



# Mecklenburg County ~ Property Record Card Property Search

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PARCEL ID: 07818701  
1416 W TRADE ST CHARLOTTE NC

WESTSIDE ENTERPRISES INC  
PO BOX 562685  
CHARLOTTE NC 28256

Total Appraised Value  
**\$1,012,900**

### KEY INFORMATION

Land Use Code	<b>C700</b>	Neighborhood	<b>RE06</b>
Land Use Desc	<b>COMMERCIAL</b>	Land	<b>19645.00 SQUARE FEET</b>
Exemption / Deferment	-	Municipality	<b>CHARLOTTE</b>
Last Sale Date	<b>01/24/1990</b>	Fire District	<b>CITY OF CHARLOTTE</b>
Last Sale Price	<b>\$0</b>	Special District	<b>NA</b>
Legal Description	<b>L1 &amp;2 &amp;P3 B1 M230-291</b>		

### ASSESSMENT DETAILS

2024 Real Estate Assessed Value	
Land Value	<b>\$657,500</b>
Building Value	<b>\$341,100</b>
Features	<b>\$14,300</b>
Total	<b>\$1,012,900</b>

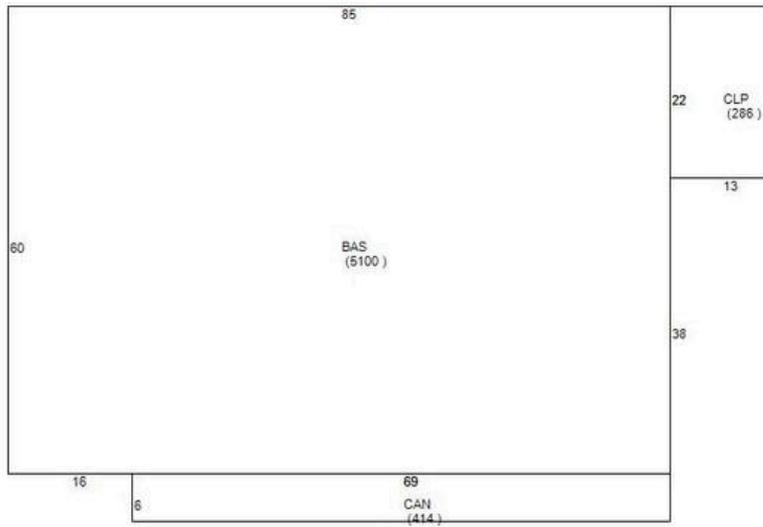
### LAND

USE	UNITS	TYPE	NEIGHBORHOOD	ASSESSMENT
C700	19645.00000	SQUARE FEET	RE06	\$657,500

### BUILDING

**BUILDING (1)**

Finished Area	<b>5,100</b>
Year Built	<b>1984</b>
Built Use / Style	<b>RETAIL</b>
Grade	<b>AVERAGE</b>
Story	<b>1 STORY</b>
Heat	<b>FORCED AIR - DUCTED</b>
Fuel	<b>GAS</b>
Foundation	<b>SLAB-COMMMERCIAL</b>
External Wall	<b>FACE BRICK</b>
Fireplace(s)	<b>0</b>
Full Bath(s)	<b>0</b>
Half Bath(s)	<b>0</b>
Bedroom(s)	<b>0</b>
Total (SqFt)	<b>5,800</b>



**FEATURES**

<b>YEAR BUILT</b>	<b>TYPE</b>	<b>QUANTITY</b>	<b>UNITS</b>	<b>VALUE</b>
1984	CH LNK FENCE	1	460	\$2,300
1984	CONC PAVING	1	5704	\$12,000

**RECENT SALES HISTORY**

The sales history includes only qualified sales made since January 1, 2016. A sale is qualified when it has been verified, by the appraiser, as an arm's length transaction for fair market value. Only qualified sales are considered in the appraisal process. For a complete history of sales and other transfers, please visit [Polaris](#). The [Register of Deeds](#) records, indexes, and stores all real estate related documents that are presented for registration.

No data to display

## VALUE CHANGES

The value change history shows only changes in appraised value; it does not show exemptions, exclusions or deferrals that could reduce a property's taxable value. If any of these are in effect for a particular tax year, it will be shown on the property tax bill for that year. It is also possible that some previous value changes might be missing from this list or listed in the wrong order. If you have any questions, please call the County Assessor's Office at 704-336-7600.

DATE OF VALUE CHANGE	EFFECTIVE FOR TAX YEAR	REASON FOR CHANGE	NEW VALUE
03/26/2023	2023	COUNTYWIDE REVALUATION	\$1,012,900
01/15/2019	2019	COUNTYWIDE REVALUATION	\$675,100
01/10/2015	2011	REVALUATION REVIEW - PEARSON	\$462,400
03/17/2011	2011	COUNTYWIDE REVALUATION	\$469,900
03/15/2003	2003	COUNTYWIDE REVALUATION	\$291,400

## PERMITS

For information on building, electrical, mechanical or plumbing permits issued for this property in the last six years, please visit Mecklenburg County Code Enforcement's [searchable permit site](#).



Mecklenburg County makes every effort to produce the most accurate information possible. **No warranties, expressed or implied, are provided for the data herein, its use or interpretation.**