2040-A & B Randolph Rd

Charlotte, North Carolina, 28207

Income-Producing Investment Opportunity

+/- 4,921 SF Office Duplex | Available for Sale

Property Overview

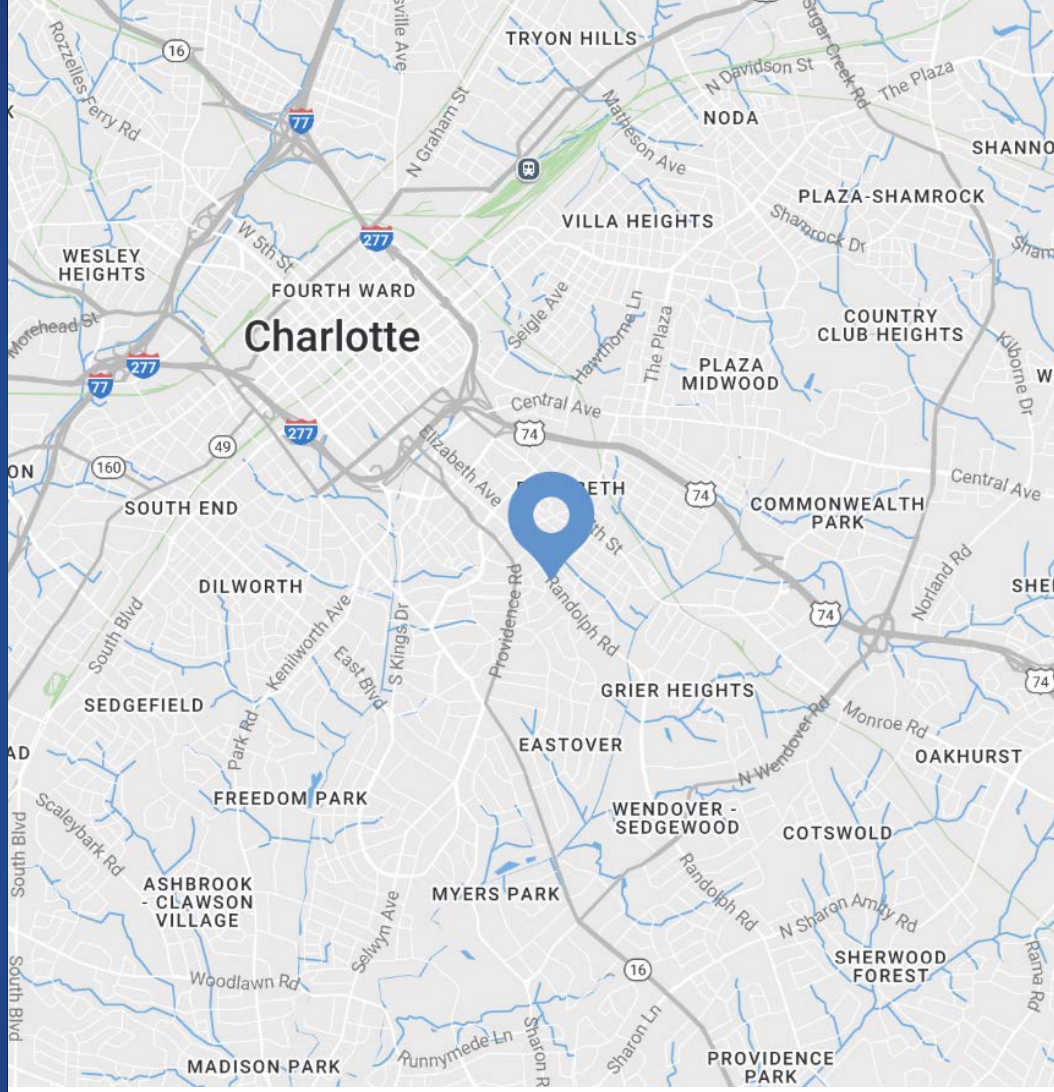
2040-A&B Randolph Rd

Available for Sale

Office duplex located in close proximity to medical facilities on Randolph Rd in Charlotte, NC. Offering up to +/- 4,921 SF across two spaces with OFC zoning, this property is ideal for medical or professional use. This versatile building provides excellent accessibility in a prime location, surrounded by the retail and restaurants in nearby Elizabeth, Midtown, and Providence Rd. Excellent opportunity for owner-occupant or investor looking for an income-producing property.

