

# FOR SALE

## OFFICE or REDEVELOPMENT SITE

4000 Park Road  
Charlotte, NC 28209

22,649 GSF Office Building



- **Sales Price: \$6,500,000**
- **1.182 Acres**
- **Highly Visible Site On Park Road**
- **Across From Park Road Shopping Center**
- **Close To SouthPark Commercial Area**
- **Great Signage Opportunities**
- **Excellent As-Is Office Use**
- **Potential Redevelopment Site**
- **Over 30,000 Vehicles Per Day By Site**
- **78 Parking Spaces**

*For more information contact:*

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**GAMBRELL**  
REAL ESTATE CONSULTING, LLC





# Aerial Photo



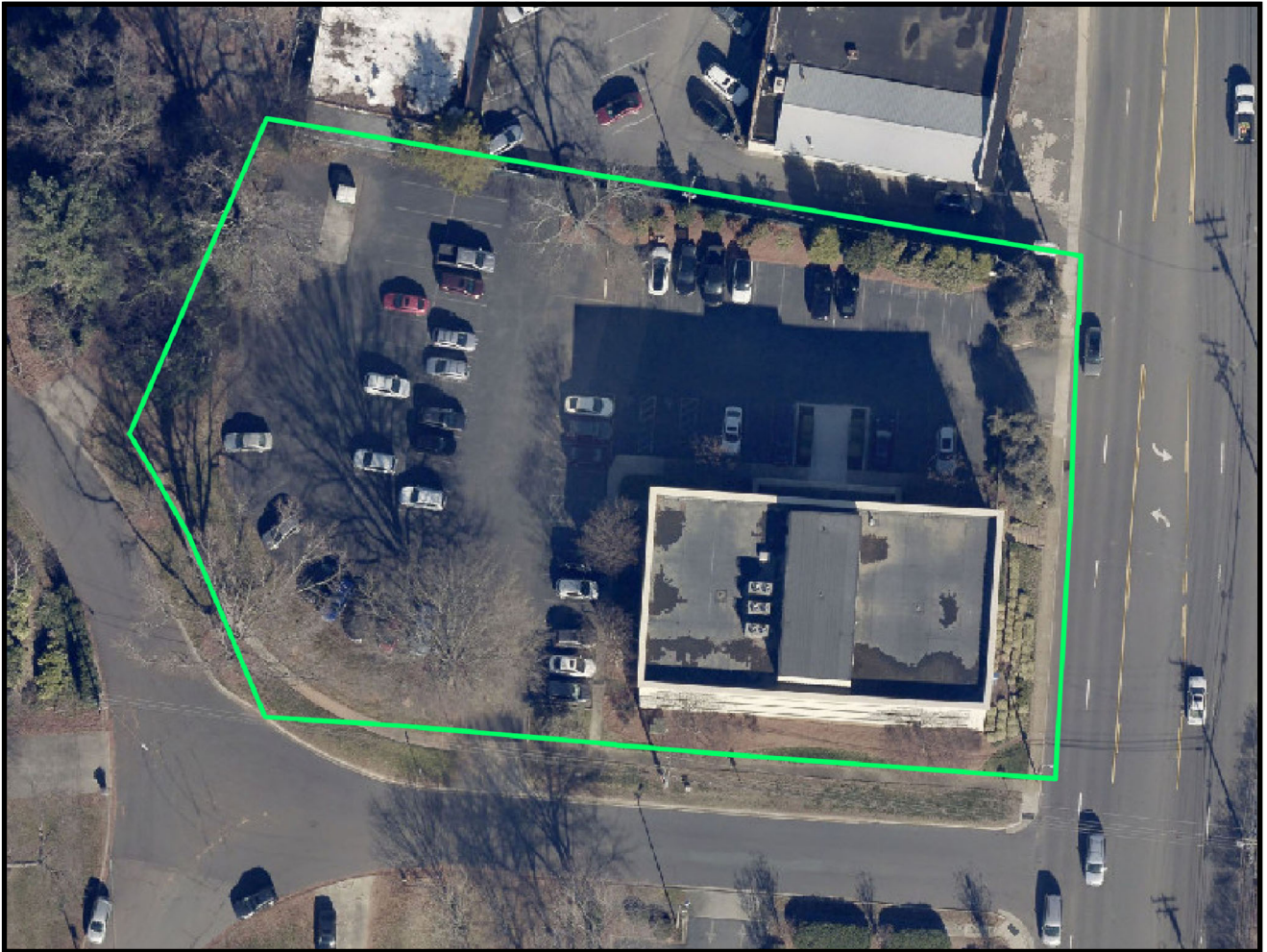


# Aerial Photo





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# BUILDING PHOTOS





# INTERIOR PHOTOS

