



## Industrial Space For Lease

915 Curtis Street, Monroe, NC 28112



**Eshan Narang**  
Narang Property Group  
100 Franklin St, Bristol, CT 06010  
[rishi@narangpropertygroup.com](mailto:rishi@narangpropertygroup.com)  
(203) 209-5447



# Industrial Space For Lease

\$6.95 /SF/YR

915 Curtis Street is an industrial building in Monroe, North Carolina. It offers some of the most attractive prices in Monroe and the greater Charlotte area for industrial space. 17-foot ceilings create a lot of room for stacking inventory. LED lighting ensures brightly lit spaces and energy efficiency. Many loading docks allow for rapid loading and unloading. The large lot makes parking and maneuvering trucks easy. The property is ideal for warehouse, distribution and light-manufacturing uses. The property is located just 2 minutes from Route 74 and 35 minutes southeast of Charlotte, allowing for easy access to a major city....

- 17-Foot Ceilings
- Full LED Lighting
- Many Loading Docks
- Large Lot Size Allowing For Easy Loading/Unloading
- Located Just 30 Minutes Southeast of Charlotte
- 2-Minutes Off Route 74, A Major Thoroughfare



Rental Rate:	\$6.95 /SF/YR
--------------	---------------

Property Type:	Industrial
----------------	------------

Property Subtype:	Distribution
-------------------	--------------

Rentable Building Area:	92,100 SF
-------------------------	-----------

Year Built:	1956
-------------	------

Rental Rate Mo:	\$0.58 /SF/MO
-----------------	---------------

1st Floor

Space Available	25,000 SF
Rental Rate	\$6.95 /SF/YR
Date Available	December 01, 2025
Service Type	[object Object]
Office Size	400 SF
Space Type	Relet
Space Use	Industrial
Lease Term	1 - 5 Years

Available December 1, 2025 25,000 Square Feet of industrial space for lease. This is the lowest price per square foot for industrial space in Monroe. 17-foot ceilings allow for stacking opportunities. Full LED lighting provides energy efficiency. 3 loading docks and 1 interior loading dock make loading/unloading easy. 400 square feet of office space is included. A 1,300 square foot office/flex space not connected to this space is also available for an additional \$2,750 per month. The space includes two offices, a conference room, a lounge, kitchenette and bathroom with shower. Located in a growing industrial corridor just 30 minutes southeast of Charlotte, the property offers logistical advantages and access to a skilled labor pool. The building's affordability and functionality make it a standout option for regional operators seeking value and efficiency.

