

1426

E 4TH STREET, CHARLOTTE, NC

±8,572 SF Commercial Building Available for Lease in Charlotte

Located just outside of Uptown

- ±8,572 SF available for lease
- ±0.240 AC
- Two (2) outdoor patios
- Roughly 300 seating capacity

CONTACT BROKERS FOR DETAILS

Lem Doss

Associate

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Nick Claudio

Senior Vice President

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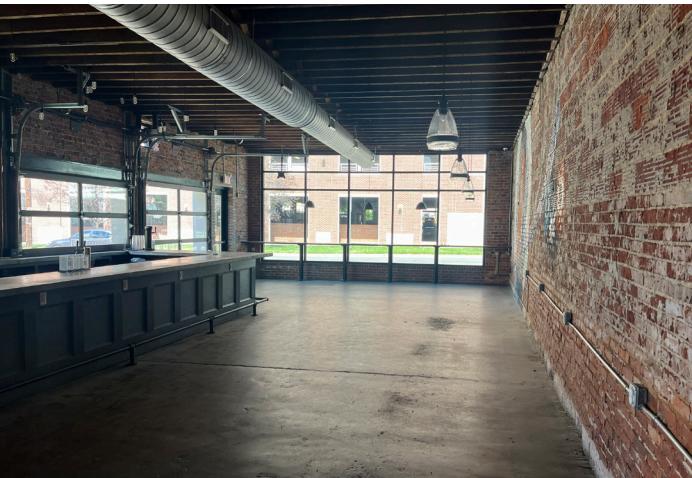
**AVISON
YOUNG**

COMMERCIAL BUILDING FOR LEASE

1426 E 4th St, Charlotte, NC

OPPORTUNITY

Rare opportunity to acquire a fully operational craft brewery and taproom located just outside Uptown Charlotte, adjacent to Central Piedmont Community College and minutes from Myers Park, Eastover, and Dilworth. The ±8,572 SF space features two outdoor patios—one on the second floor offering direct skyline views of Uptown Charlotte. The property accommodates approximately 300 guests and includes a downstairs taproom with 22 taps and an impressive brewhouse designed for scalable production and distribution.



Property details

Parcel ID:

12510411

Zoning:

MUDD-O
(Mixed-Use Development
District-Optional)

Building SF:

±8,572 SF

Acres:

±0.240 AC

Year Built /
Renovated:

1926 / 2019

Frontage on
S. Torrence St:

50'

Frontage on
4th St:

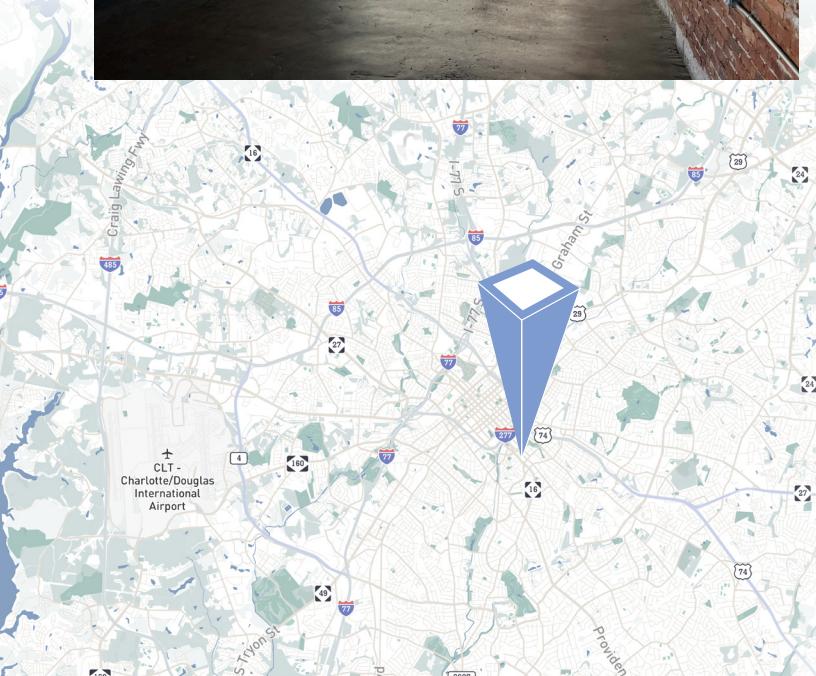
50'

