

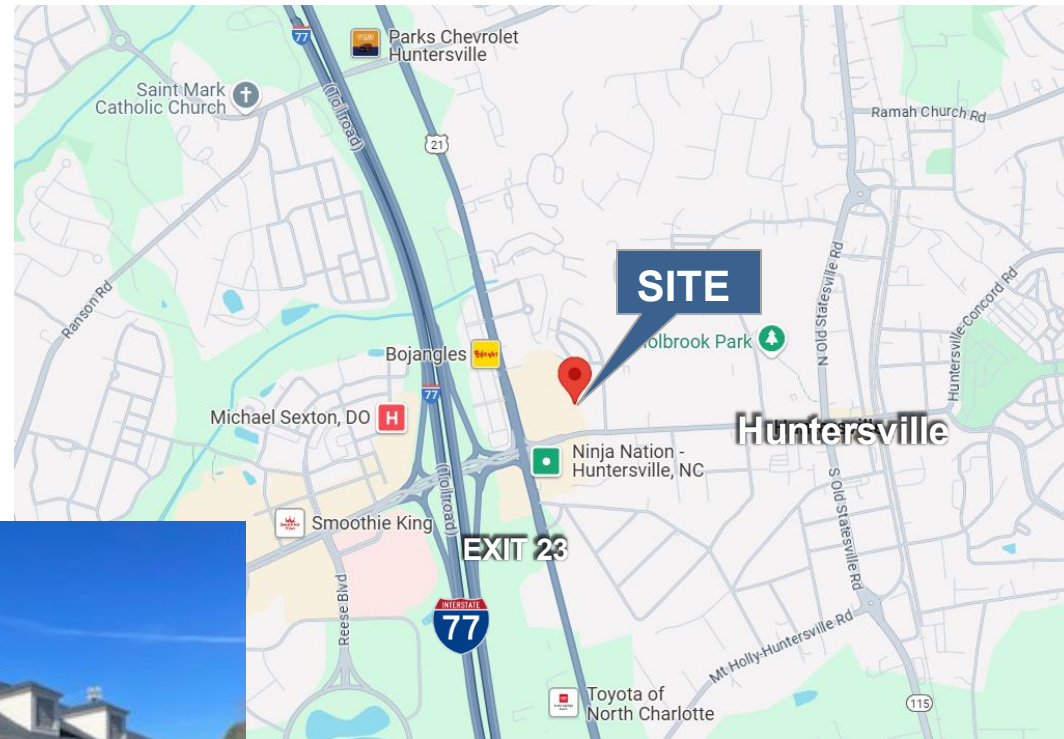
# AVAILABLE FOR LEASE

**111 Commerce Center Dr.  
Suites 302  
Huntersville, NC 28078**

**1,288 +/- SF**

- Tax Parcel ID: 01712146: 01712147
- Zoned: Commercial
- Reception Area
- 2 large open workspaces
- 2 Bathrooms
- 1 Storage Closets
- Ample Parking
- Surrounded by medical offices
- Conveniently located 1 block off I77/Exit 23

**PRICE: \$18.00/PSF modified gross**  
**Utilities not included**



## CONTACT

*All information regarding this property was obtained from sources deemed reliable but no warranty or representation is made of the accuracy thereof and the properties are subject to prior sale or lease or withdrawal.*

