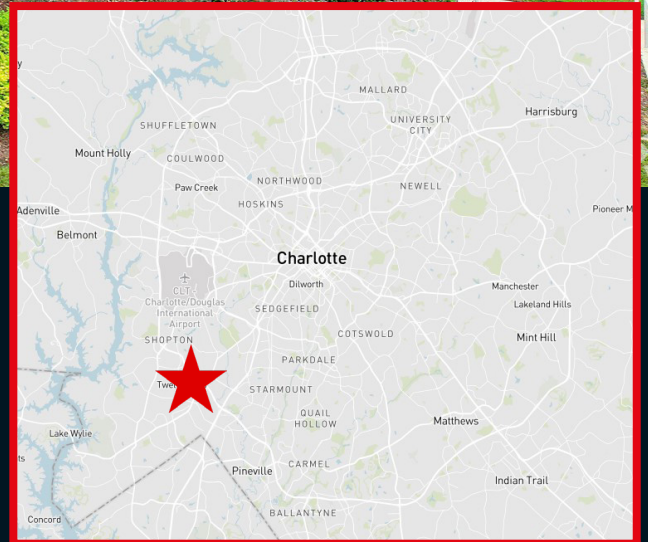




9410

D. Ducks Lane
Charlotte, North Carolina



±44,845 s.f. available for lease

Industrial space for lease at SilverLake Business Park

Ample parking

Rate: \$8.75/SF NNN

TICAM: \$1.35/SF

End Cap Unit with wraparound parking



Brad Cherry, CCIM, SIOR
Executive Managing Director
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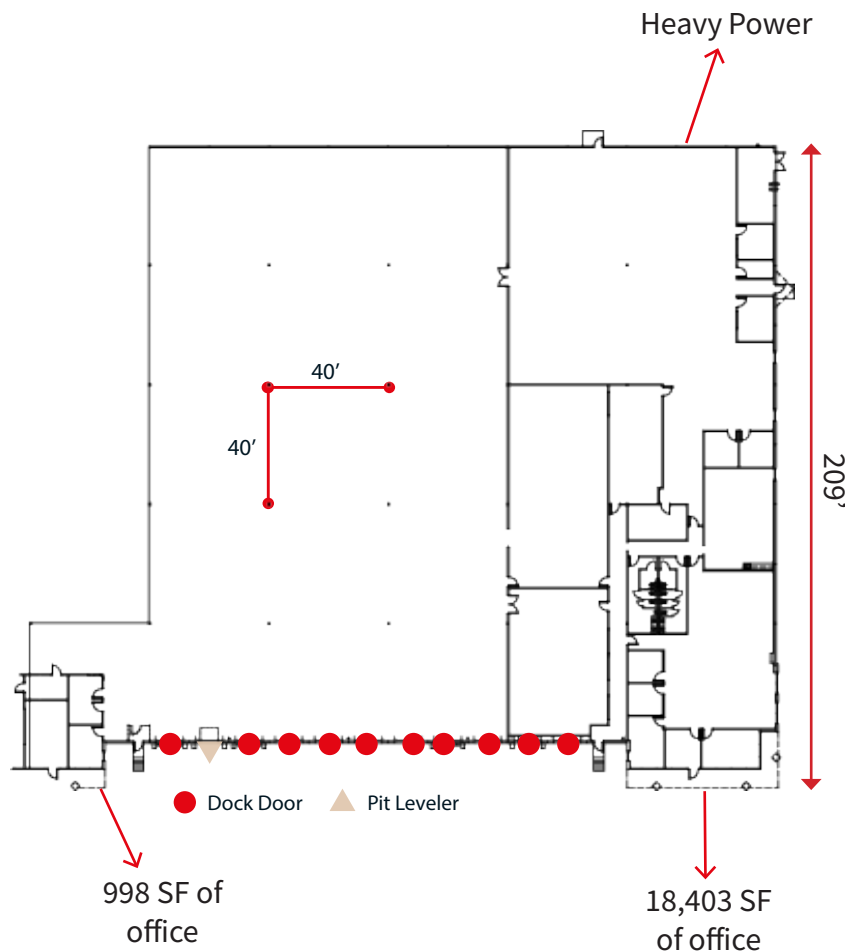
Matthew Greer, CCIM, SIOR
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Member Associate
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Property Specifications - Suite D

Building size	±102,864 SF
Available s.f.	±44,845
Office s.f.	±19,401 SF
Column spacing	40' x 40'
Clear height	24'
Dock doors	11 dock high doors (1 pit leveler and 3 edge of dock levelers)
Sprinklers	ESFR
Parking	55 auto positions
Power	1,800 Amps 480V
Trailer Parking	19 spaces



Interstate 485



Interstate 77



Interstate 85



CLT Intl Airport

