

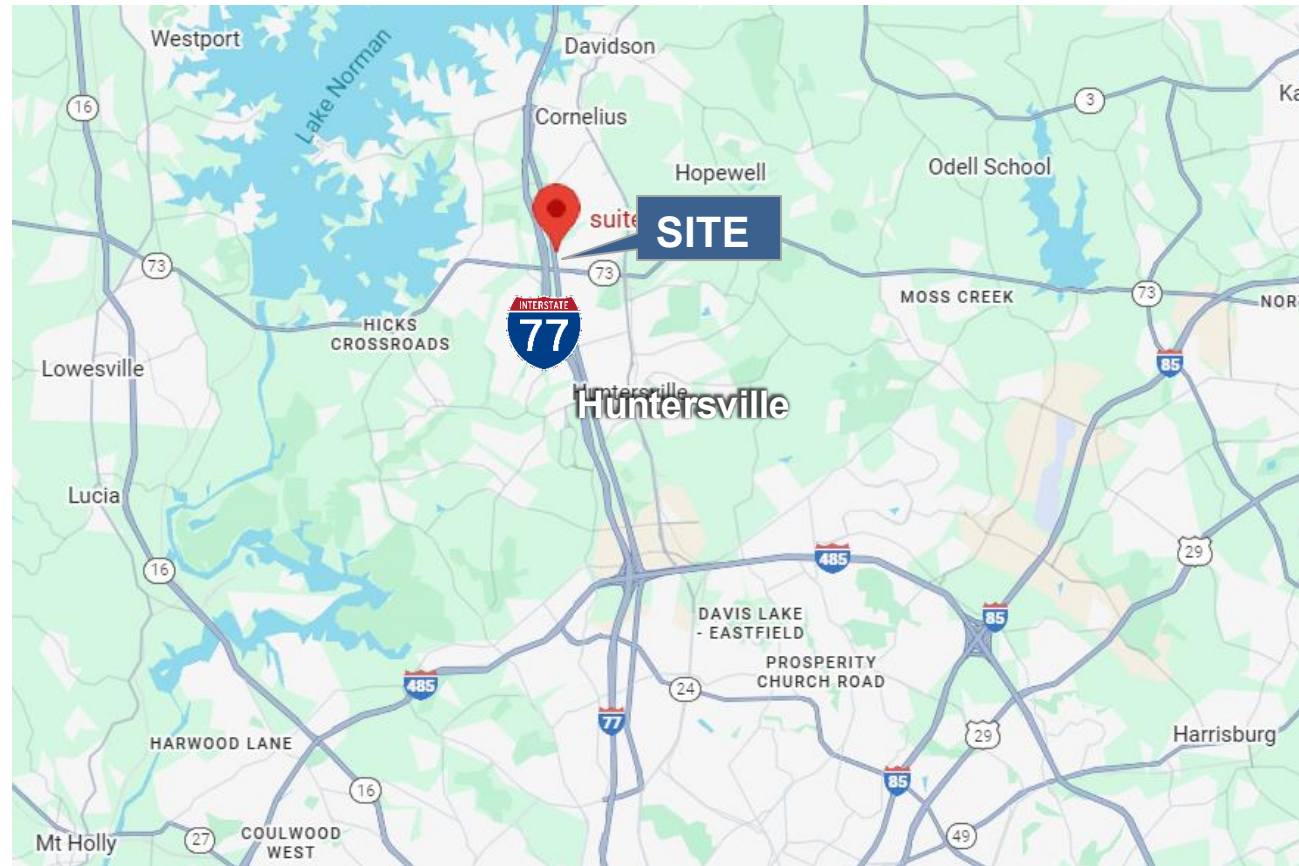
# AVAILABLE FOR LEASE

**9615 Northcross Center Court  
Suite B  
Huntersville, NC 28078**

**2,500 +/- RSF**

- Former MedSpa
- 2 private entrances
- Located on 1<sup>st</sup> floor
- 8 treatment rooms
- Large reception area
- 2 ADA bathrooms
- Tons of storage
- Washer/Dryer hookup
- Nurses station

