

THE SEVENTEEN HUNDRED

ON EAST

New Luxury Apartments with Multiple
Retail Opportunities

1,000 SF

Available For Lease

1701 East Blvd Charlotte, NC 28203



ASCENT
REAL ESTATE PARTNERS



THE

SEVENTEEN HUNDRED

ON EAST

Property Overview

The Seventeen Hundred consists of two apartment towers – North and South. Together, these towers total over 563,996 square-feet with 295 residential units. The two apartment towers sit atop three levels of below-grade parking, which can accommodate 399 vehicles for residences and guest.

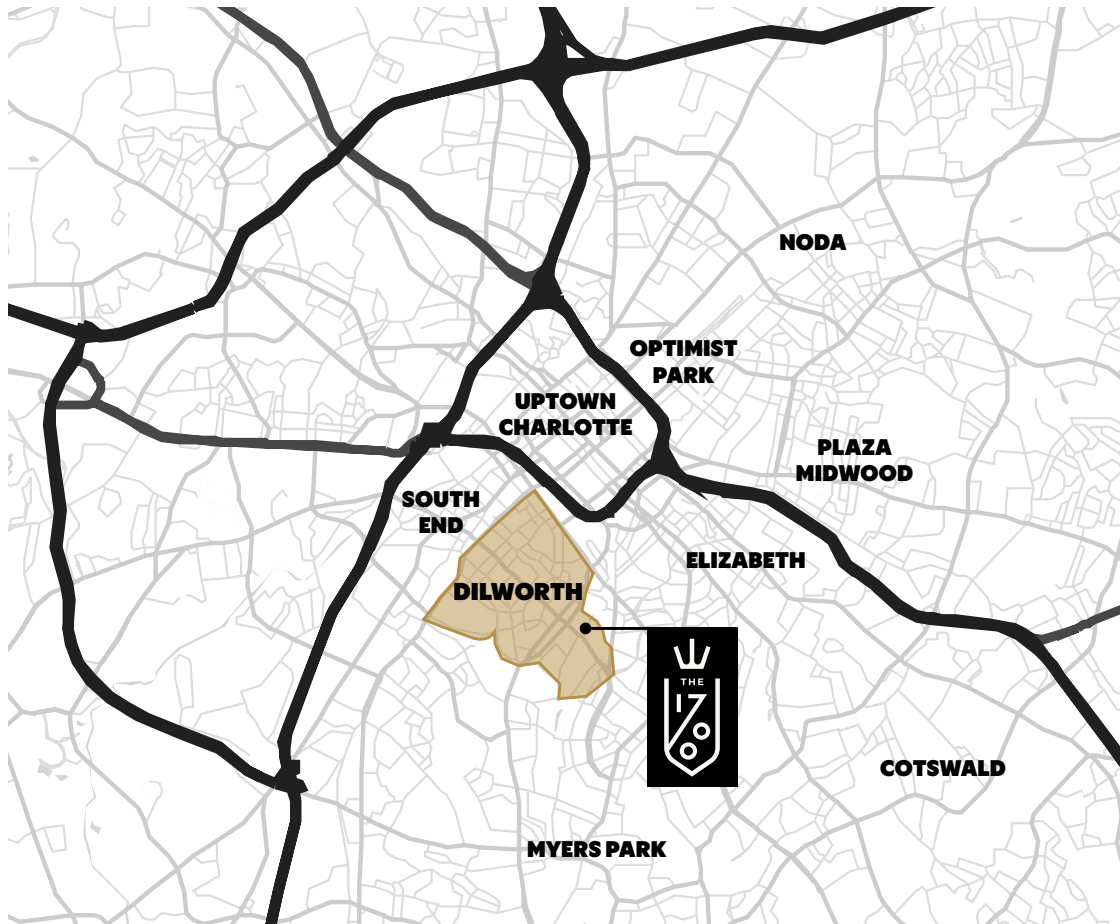
- 295 Apartment Units
- Anticipated delivery Q2 2025
- Suite 1 is a 1,000 SF space that includes a patio ideally suited for a cafe
- Co-Tenants include PVue fitness studio and OM Spa
- Located in the heart of Dilworth and walkable to multiple restaurants, shops and outdoor amenities



The Neighborhood

Dilworth - Charlotte, NC

Nestled just south of Uptown, Dilworth is celebrated for its charming bungalows and picturesque, tree-lined streets. The neighborhood features excellent walkability, a welcoming atmosphere for families, and convenient access to an array of quality eateries and retail options. Dilworth fosters a tight-knit community with connections to cultures worldwide. Residents can indulge in a variety of international cuisines at local restaurants, while unique shops showcase crafts and art from across the globe.



