



# 2820 The Plaza

Charlotte, North Carolina 28052



## Available for Lease

1,020 SF on 0.22 AC

Property Overview

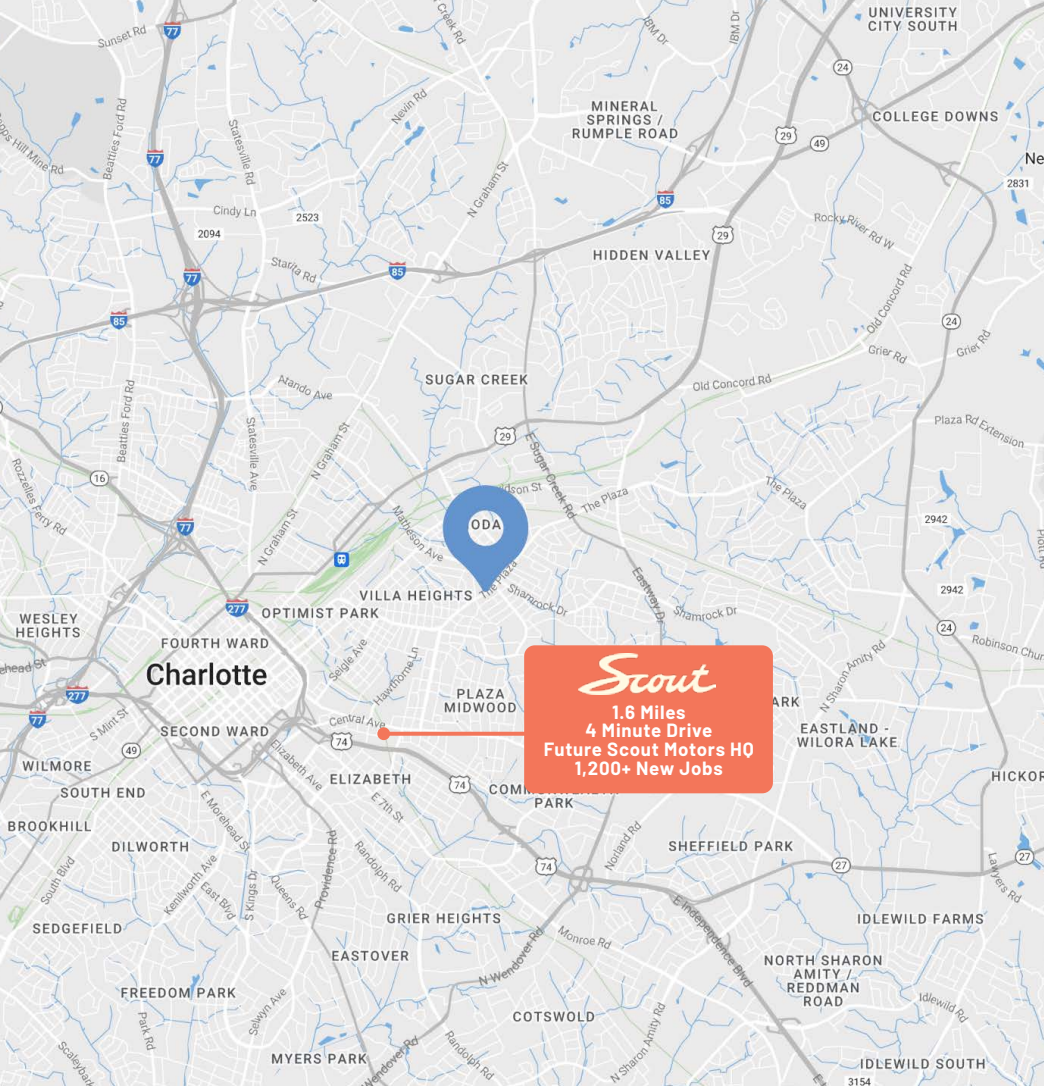
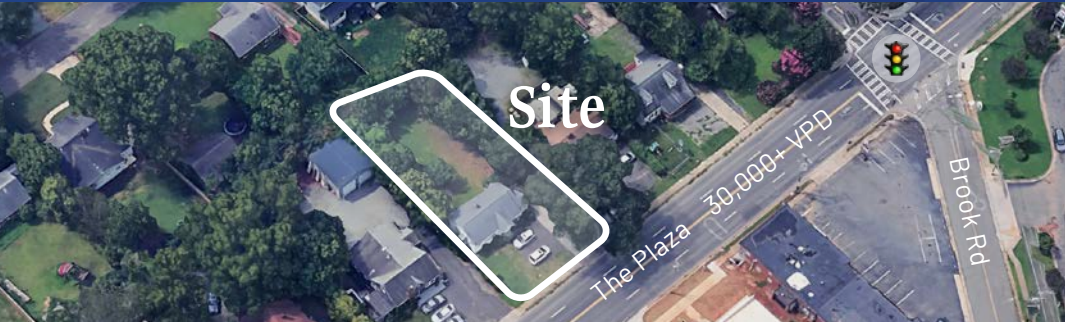
# 2820 The Plaza

## Available for Lease

2820 The Plaza offers 1,020 SF on 0.22 AC. The building is located on The Plaza in Charlotte's Plaza Hills neighborhood, ideally situated between NoDa and Plaza Midwood. With 2,500+ multi-family units recently built or under construction within a 2-3 minute drive and the Scout Motors Future HQ bringing 1,200+ new jobs to the area, the area presents a prime opportunity for retail, office, or medical users supported by strong demographics and increasing demand.

Property Details

Address	2820 The Plaza   Charlotte, NC 28205
Availability	1,020 SF (Heated) on 0.22 AC
Parcel ID	09501130
Use	Retail/Office
Zoning	CG Charlotte Future 2040 Policy   Neighborhood Center
Parking	3 parking spaces in front with opportunity to add 6 more spaces in the rear of the property
Access	Easy access to Uptown, Plaza Midwood, and NoDa
Traffic Counts	The Plaza   30,000+ VPD
Additional Notes	New windows installed in 2025, roof and electrical service replaced in 2021
Lease Rate	\$34/SF Gross, LL pays taxes and insurance on the property



### Demographics

RADIUS	1 MILE	3 MILE	5 MILE
2025 Population	15,766	117,975	298,389
Avg. Household Income	\$160,519	\$120,884	\$124,852
Median Household Income	\$107,126	\$78,539	\$76,446
Households	8,408	58,351	135,788
Daytime Employees	3,250	115,080	200,593



## Market Overview







Contact for Details

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This information has been obtained from sources believed to be reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty or representation to independently confirm its accuracy and completeness.