Property Details

Address	2040-A Randolph Rd | Charlotte, NC, 28207
Square Footage	Suite A +/- 2,233 SF - Vacant Suite B +/- 2,688 SF - Occupied +/- 4,921 SF Total
Acreage	+/- 0.269 AC
Use	Office
Zoning	OFC
Parcel ID	15501123
Sale Price	Call for Pricing



Demographics

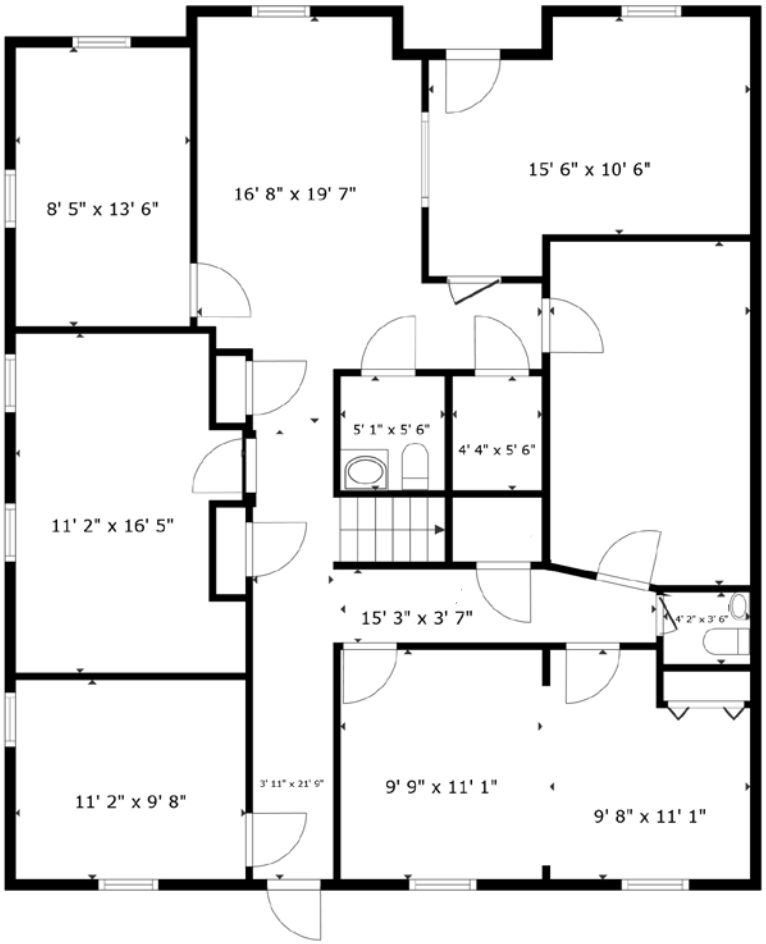
RADIUS	1 MILE	3 MILE	5 MILE
2025 Population	14,125	135,408	302,052
Avg. Household Income	$189,534	$164,872	$141,120
Median Household Income	$109,155	$105,761	$86,793
Households	7,645	71,767	143,206
Daytime Employees	23,258	149,926	242,432