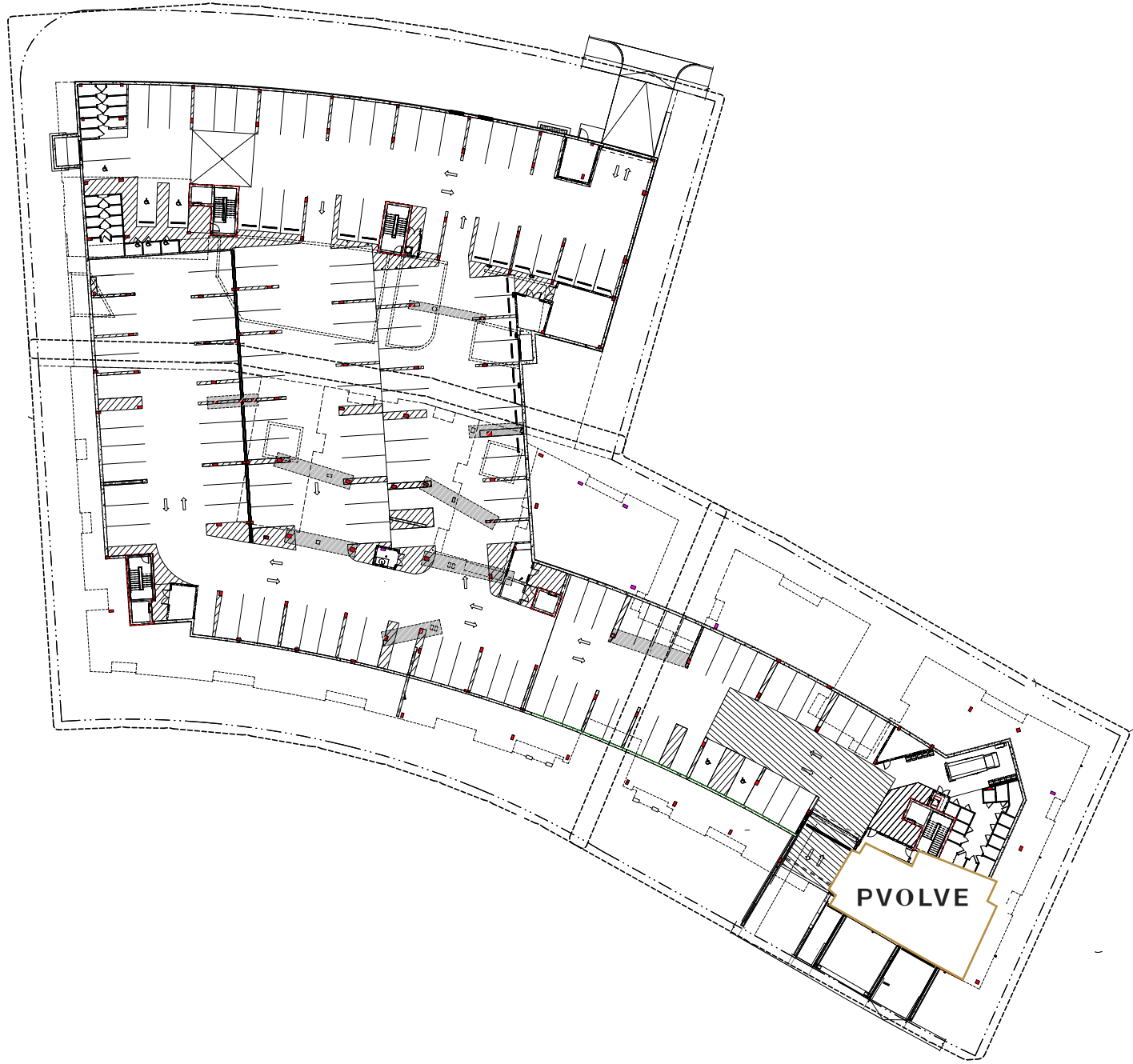
oSite Plan - South Building



SUITE 1

- +/- 1,000 SF
- Includes a patio
- Ideally suited for a cafe

Site Plan
North Building



Retailer Map



Area Overview

TRAFFIC COUNTS VPD

East Blvd	17,739
S Kings Dr	17,646
Scott Ave	11,849

DEMOGRAPHICS 1 MILE 3 MILES 5 MILES

Population (2024)	13,926	130,147	287,379
Population Proj. (2029)	14,688	139,011	306,216
Median Home Value	\$919,517	\$605,433	\$449,043
Avg Household Income	\$158,147	\$123,807	\$108,231
Employees	34,557	164,710	252,316



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