



# 2801 Crisman St

Charlotte NC 28208



## PROPERTY DESCRIPTION

The property is in a busy commercial area near Charlotte Douglas Airport, Uptown, major highways, and public transit. It offers a spacious, flexible layout suitable for retail, office, or mixed-use, and benefits from high foot and vehicle traffic in a high-demand location.

## PROPERTY HIGHLIGHTS

- Great location near Charlotte Douglas and major highways
- Flexible space
- High traffic area
- Open floor plan, suitable for retail, office or mixed use

## OFFERING SUMMARY

Sale Price:	Call for Pricing
Lot Size:	2.79+/- Acres
Building Size:	60,000+/- SF

## DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	4,291	49,156	102,788
Total Population	10,066	103,621	224,674
Average HH Income	\$88,990	\$102,119	\$110,571

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

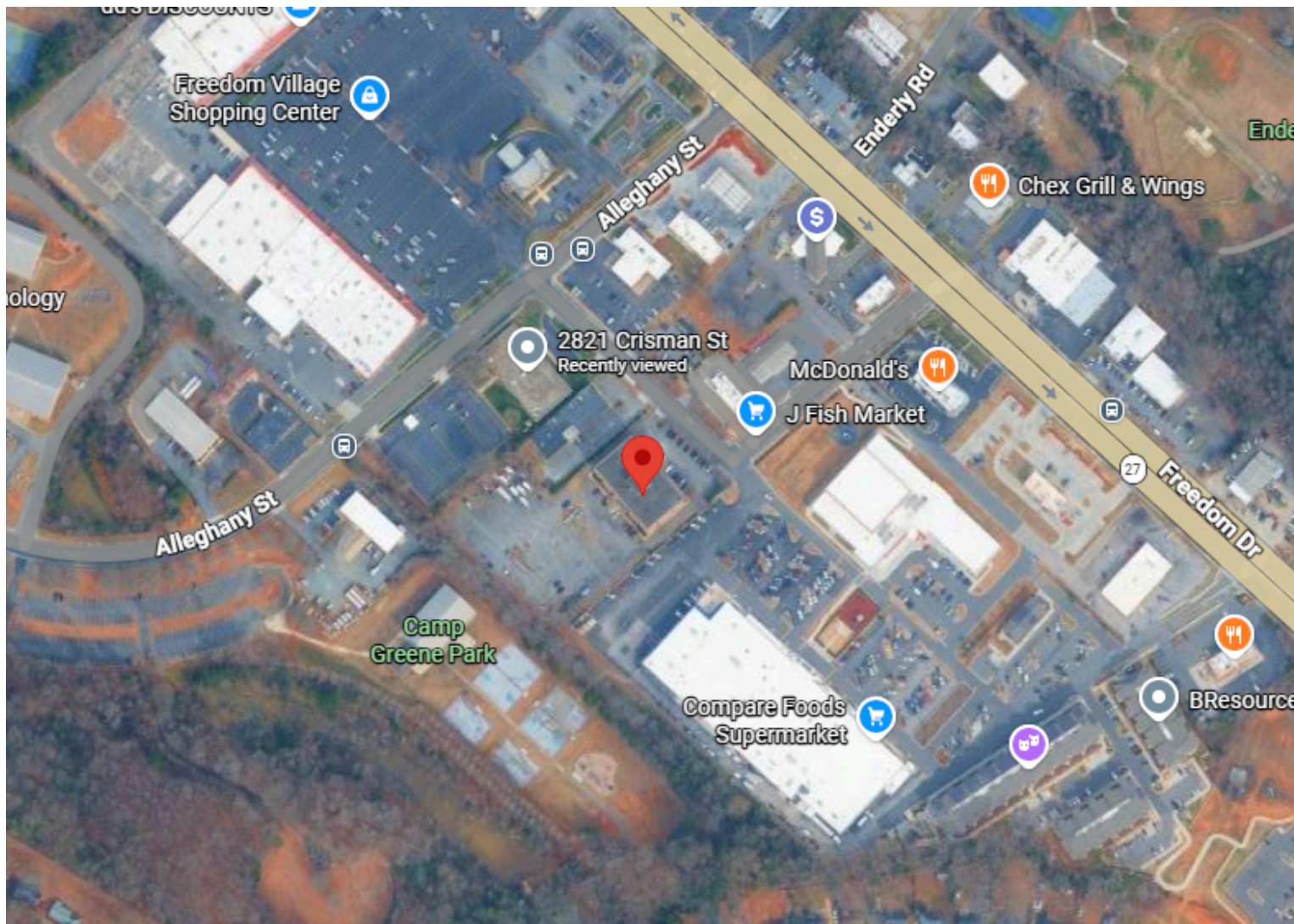
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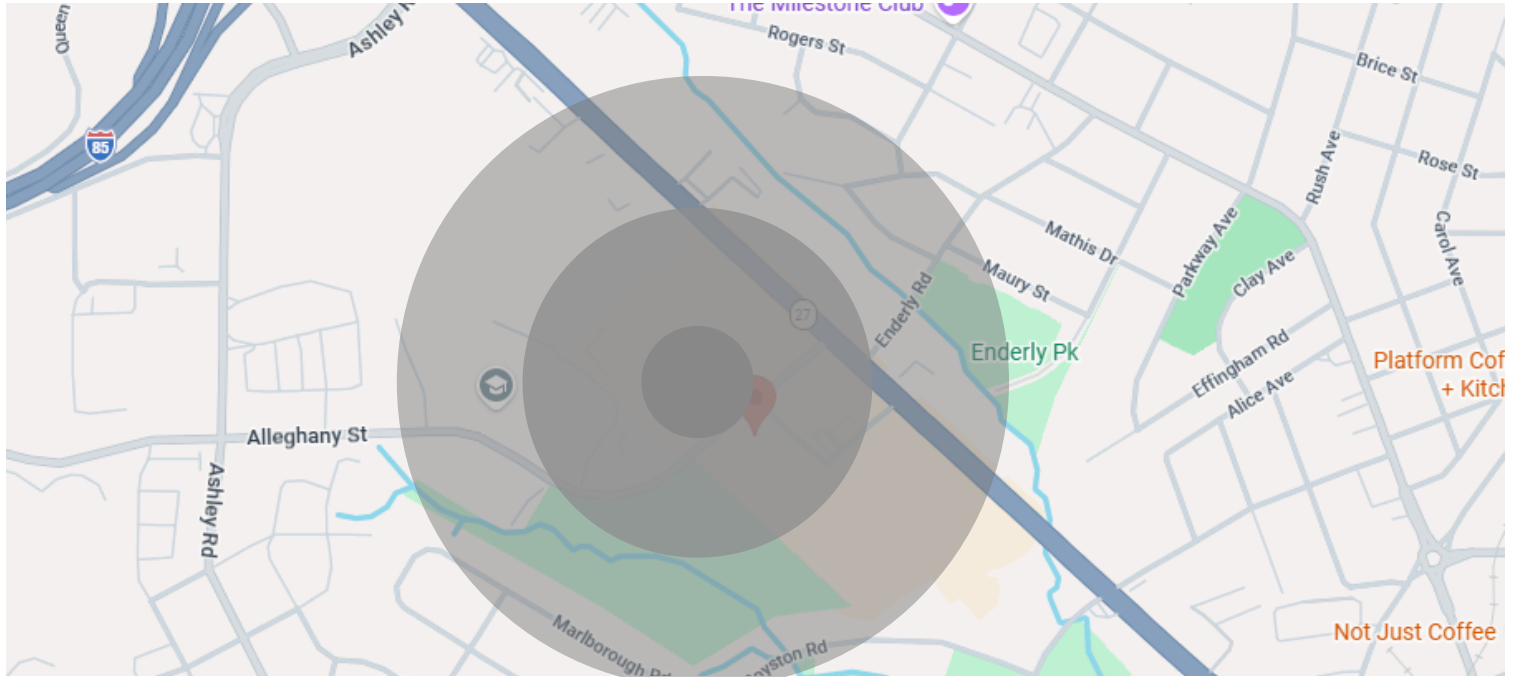
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	10,06	25.40%	224,674
Growth 2020-2025	25.40%	25.40%	25.40%

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	4,292	49,156	102,788
Average HH Income	\$88,990	\$102,119	\$110,571

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