Vacant

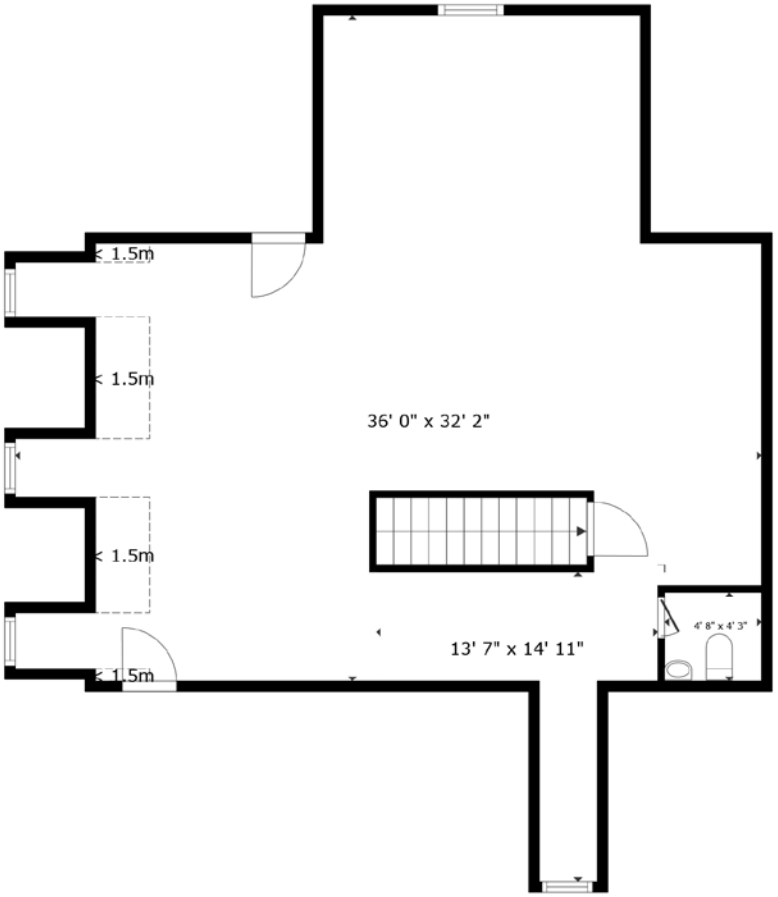
Suite A

+/- 2,233 SF

Virtual Tour

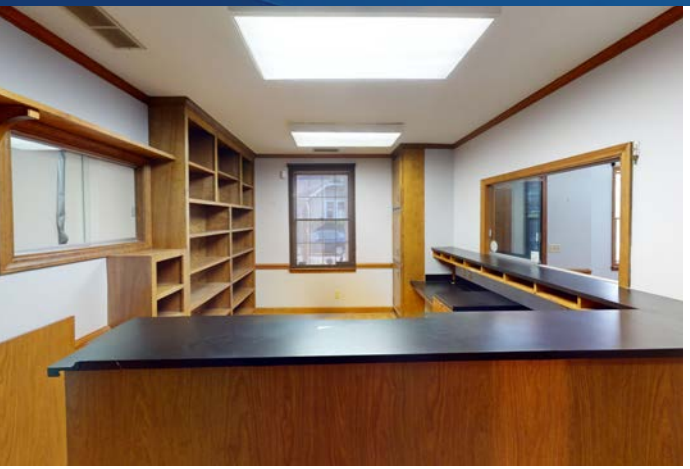


