



CHARLOTTE, NC 28215

# 6107 THE PLAZA

2ND-GEN QUICK SERVICE RESTAURANT AVAILABLE FOR SALE OR LEASE



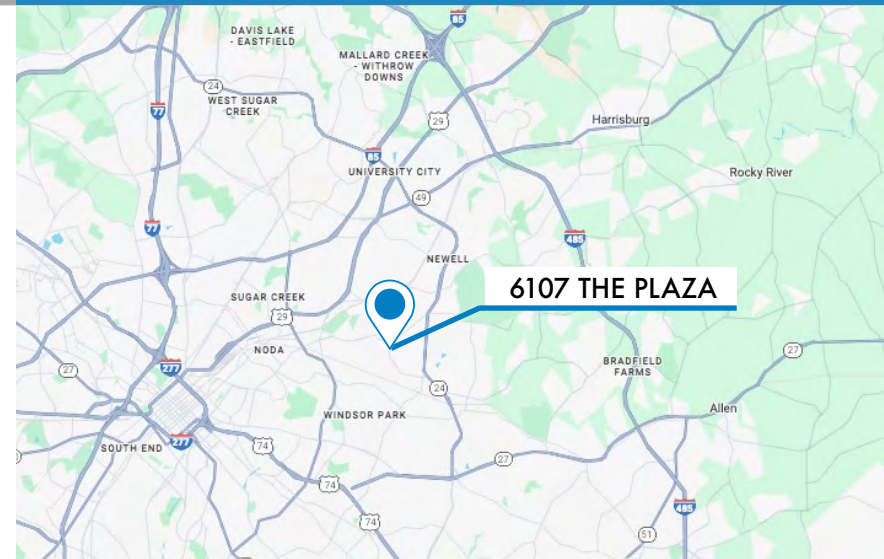
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AVAILABLE FOR SALE OR LEASE**

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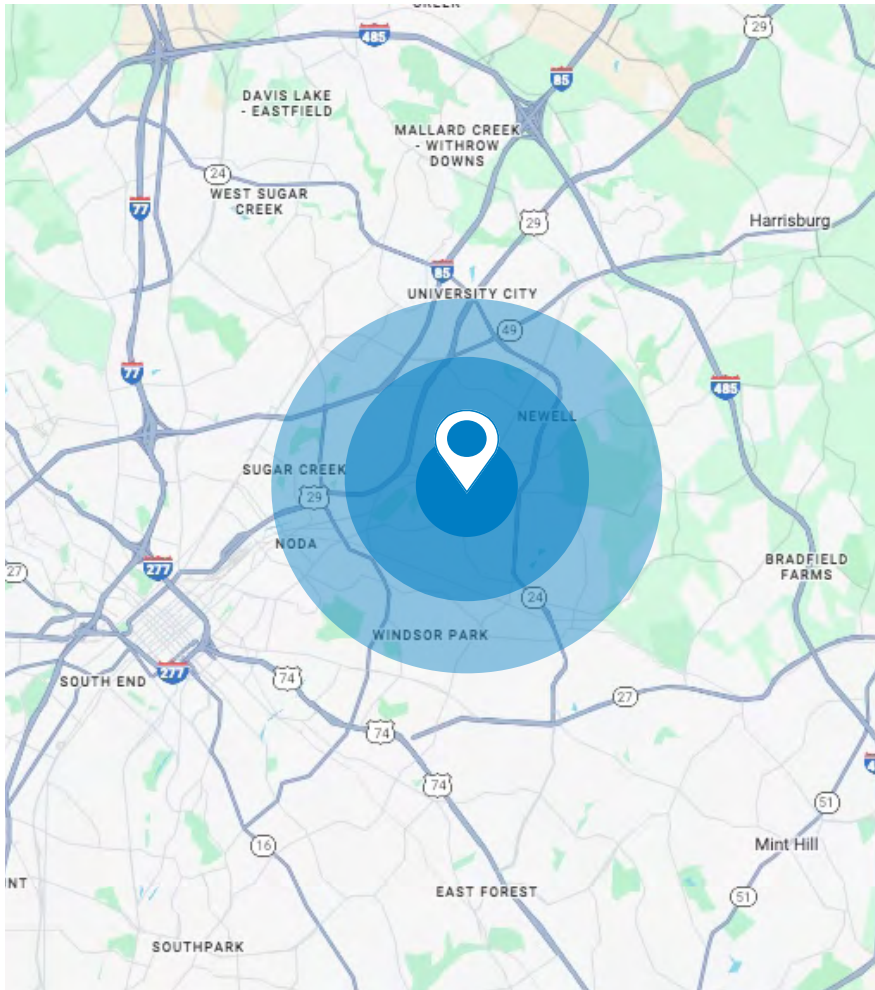
### PROPERTY INFORMATION

- +/- 2,268 SF 2nd generation fast food restaurant with drive-thru on .70 AC available for sale/lease
- Zoning: CG | Year Built: 2020
- Less than 15 minutes to some of Charlotte's popular neighborhoods including Plaza Midwood, University City and NoDa
- Excellent access to major thoroughfares including E. W.T. Harris Blvd, Eastway Dr, W Sugar Creek Rd, and N Tryon St
- Anchors a neighborhood shopping center with ample on-site parking and adjacent to CVS
- Offers prime frontage with full access and excellent visibility along The Plaza (16,500 VPD)
- Pricing: \$2,049,500.00



## AREA DEMOGRAPHICS

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DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Population	12,805	99,853	260,533
Households	4,645	37,922	104,501
Median Age	36	34.7	34.1
Average Household Income	\$58,773	\$66,966	\$75,801
Median Home Value	\$185,106	\$237,059	\$259,012
Employees	1,786	22,614	105,354



PROPERTY PHOTOS



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CHAPMAN CHASTAIN  
980.266.9292  
chapman@ascent.re



AREA OVERVIEW

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