

AVAILABLE IMMEDIATELY

±35,100 sf **Industrial Warehouse** **Available for Lease**

2520 EATONTON ST • CHARLOTTE, NC 28208



±4.01 AC SITE WITH INDUSTRIAL OUTSIDE STORAGE

HENRY LOBB, SIOR
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**AVISON
YOUNG**

INDUSTRIAL WAREHOUSE AVAILABLE

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Property details

Parcel ID:	11515101
County:	Mecklenburg
Total Available SF:	±35,100 SF
Office SF:	±4,000 SF
Total Acreage:	±4.01 AC (±3.0 AC usable)
Zoning:	ML-2 (ANDO)
Year Built:	2004; 2006
Availability:	Immediately

WAREHOUSE 1

Available SF:	±24,600 SF
Drive-in Doors:	Three (3) 12' x 14' Three (3) 12' x 12'
Clear Height:	22' - 25' to middle 17' - 20' to edge



WAREHOUSE 2

Available SF:	±6,500 SF
Drive-in Doors:	Two (2) 12' x 14'
Clear Height:	22.5' - 25'



INDUSTRIAL WAREHOUSE AVAILABLE

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Property photos

NOTE: Personal Property to be Removed





Interstate access



INTERSTATE 85
±1.4 miles



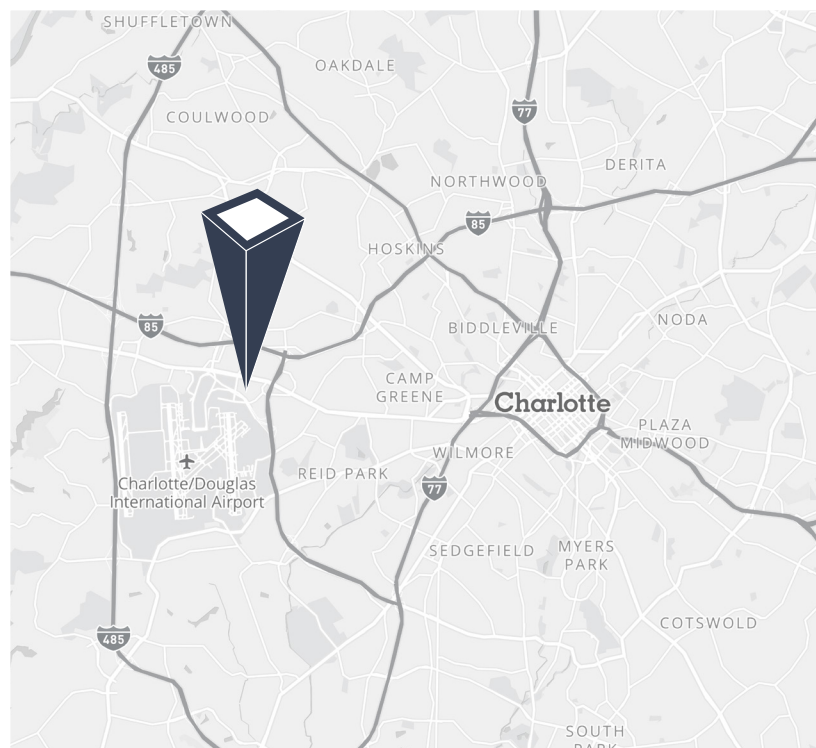
INTERSTATE 485
±2.5 miles



INTERSTATE 77
±4.0 miles



INTERSTATE 277
±4.0 miles



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