Floor 1



Floor 2

Interior Photos | Suite A

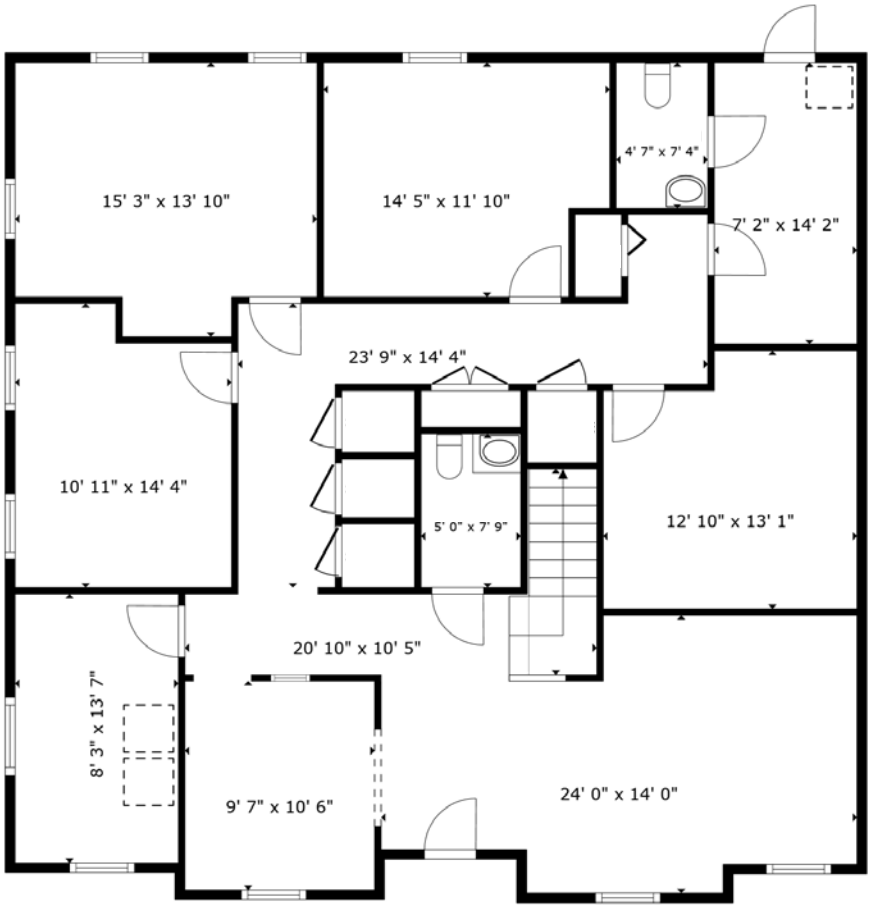


Leased

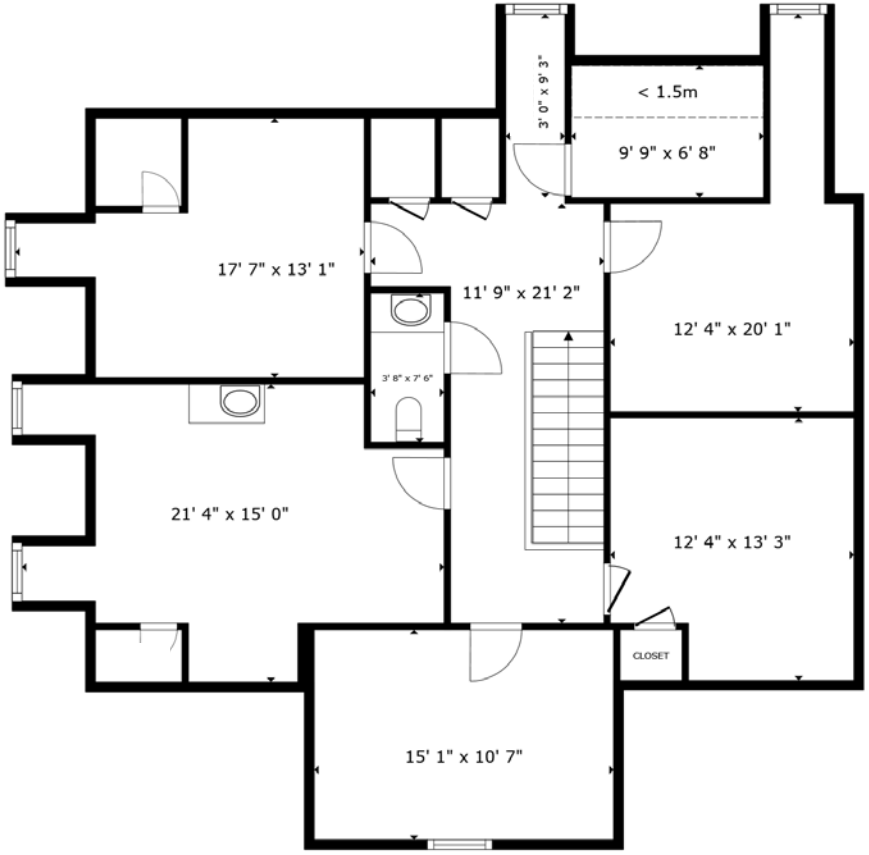
