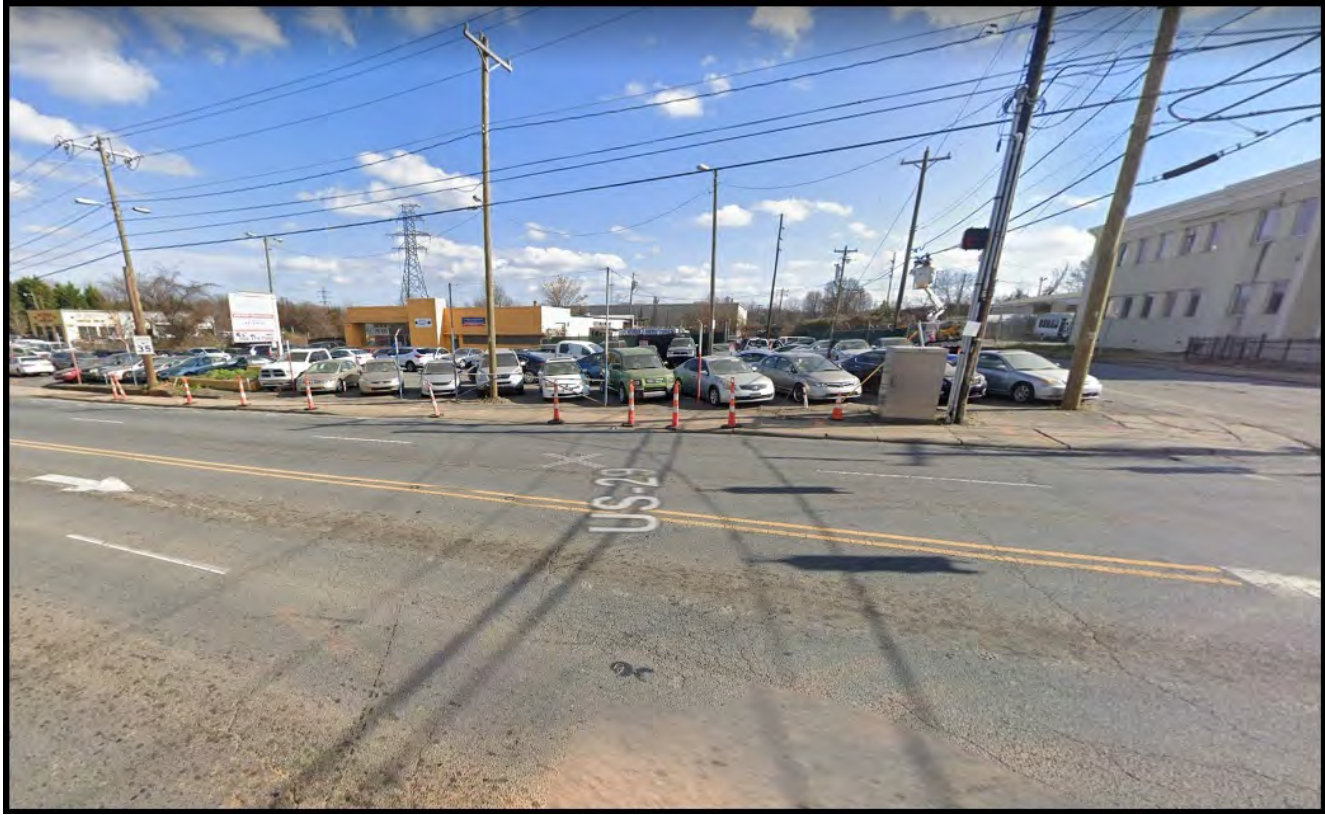


Charlotte Corner InFill ML-2 Site FOR SALE

2504 N. Tryon Street & E. 28th Street, Charlotte, NC



FEATURES

- Acres: 1.137 +/-
- Zoning: ML-2
- Tax Parcel: 083-023-04
- Building: 6,900 S.F. +/- Built 1954 Needs Renovation
- Access: In NoDa area with great N. Tyron Street exposures over 2,100 cars per day, 1.4 miles to I-277



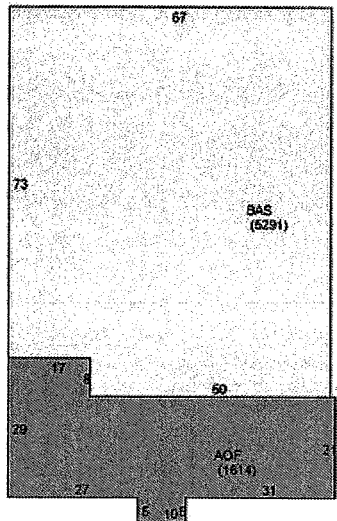
FOR FURTHER DETAILS CONTACT:
JOHN N. JONES
Direct: 704-333-8721 | Email: jjones@gsrc.net

GIBSON SMITH REALTY CO.
1100 Kenilworth Avenue, Suite 200
Charlotte, NC 28204
www.gsrc.net