Vehicles Per Day
(4th St):

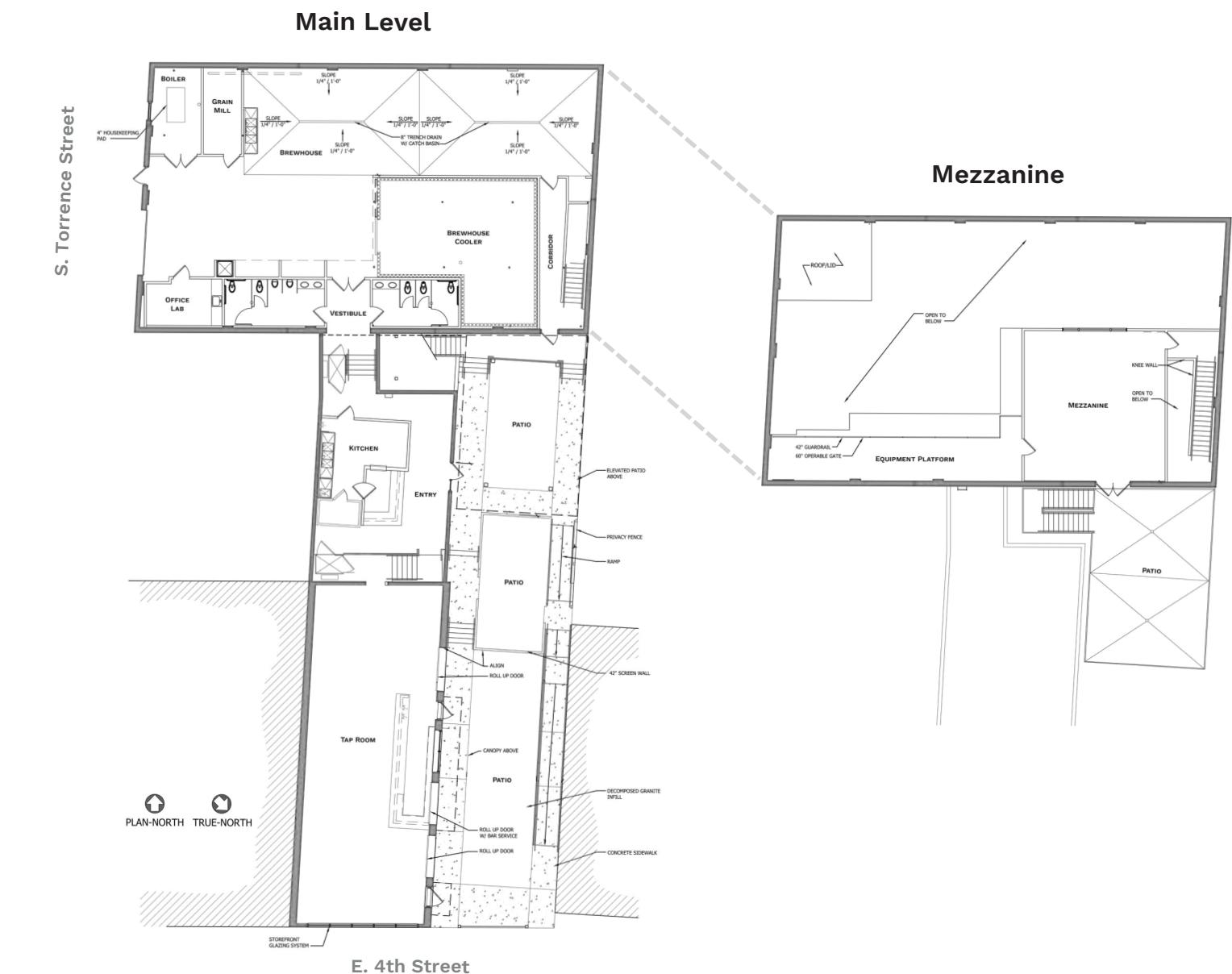
19,125

Lease Rate:

Contact Brokers



Building Floorplan



COMMERCIAL BUILDING FOR LEASE

1426 E 4th St, Charlotte, NC



Charlotte Demographics

5 mile radius of property

AVERAGE HOUSEHOLD INCOME
\$84,434

139,699
TOTAL HOUSEHOLDS

TOTAL POPULATION
292,174

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