Suite B

+/- 2,688 SF

Virtual Tour

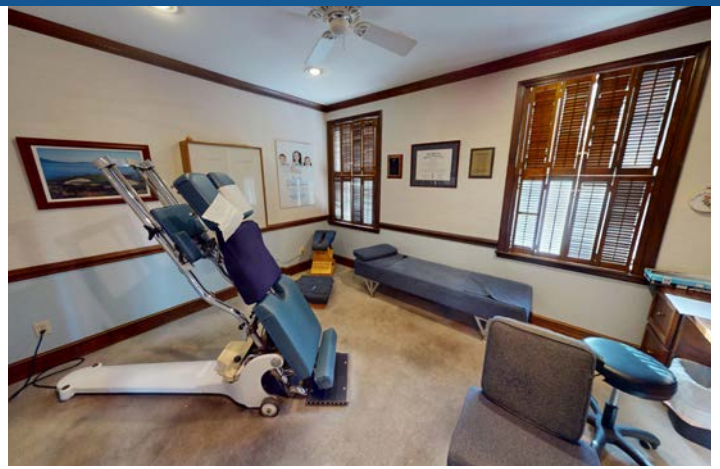
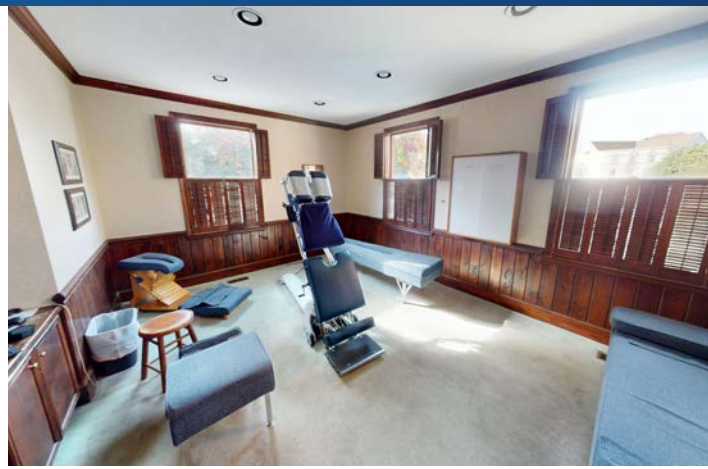