BUILDING (1)

Finished Area	6,905
Year Built	1954
Built Use / Style	SERVICE GARAGE
Grade	AVERAGE
Story	1 STORY
Heat	FORCED AIR - NOT DUCTED
Fuel	GAS
Foundation	SLAB-COMMERCIAL
External Wall	CONCRETE BLOCK
Fireplace(s)	0
Full Bath(s)	0
Half Bath(s)	0
Bedroom(s)	0
Total (SqFt)	8,000



FEATURES

YEAR BUILT	TYPE	QUANTITY	UNITS	VALUE
1954	ASPH PAVING	1	15120	\$23,800
1954	CH LNK FENCE	1	270	\$1,300
1954	SHED	1	400	\$1,400

VALUE CHANGES

Polaris Map – Mecklenburg County, North Carolina

2504 N. Tryon Street ML-2

Date Printed: 10/2/2024 11:06 AM

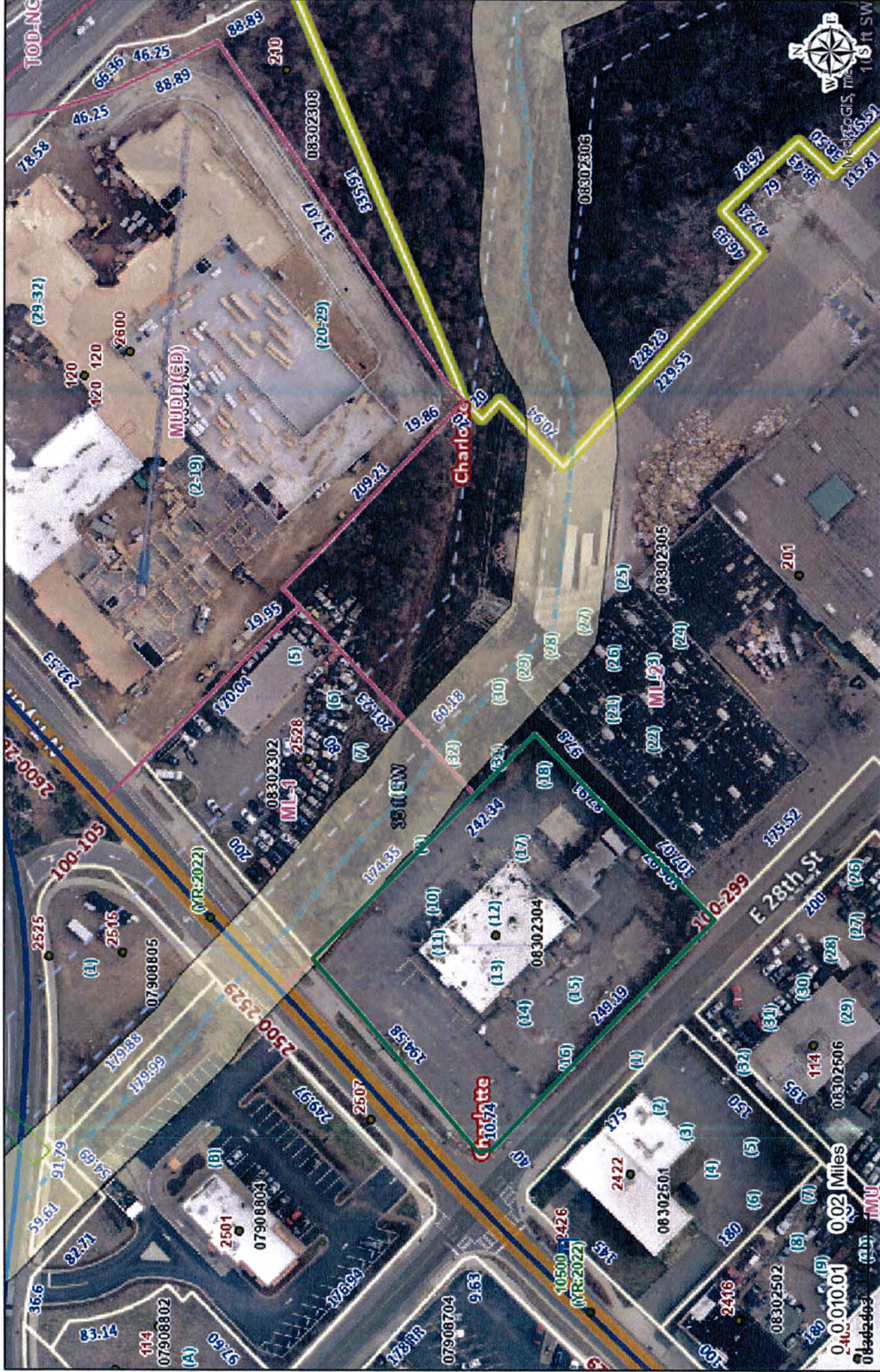


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Polaris Map – Mecklenburg County, North Carolina

2504 N. Tryon Street Zoned ML-2

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