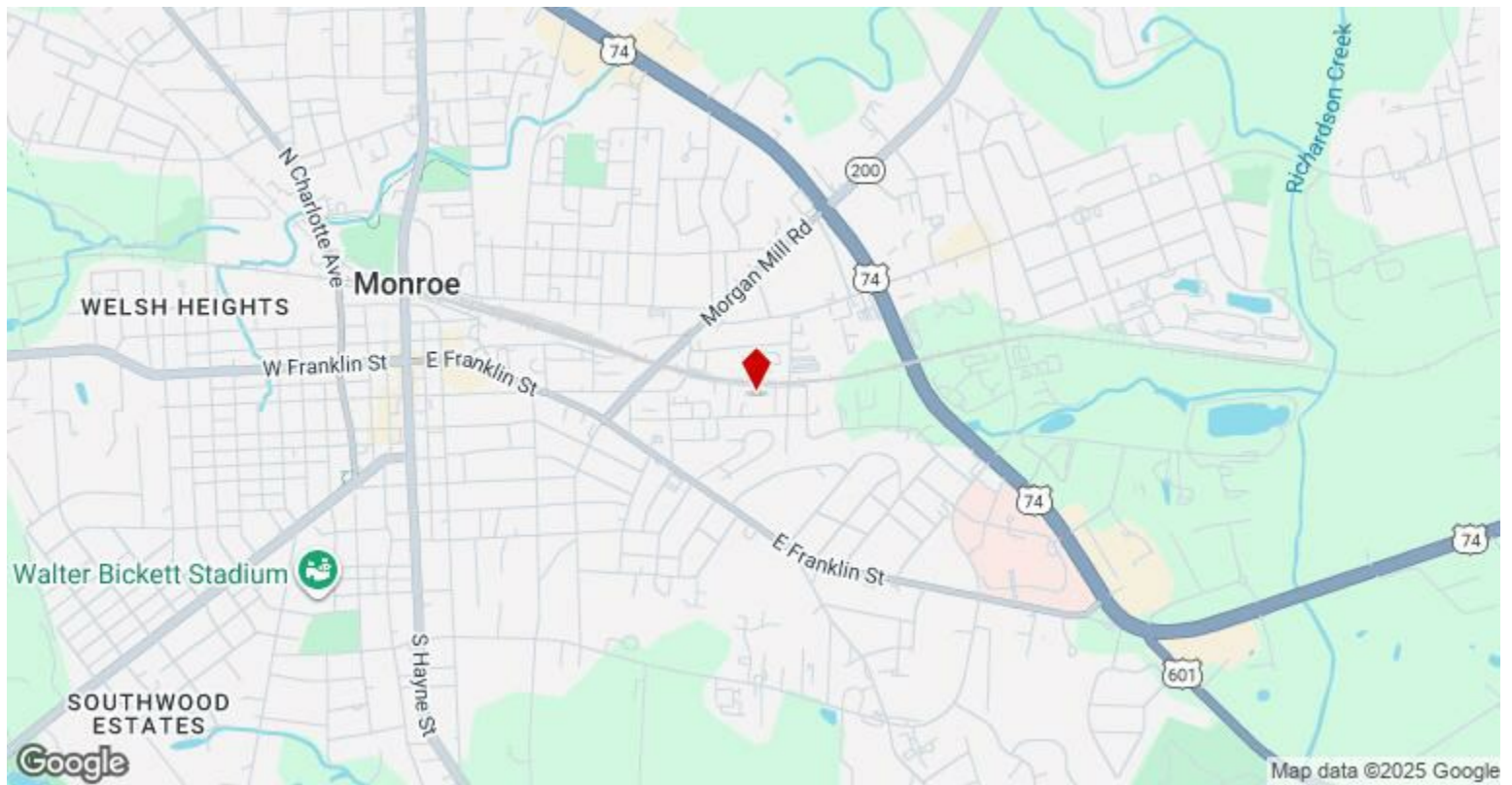
---

## Major Tenant Information

---

Tenant	SF Occupied	Lease Expired
BluMare	-	
Green Electronic Solutions Inc.	-	
Luxe Cabinetry & Flooring Inc.	-	
Omnova Solutions	-	
Petra Homes	-	





## 915 Curtis St, Monroe, NC 28112

915 Curtis Street is an industrial building in Monroe, North Carolina. It offers some of the most attractive prices in Monroe and the greater Charlotte area for industrial space. 17-foot ceilings create a lot of room for stacking inventory. LED lighting ensures brightly lit spaces and energy efficiency. Many loading docks allow for rapid loading and unloading. The large lot makes parking and maneuvering trucks easy. The property is ideal for warehouse, distribution and light-manufacturing uses. The property is located just 2 minutes from Route 74 and 35 minutes southeast of Charlotte, allowing for easy access to a major city.



