

welltower

MEDICAL OFFICE SPACE
FOR LEASE

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For Information:

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Matthews Medical Office Building

1450 MATTHEWS TOWNSHIP PKY | MATTHEWS, NC

medicaloffice.welltower.com

EXECUTIVE SUMMARY



Location Description

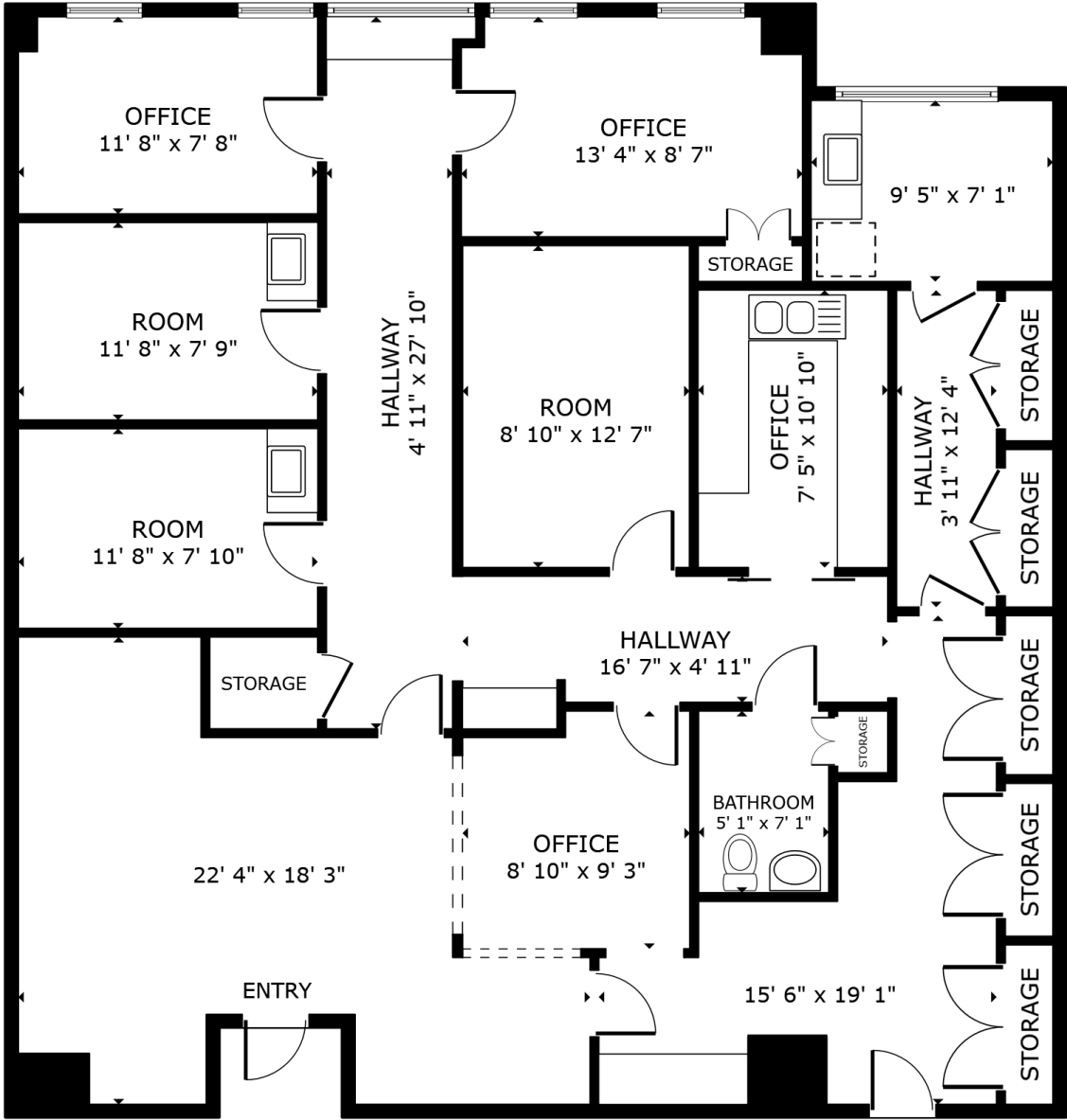
Located near North Trade St. and Matthews Township Turnpike.

Property Highlights

- Located on the Novant Health Matthews Medical Center Campus and connected to the hospital on all four floors.
- Convenient access to hospital cafeteria and gift shop.
- On-site building management.

