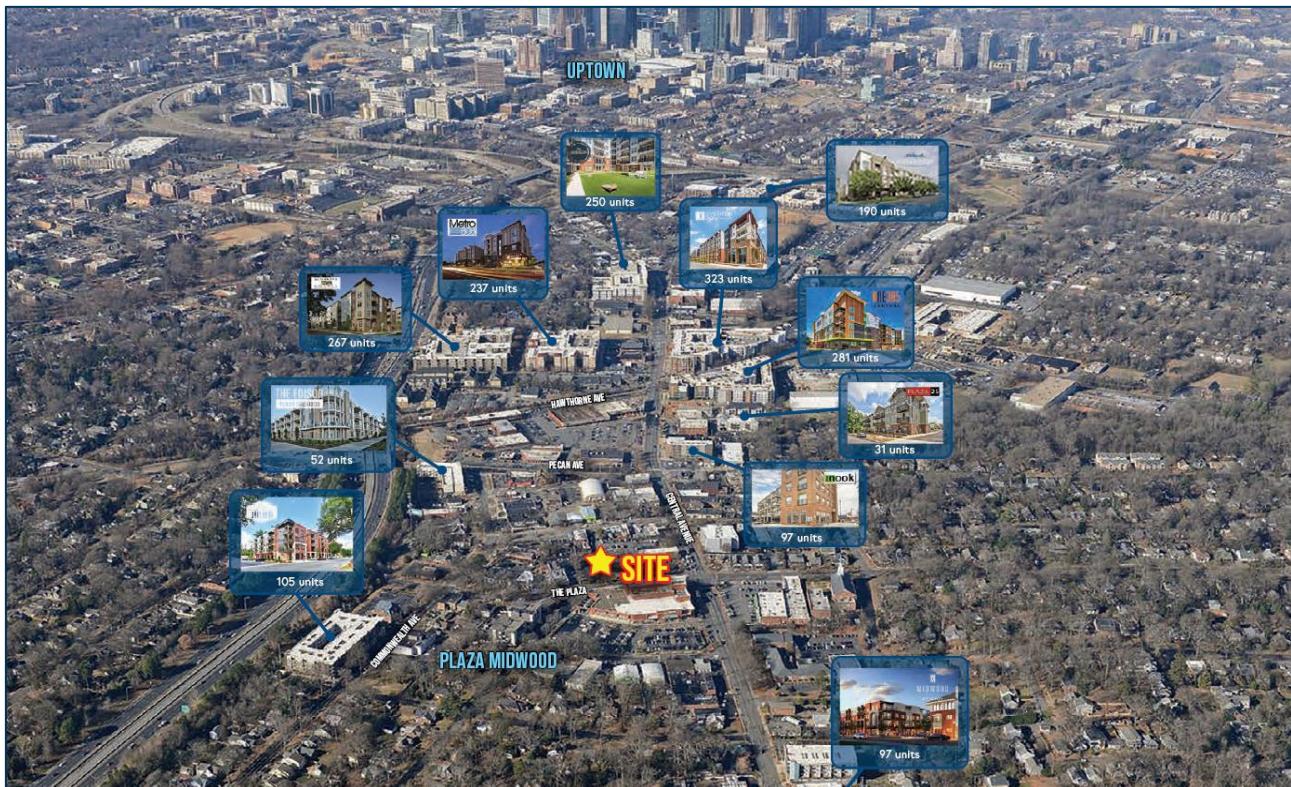
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Market Overview – Plaza Midwood Charlotte, North Carolina

Plaza Midwood is located approximately one mile east of Uptown Charlotte. Known for its eclectic vibe, it boasts a mixture of art galleries, locally owned shops and unique restaurants. Recent years have witnessed its resurgence as a vibrant, highly sought after neighborhood with numerous multi-family developments being completed.



