

# STEELE CREEK MOB

13515 STEELE CREEK ROAD  
CHARLOTTE | NORTH CAROLINA



REED GRIFFITH  
704-619-0473  
[reed@FlagshipHP.com](mailto:reed@FlagshipHP.com)

GREG MCINTOSH  
704-562-2153  
[greg@FlagshipHP.com](mailto:greg@FlagshipHP.com)

# FOR LEASE

# PROPERTY OVERVIEW

## PROPERTY OVERVIEW

- Two story medical outpatient building available now
- Located in the booming Steele Creek submarket
- Less than 1 mile from Rivergate Shopping Center
- Building signage available
- Close proximity to I-77

## AERIAL TOUR



## CONTACT:

**REED GRIFFITH**  
704-619-0473  
reed@FlagshipHP.com

**GREG MCINTOSH**  
704-562-2153  
greg@FlagshipHP.com



**TOTAL BUILDING AREA:**  
± 33,500 SF



**AVAILABLE SPACE:**  
2ND FLOOR: ±10,515 SF



**LEASE RATE:**  
\$35.00



**LEASE TYPE:**  
NNN



**YEAR BUILT:**  
2025



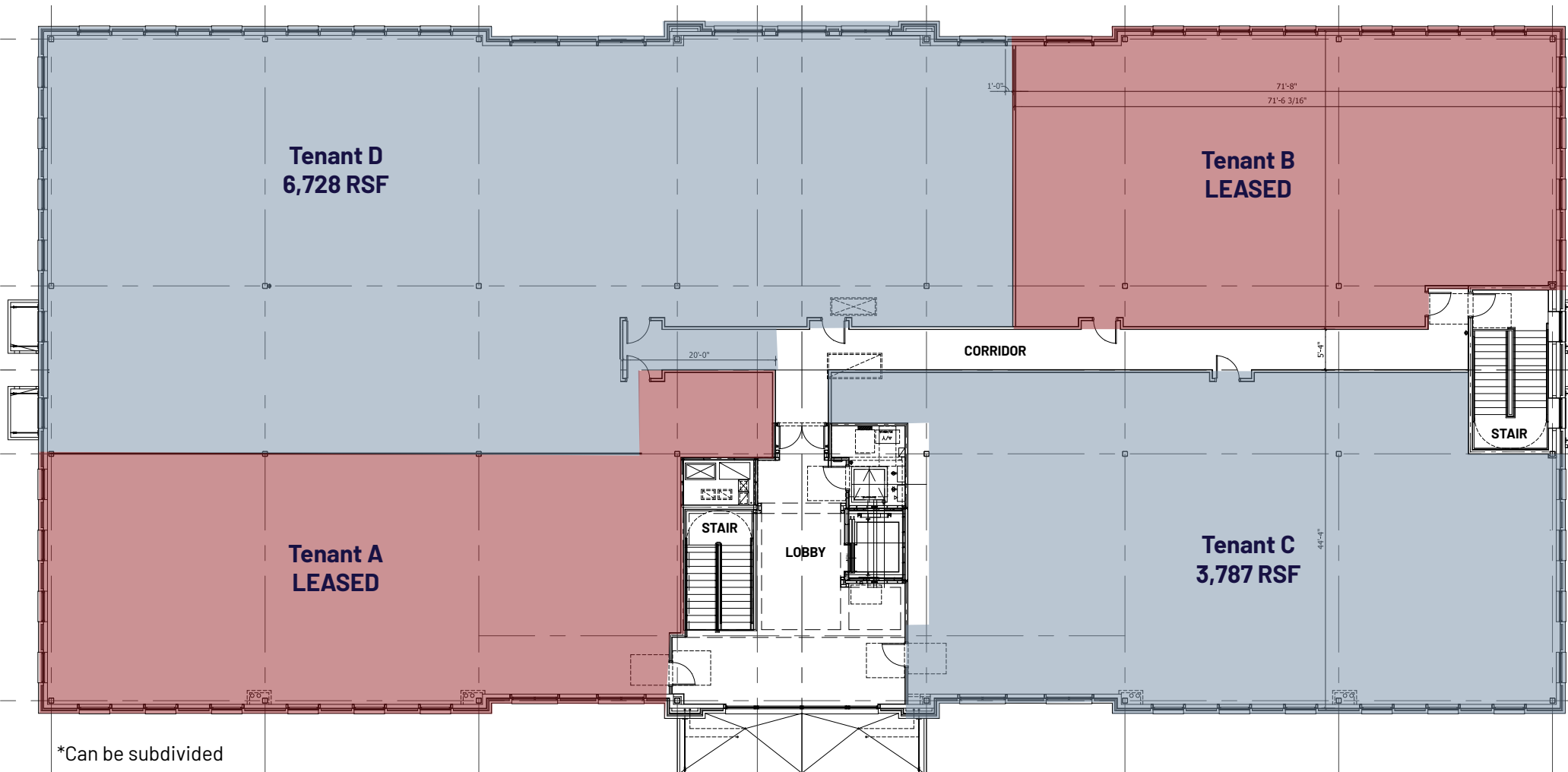
**PARKING RATIO:**  
5.00/1,000 SF

# SITE PLAN



# FLOOR PLAN: 2ND FLOOR

**TOTAL AVAILABLE:  
10,515 RSF**





# AREA MAP