**LEASE PRICE: \$34.00/SF NNN  
\$6.00/SF TICAM  
Excludes utilities**



## CONTACT

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

19725 Oak Street  
Suite 8  
Cornelius, NC 28031  
704.896.1911



*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.*

## 9615 Northcross Center Court, Suite B, Huntersville, NC 28078

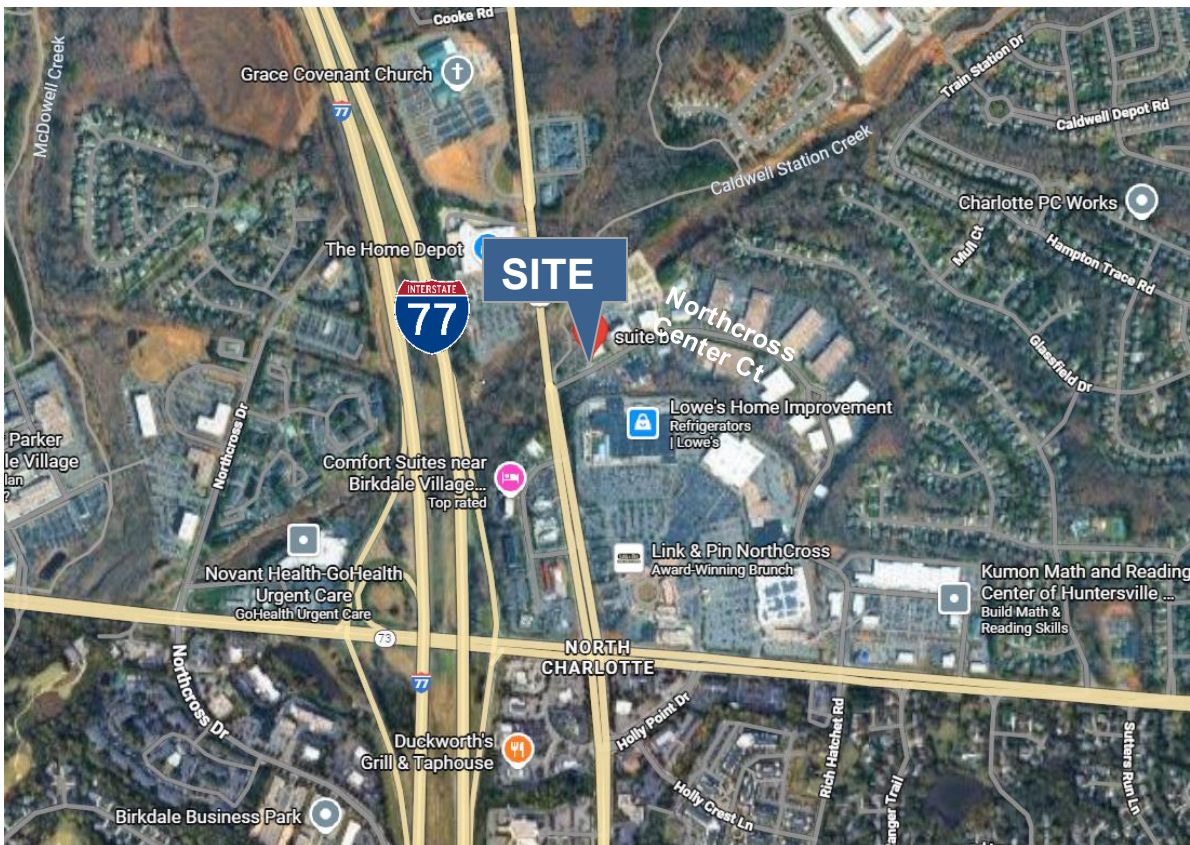
*Conveniently located:*

*0.2 miles from I-77*

*0.3 miles from The Home Depot*

*0.4 miles from Lowes Home Improvement*

*1.9 miles from Birkdale Village*



### Demographics

	1 mile	3 mile	5 mile
Population	4,755	40,853	80,819
Average Household Income	\$94,517	\$88,892	\$93,050