## Property Photos



Rear Side View



Side View of building



## Property Photos



Exterior Docks



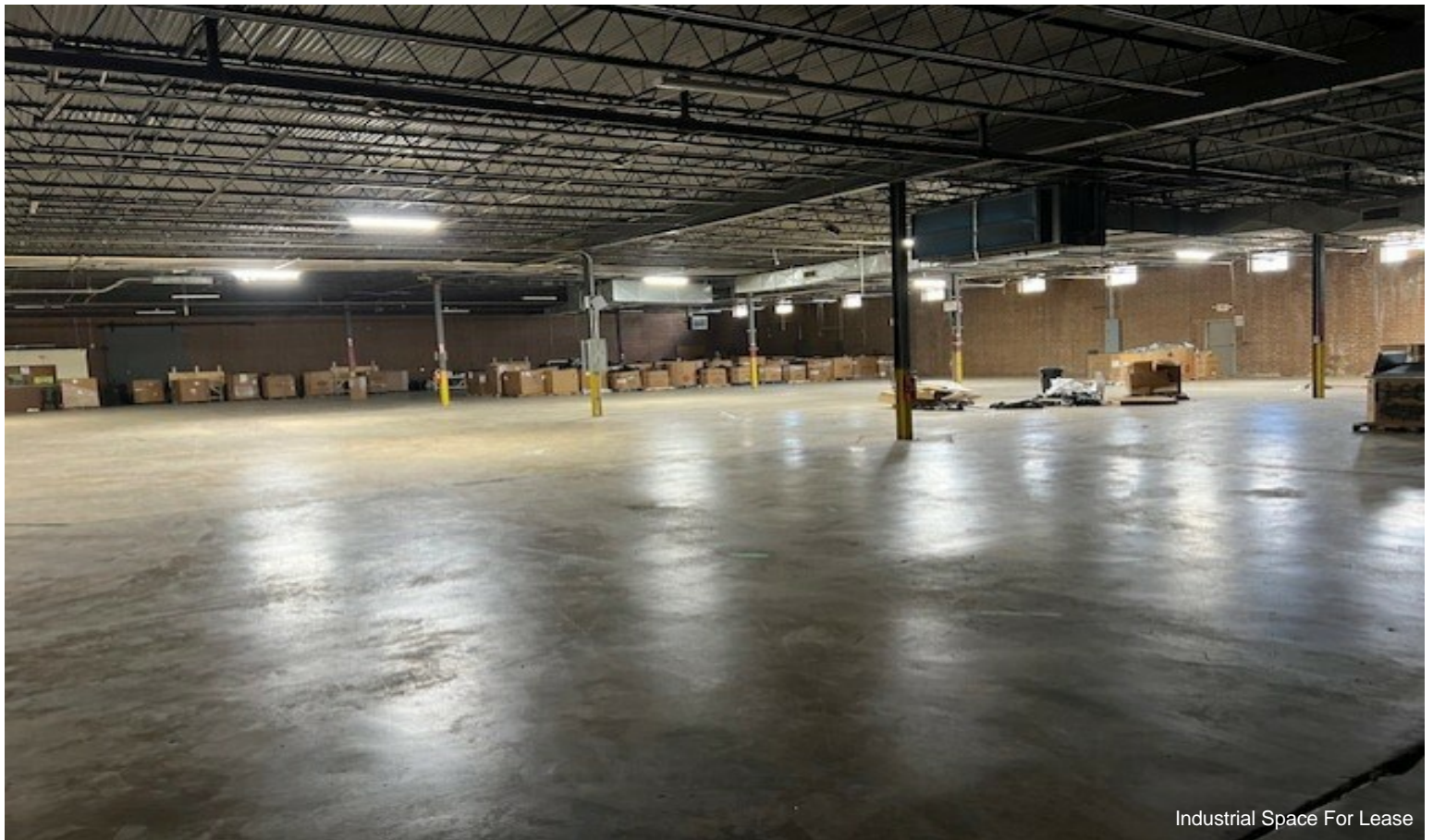
Industrial Space For Lease



