



SUNPOINT

CLT

Class A Industrial Building
67,600 - 373,950 SF
8301 Old Dowd Road
Charlotte, NC 28214



LOCATION MAP

DRIVE TIMES | DISTANCE



< 5 MIN | < 1 MILE



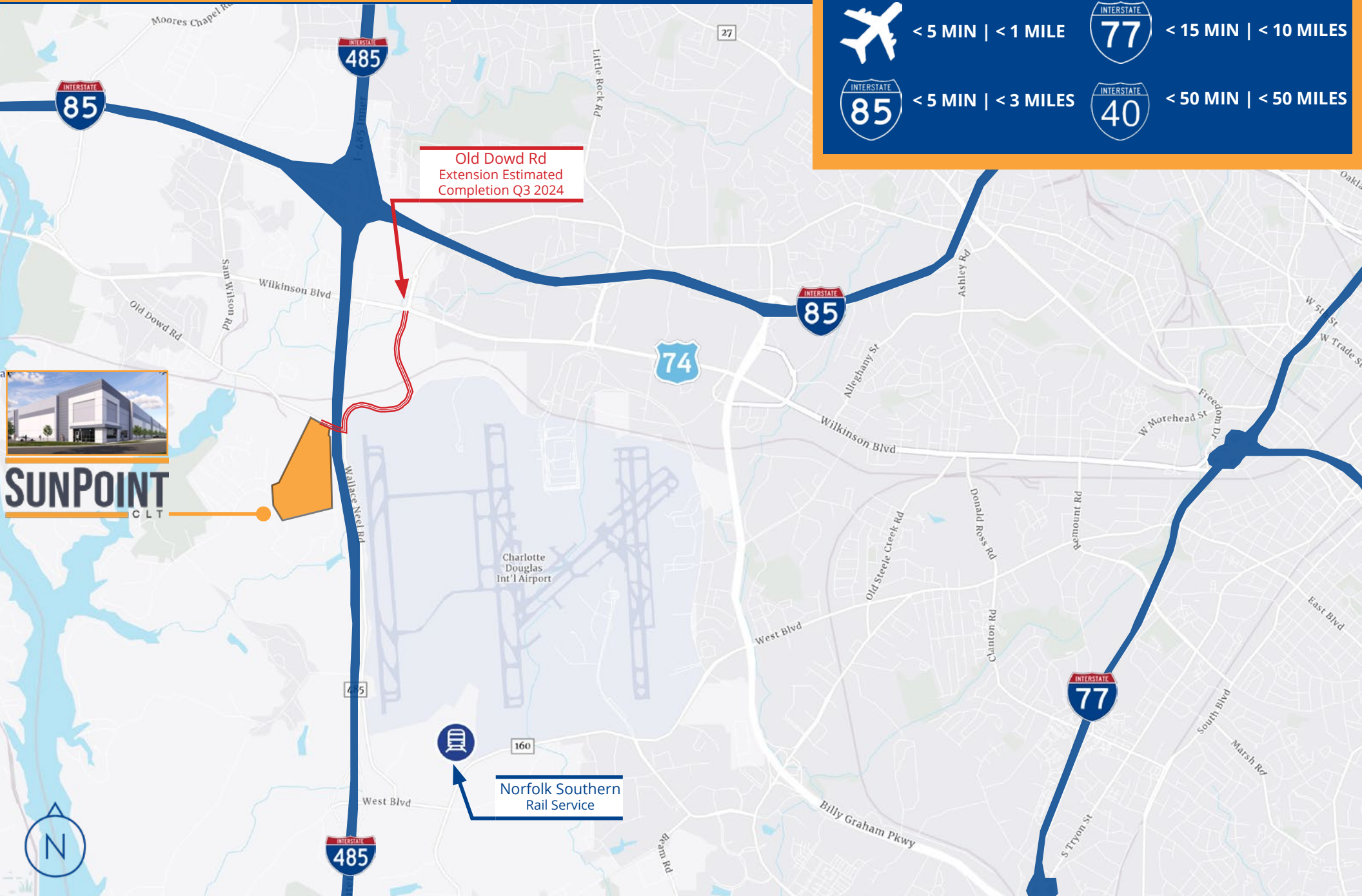
< 15 MIN | < 10 MILES



< 5 MIN | < 3 MILES



< 50 MIN | < 50 MILES



Old Dowd Rd
Extension Estimated
Completion Q3 2024

Charlotte
Douglas
Int'l Airport

Norfolk Southern
Rail Service



SITE PLAN

Property SunPoint CLT
8301 Old Dowd Road, Charlotte, NC

Available SF 67,600 SF - 373,950 SF

Office SF 2,162 SF Spec Office

Column Spacing 52' x 50'