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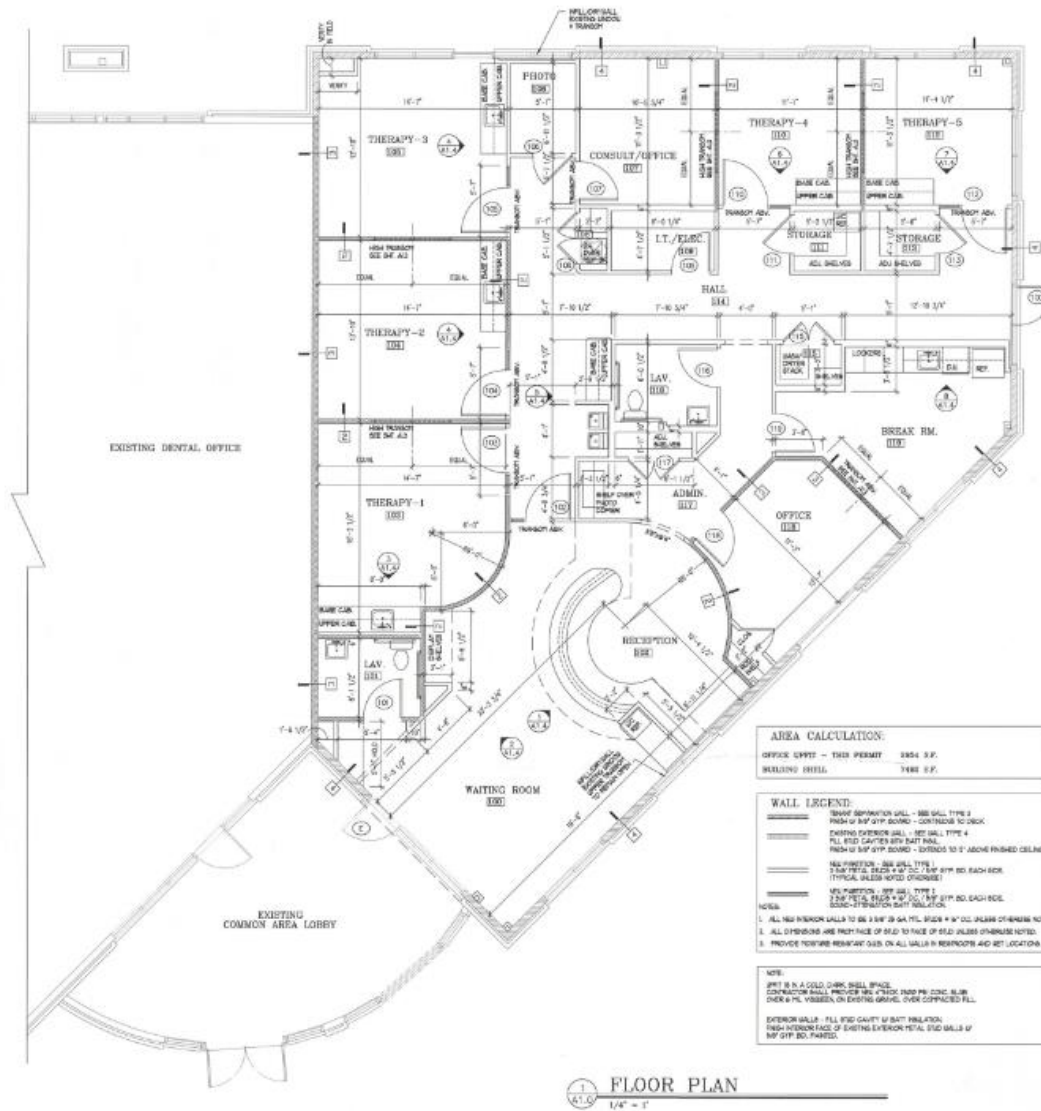
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## FLOOR PLAN



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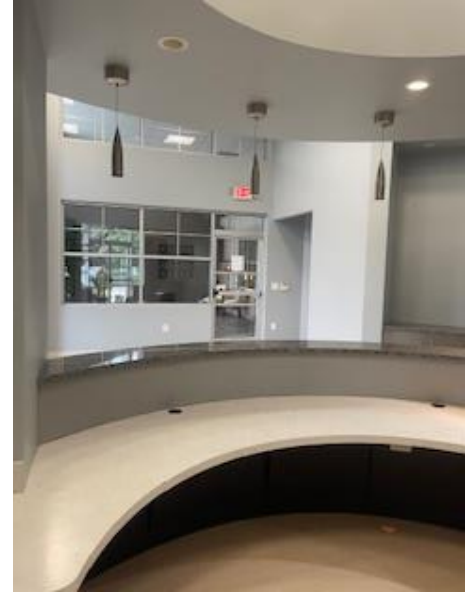
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# PHOTOS



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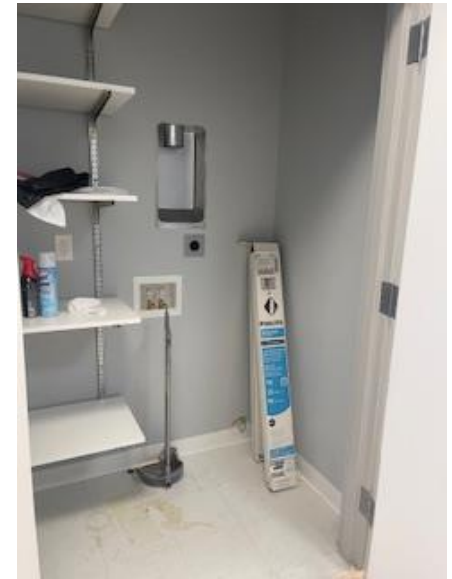
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