## Property Photos



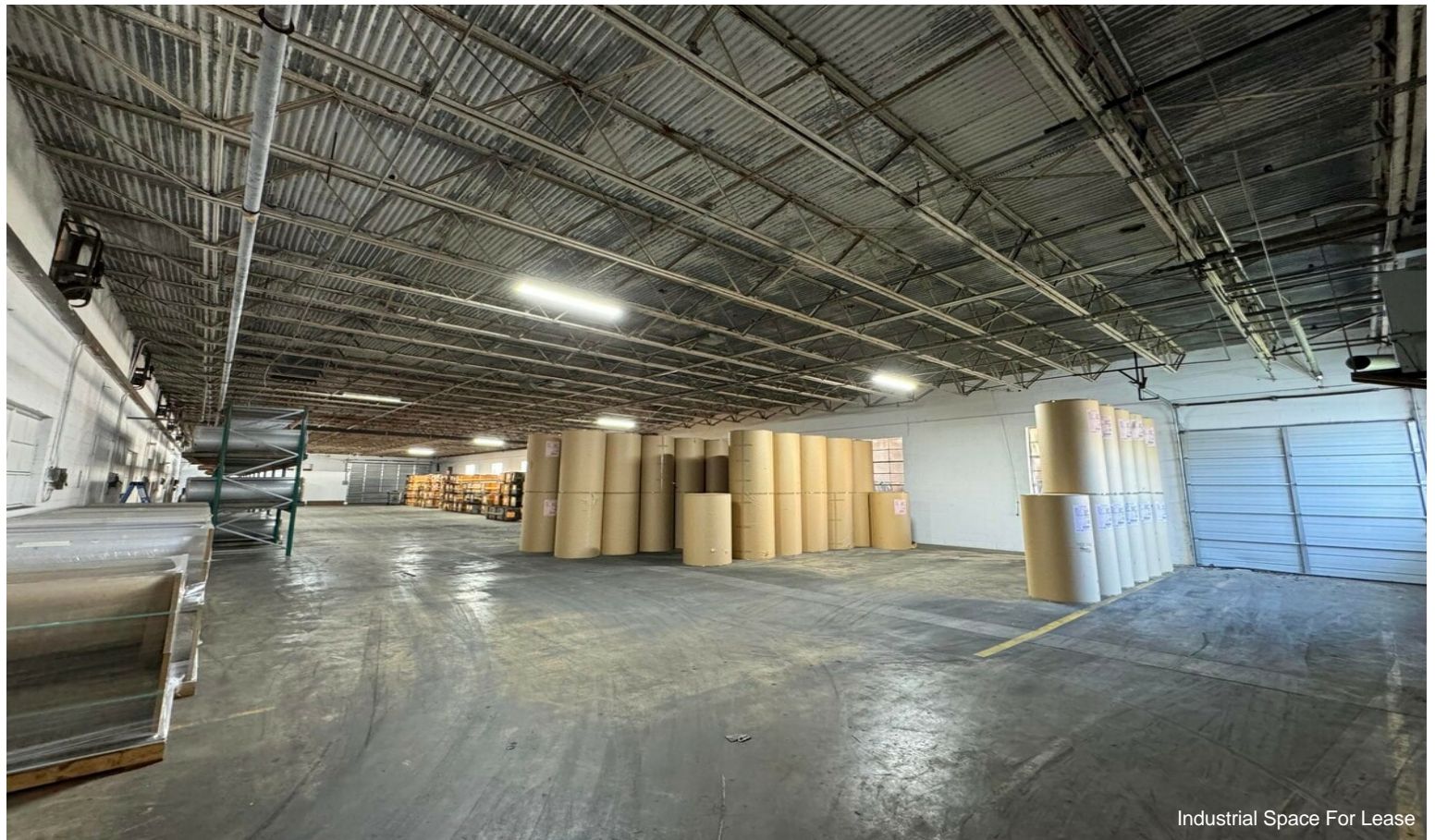
Industrial Space For Lease



Industrial Space For Lease

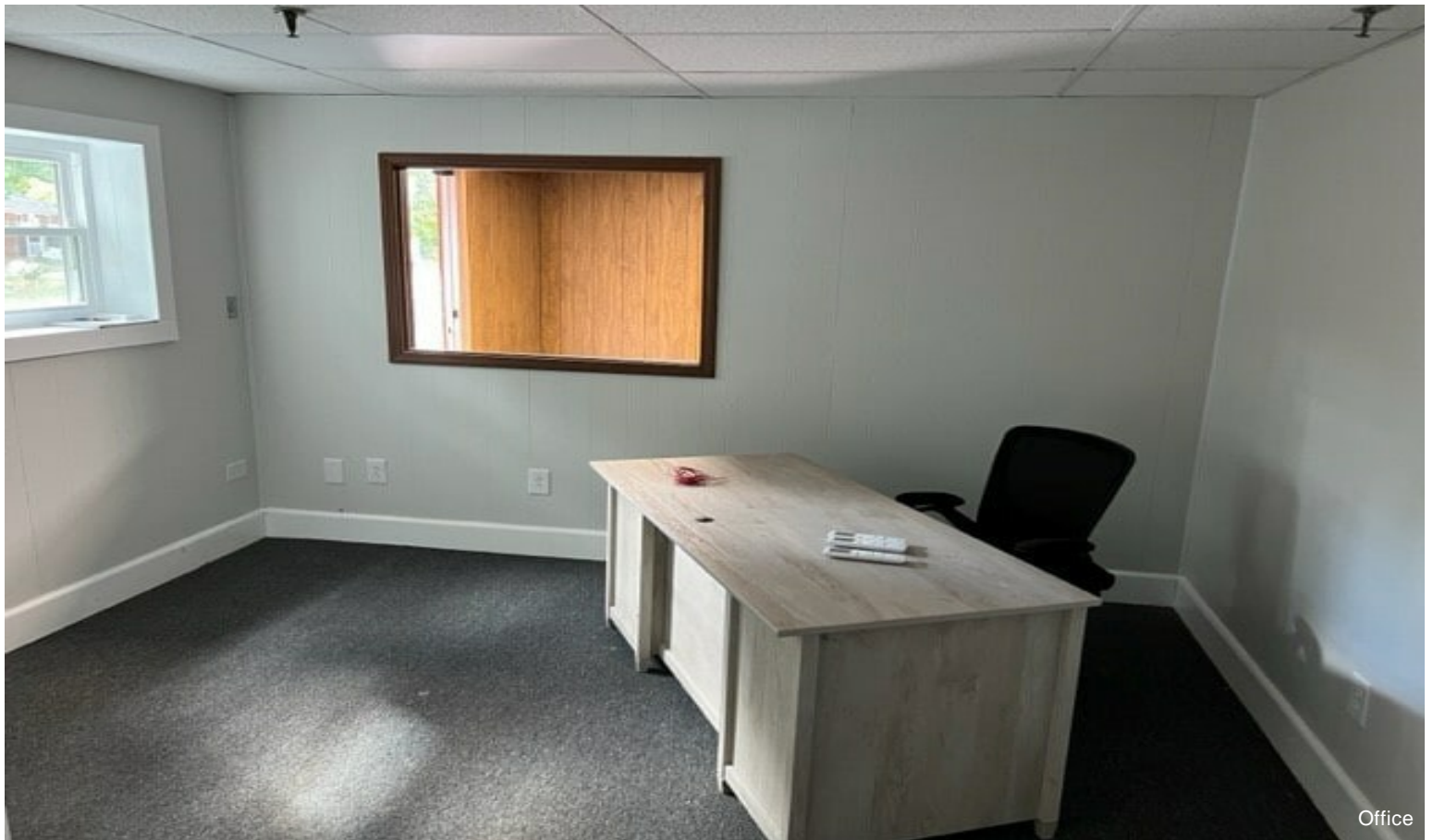


## Property Photos





## Property Photos





## Property Photos



Lounge in Office Space



Lounge in Office Space

## Property Photos





## Property Photos



Bathroom in Office Space



Bathroom in Office Space



## Property Photos





Property Photos