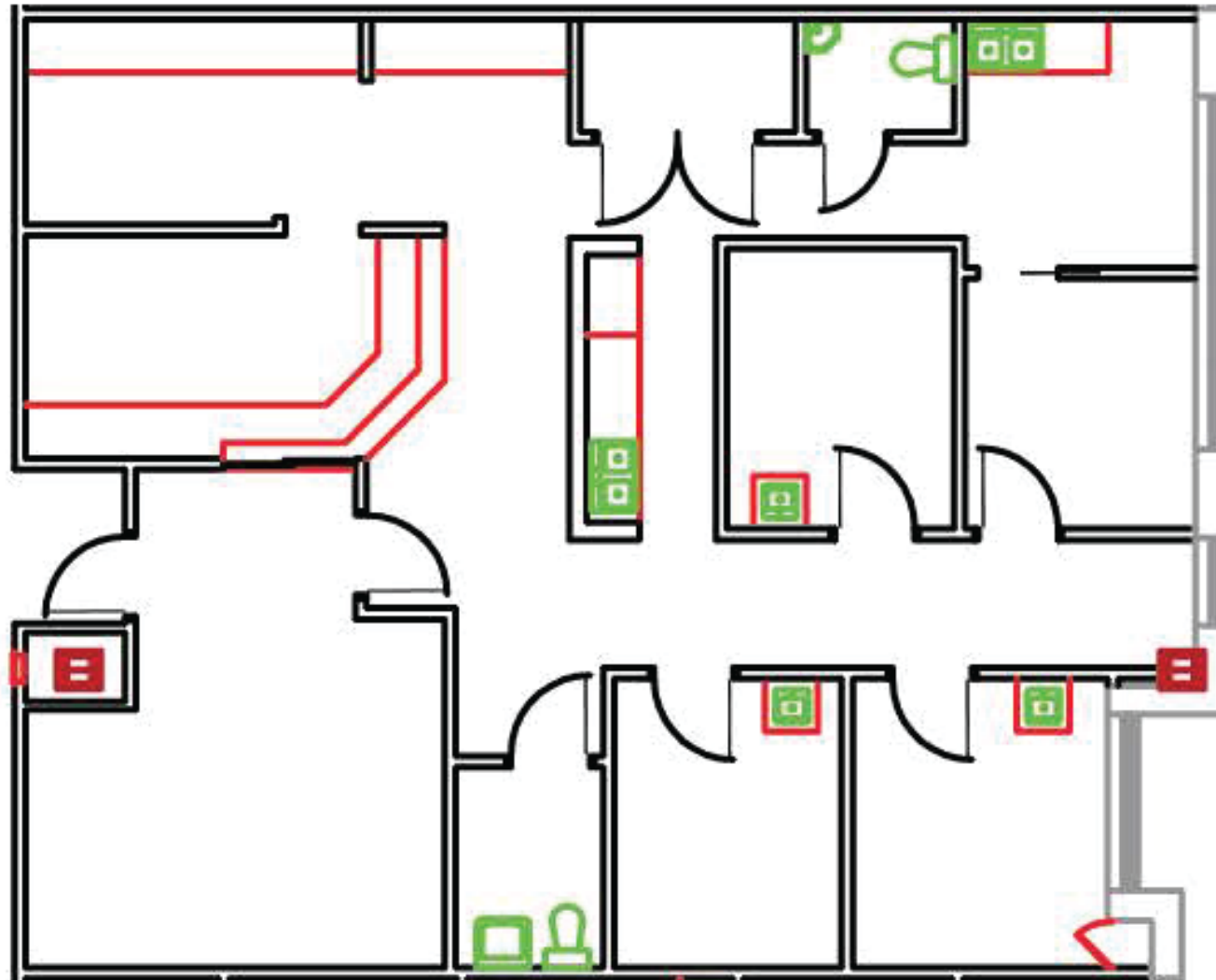


SUITE 270 | 1,981 RSF



SUITE 320 | 1,820 RSF

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DEMOGRAPHICS MAP & REPORT



Population	1 Mile	3 Miles	5 Miles
Total Population	4,945	49,064	145,257
Average Age	35.2	38.1	36.6
Average Age (Male)	35.1	37.7	35.9
Average Age (Female)	35.2	38.7	37.3

Households & Income	1 Mile	3 Miles	5 Miles
Total Households	2,137	19,322	56,198
# of Persons per HH	2.3	2.5	2.6
Average HH Income	\$70,290	\$86,056	\$83,877
Average House Value	\$232,402	\$251,296	\$256,887

2020 American Community Survey (ACS)