Market Overview – Plaza Midwood Charlotte, North Carolina

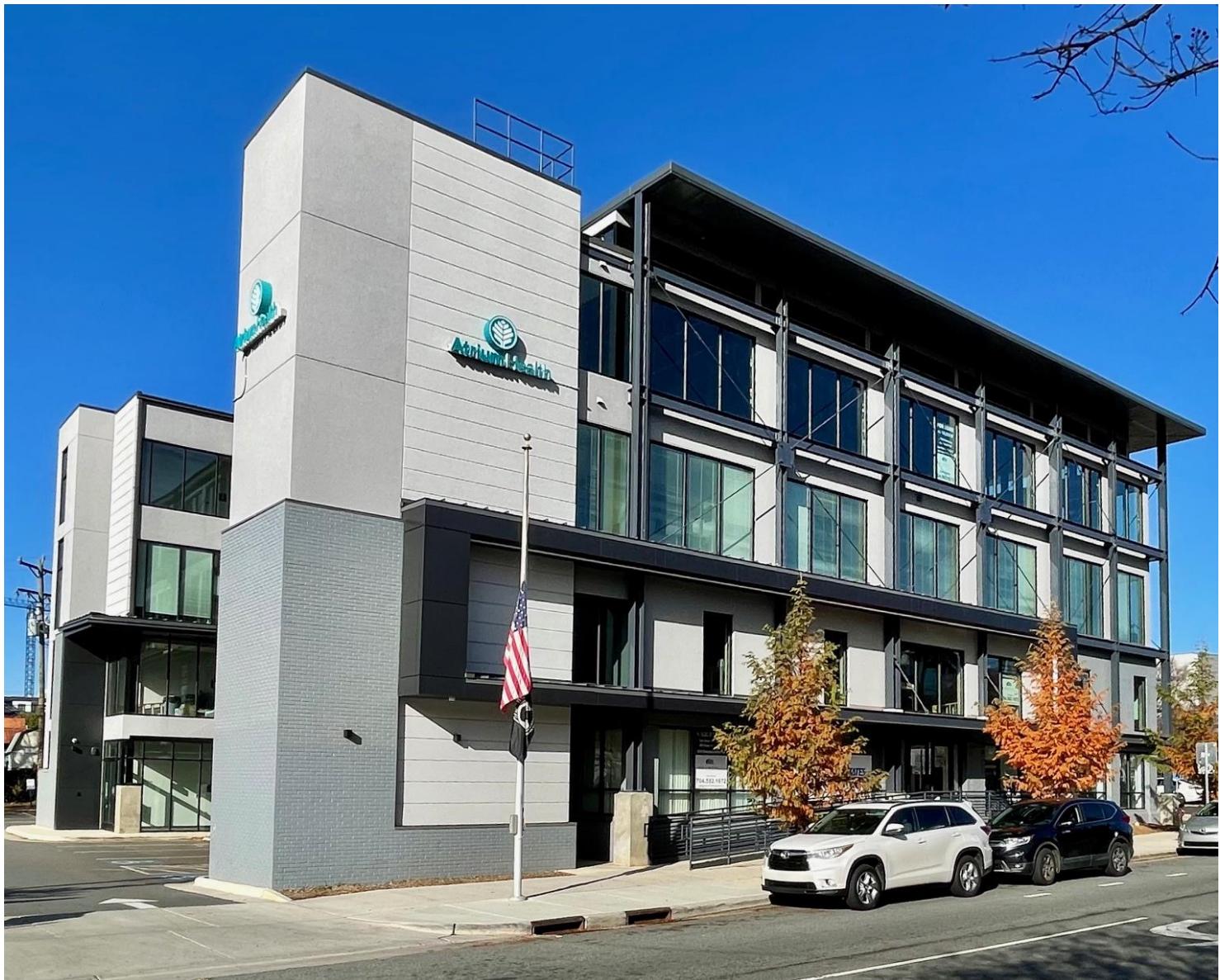


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