**Michelle Polito**  
cell 704-995-4885  
michelle@knoxgroupinc.com

19725 Oak Street  
Suite 8  
Cornelius, NC 28031  
704.896.1911

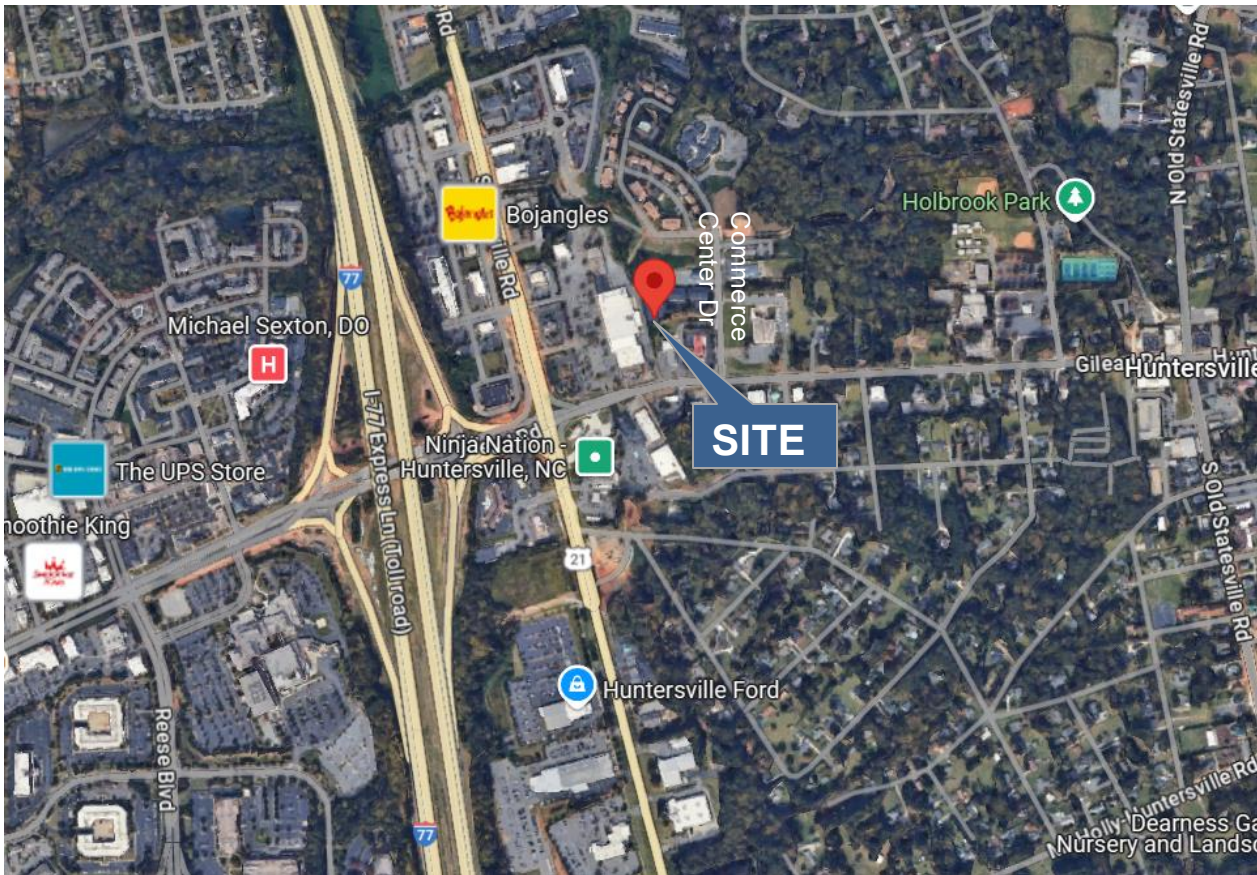


Conveniently located:

0.3 miles from I-77

0.6 miles from Holbrook Park

1.5 miles from Lowes Foods



### Demographics

	1 mile	3 mile	5 mile
Population	6,228	32,761	66,966
Average Household Income	\$74,372	\$90,129	\$88,977

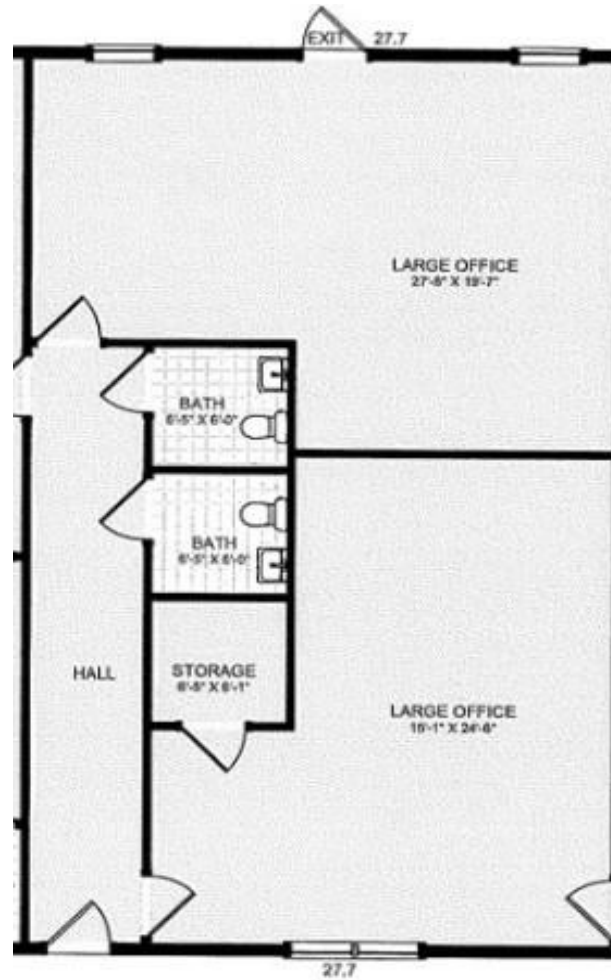
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**Suite 302**

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