Building Depth 270'

Loading Bay 60'

Auto Parking 374

Trailer Parking 75 | 55' Deep

Box Truck Parking 5 | 40' Deep

Dock High Doors (86) 9' x 10'

Drive In Doors 2 Ramps; 12' x 16'

Slab 8" Concrete Slab on Grade

Clear Height 32'

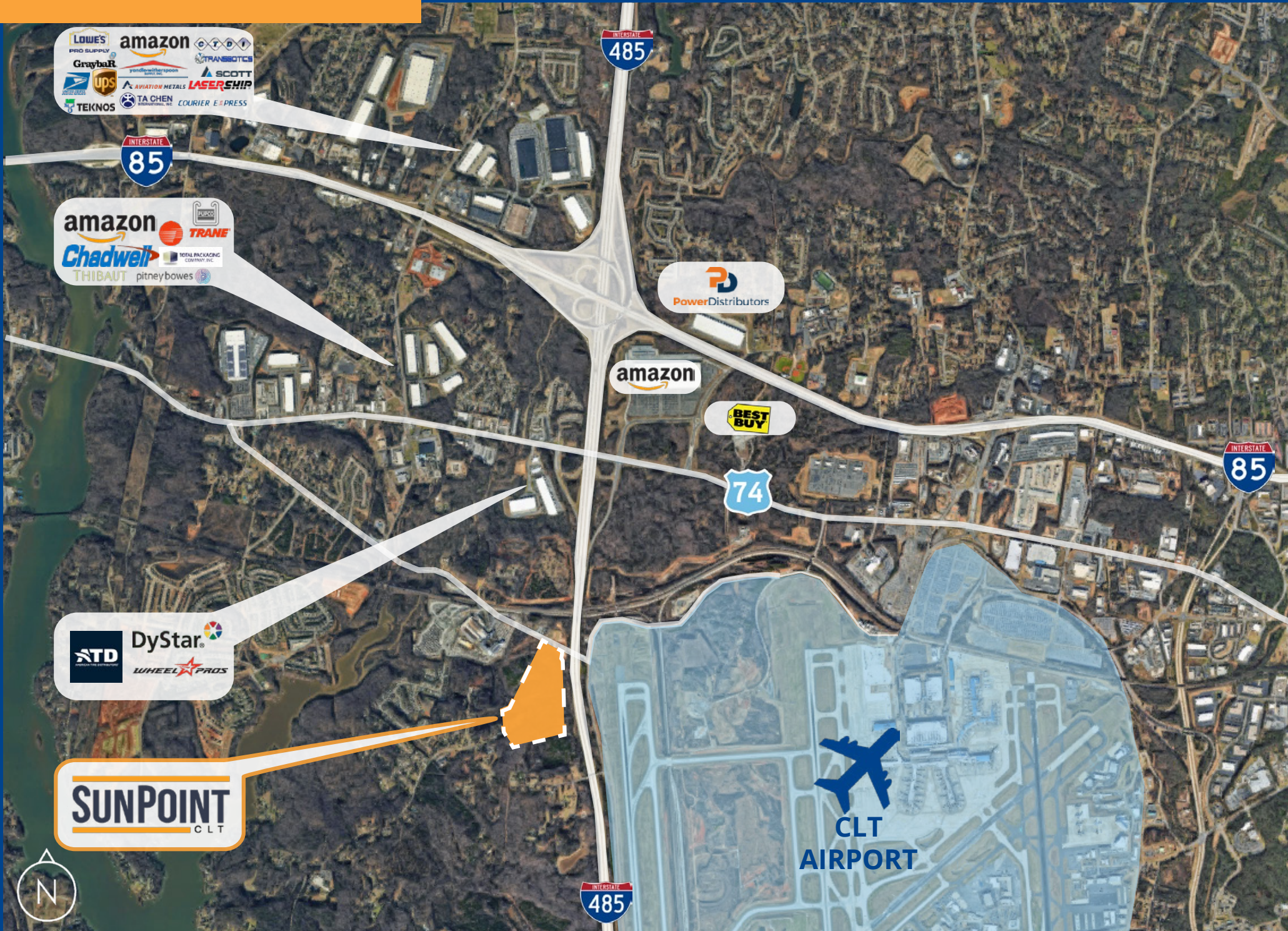
Sprinkler ESRF

Truck Court 190'

Power 4,000 Amps



PRIME LOCATION



SUNPOINT

CLT



Charlotte, NC
09/22/2024

For More Information, Please Contact:

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