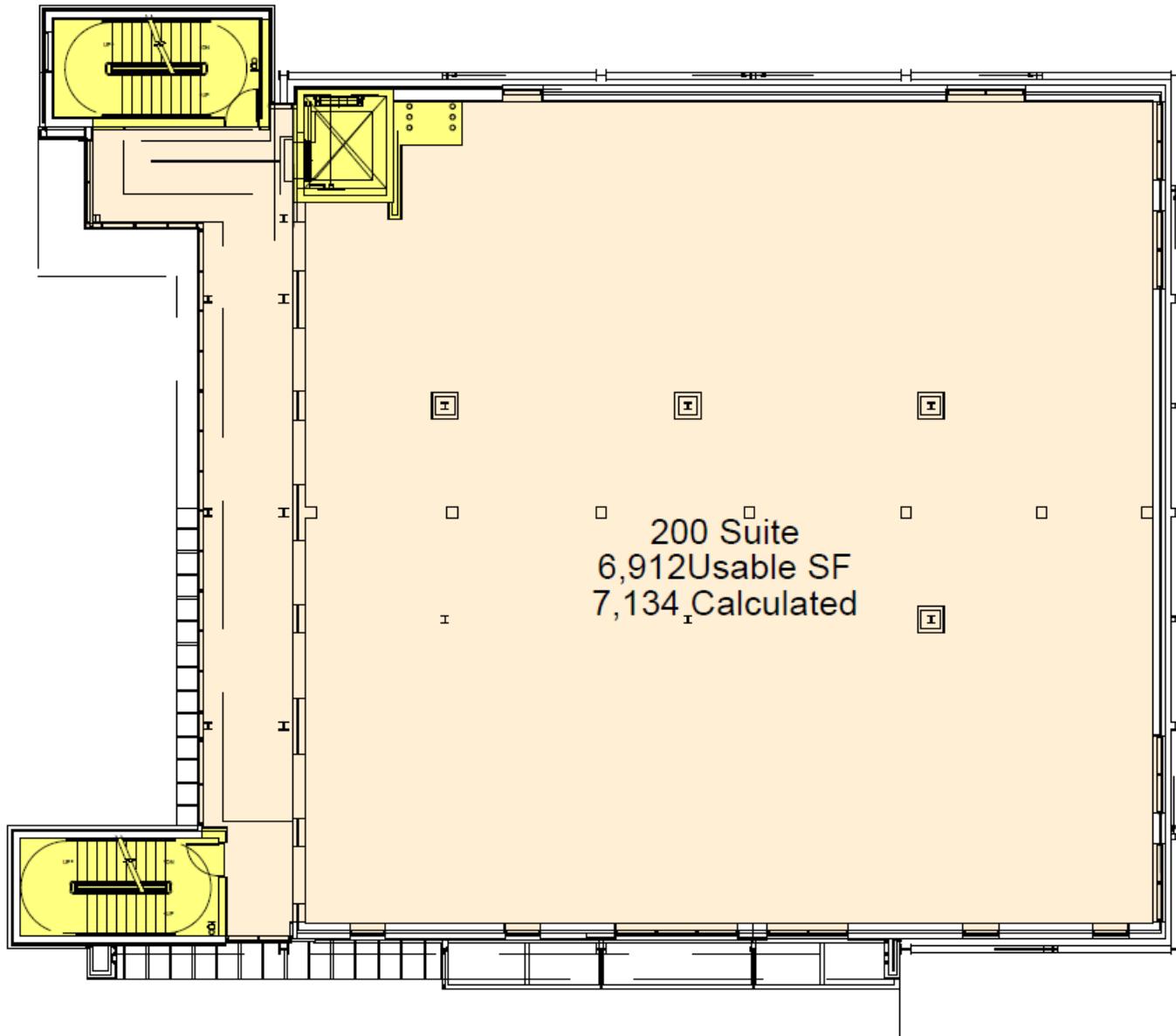
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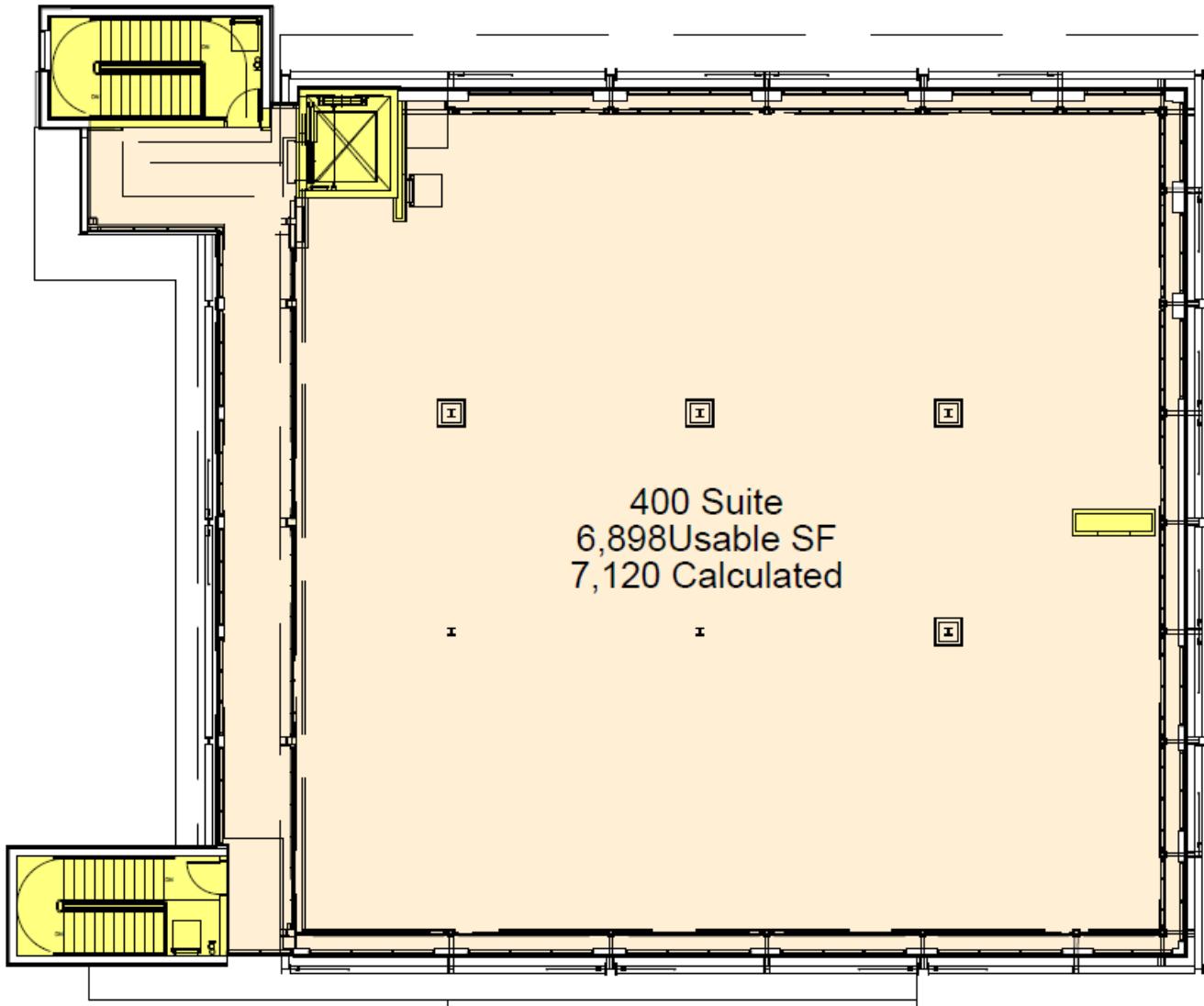
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Floor Plan – Level 2



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Floor Plan – Level 4



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