

16511 Northcross Dr, Huntersville, NC 28078



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#### **Property Details**

Northcross Corporate Center is located approximately a quarter mile from I-77. Amazing access to restaurants, banks, and Birkdale Shopping Center. Open floor plan that includes reception, spacious conference rooms, and private exam rooms. 6 offices in total and 7 if you include exam room. 2 conference rooms and 2 bathrooms. Great location for amenities and access to I-77. Plug & Play for medical and physical therapy users. Easily converted to professional services and other custom build outs.

Price: \$16.00 /SF/Yr

Proximity to I-77

Birkdale Village Shopping Center

• 6 offices, 2 conference rooms, and 1 exam room

Open floor plan

Building shared with quality medical tenants/owner users

View the full listing here: <a href="https://www.loopnet.com/Listing/16511-Northcross-Dr-Huntersville-NC/17882723/">https://www.loopnet.com/Listing/16511-Northcross-Dr-Huntersville-NC/17882723/</a>

Rental Rate: \$16.00 /SF/Yr

Property Type: Office

Building Class: B

Rentable Building 11,800 SF

Area

Year Built: 1999

Walk Score ®: 41 (Car-Dependent)
Transit Score ®: 32 (Some Transit)

Rental Rate Mo: \$1.33 USD/SF/Mo

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### Listing space

1st Floor Ste B & C

Space Available: 2,600 SF

Rental Rate: \$16.00 /SF/Yr

Date Available: Now

Service Type: Modified Gross
Built Out As: Physical Therapy

Space Type: Sublet

Space Use: Office/Medical Lease Term: Negotiable

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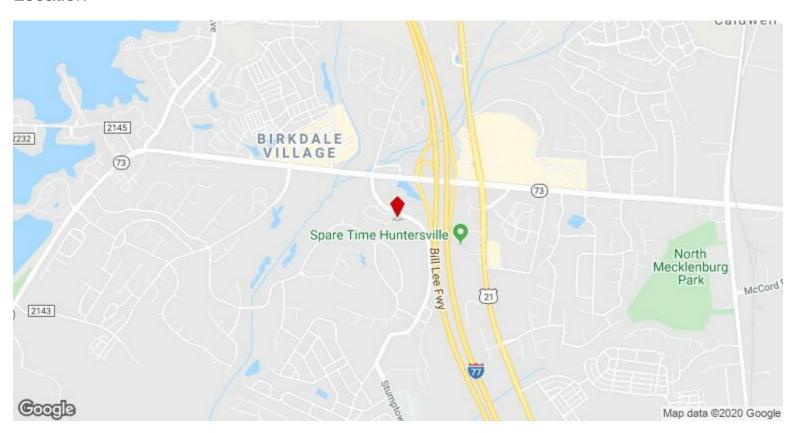
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### **Major Tenant Information**

Tenant	SF Occupied	Lease Expired
Charlotte Swim Club Mgmt Inc	-	
Dr. Mark Le, MD	3,000	
Fcrx Inc	800	
First Dental of Huntersville	2,800	
Lakeside Chiropractic Seminars	-	
Northcross Medical Center	3,000	
Shipley Michael Dc Dacrb	400	
Sodexo	4,500	

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### Location



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# Property Photos





Primary Photo Building Photo

#### 16511 Northcross Dr, Huntersville, NC 28078

### **Property Photos**





Other Other

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