

FOR LEASE

NEVADA III

2121 Nevada Blvd. | Charlotte, NC 28273



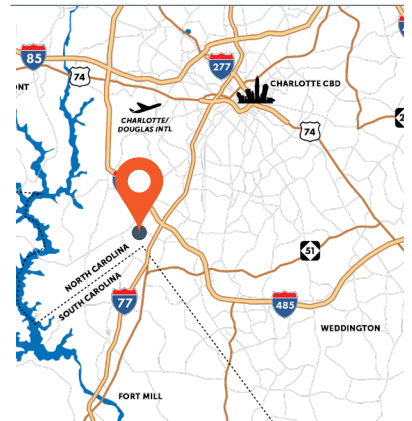
PROPERTY HIGHLIGHTS

 +/- 1 Mile  +/- 2 Miles  +/- 13 Miles  +/- 11 Miles

Nevada Business Park is the newest Charlotte-area industrial business park development located near the I-77/Westinghouse Boulevard interchange on Nevada Boulevard. It's strategic location and superior features make it perfectly suited to accommodate the unprecedented demand for small and medium sized tenants in the area.

BUILDING SIZE	177,000 SF front-loading and rear-loading building
BUILDING DIMENSIONS	750' x 200' and 260'
COLUMN SPACING	50'-wide x 50'-deep with 60'-deep loading bay in the 260' deep section
CLEAR HEIGHT	32'
DOCK DOORS	(37) 9' x 10' dock doors
DRIVE-IN DOORS	(3) 12' x 14' drive-in doors
EMPLOYEE PARKING	130 auto parking spaces
TRAILER PARKING	29 trailer parking spaces
TRUCK COURT	180' and 130'-deep with 60' concrete apron
SPRINKLER	ESFR
FLOOR	6" concrete slab (4000 PSI)
ZONING	ML-2

LOCATION



FOR LEASE

NEVADA III

2121 Nevada Blvd. | Charlotte, NC 28273