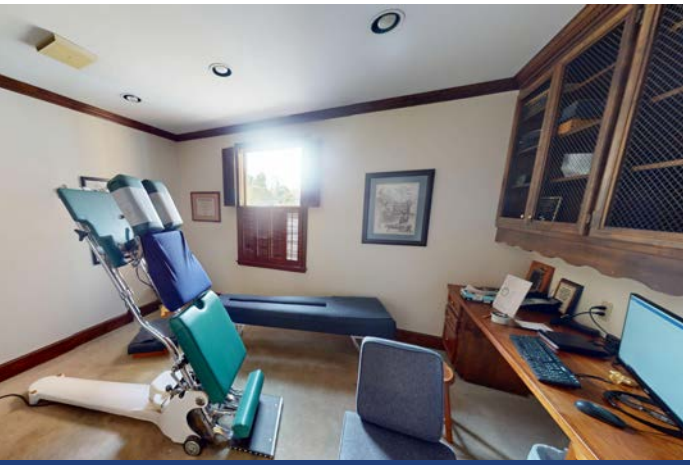
Floor 1

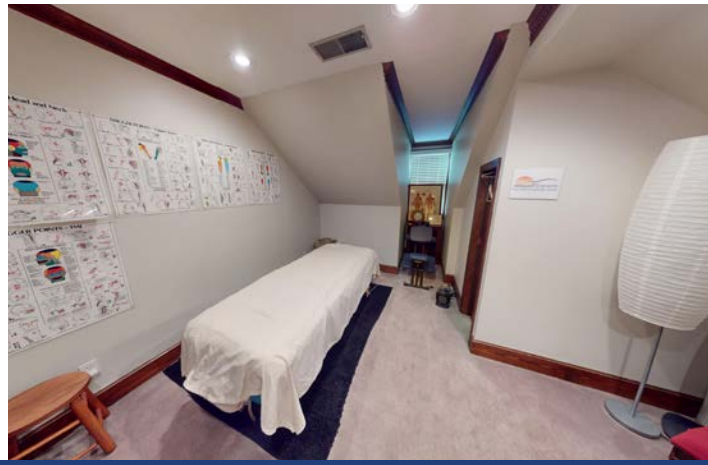


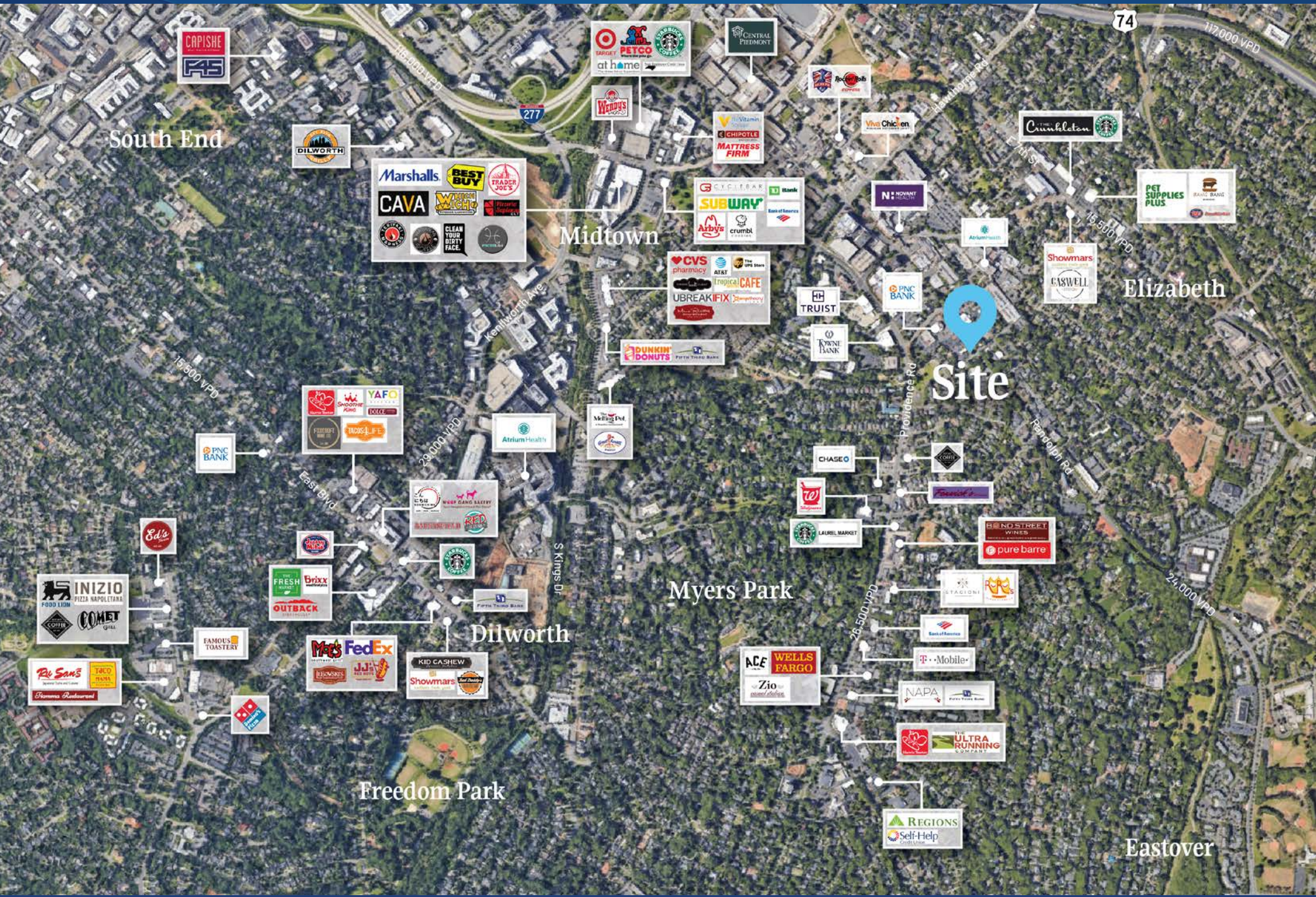
Floor 2

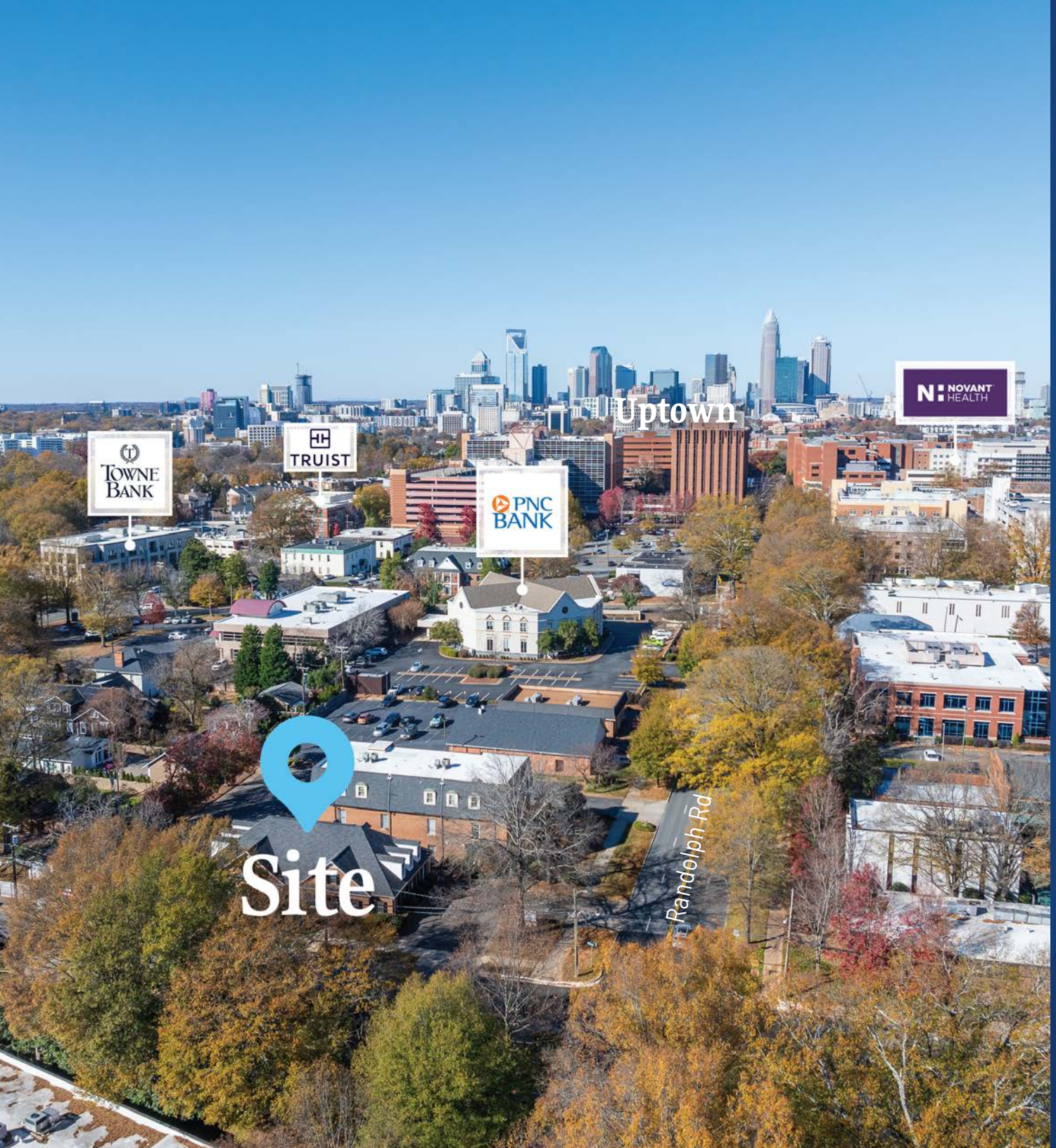
Interior Photos | Suite B






South End
Midtown
Elizabeth
Site
Myers Park
Dilworth
Freedom Park
Eastover
Kenilworth Ave
S Kings Dr
Providence Rd
Randolph Rd
Hawthorne Rd
E 7th St
East Blvd
117,000 VPD
15,500 VPD
29,000 VPD
26,500 VPD
24,000 VPD
74
277



Contact for Details

Tracy Efird
(704) 373 - 9797
tracy@thenicholscompany.com

COMMERCIAL REAL ESTATE
THE NICHOLS COMPANY
SERVICES

Website
www.TheNicholsCompany.com

Phone
Office (704) 373-9797
Fax (704) 373-9798

Address
1204 Central Avenue, Suite 201
Charlotte, NC 28204

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