

FOR LEASE

OFFICE

Concord, NC

NORTHSTATE

PROPERTY ADVISORS



212 Le Phillip Ct

Concord, NC 28025

Two office suites available in a well established office building on Le Phillip Ct in Concord. Located less than a mile from the Atrium Health Cabarrus Hospital and about a mile from Interstate 85. Suite 103 offers an office intensive layout with a waiting area, kitchenette, and private restroom. Suite 101 offers an open floorplan with two private offices, break room, and private restroom. Both offices have direct access to parking lot.

- Suite 101: ±1,600 SF
➢ \$3,200/month + utilities
- Suite 103: ±800 SF
➢ \$1,750/month + utilities
- Lease rates are inclusive of TICAM
- Call for more information

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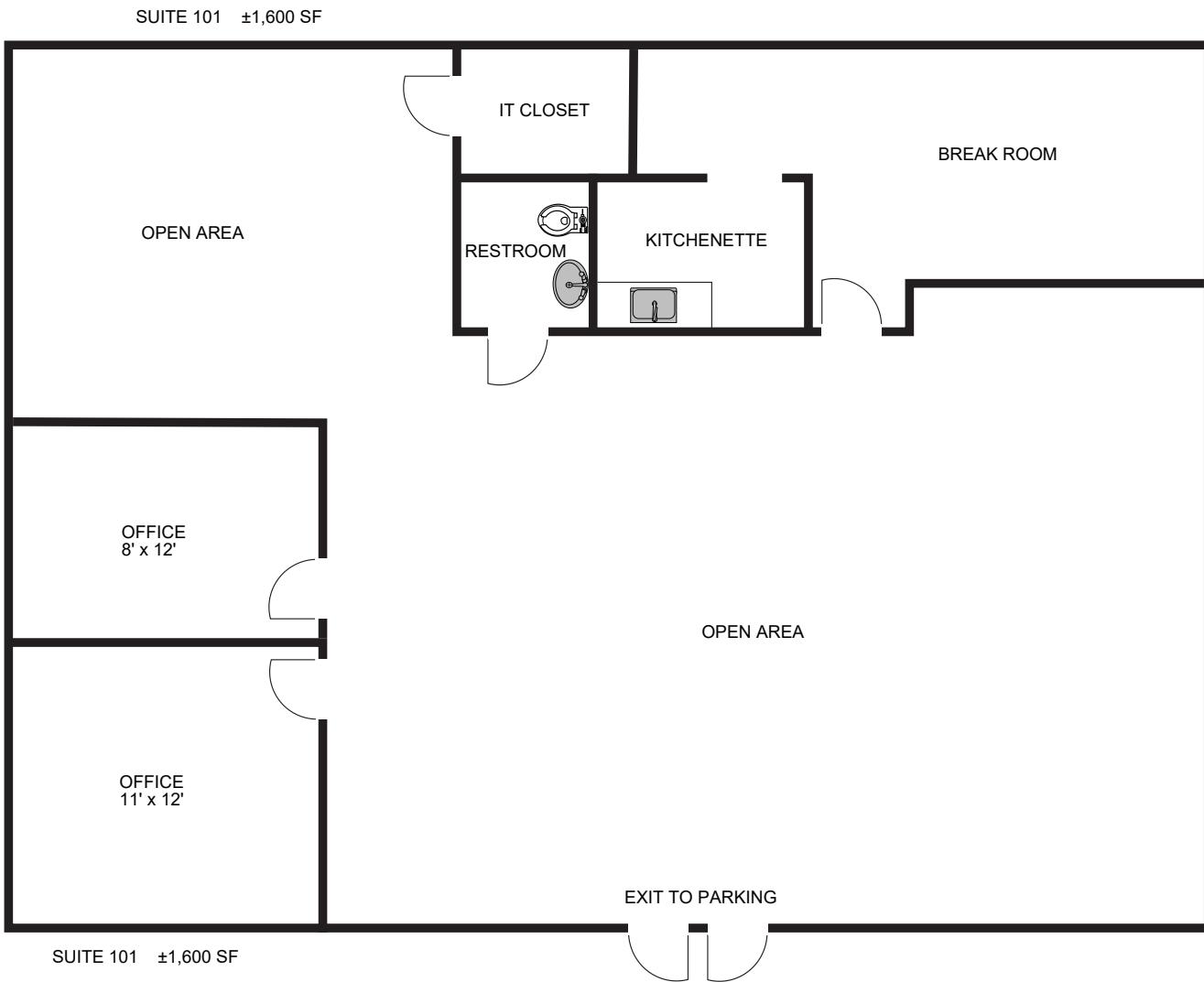
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AVAILABILITY

Suite 101

$\pm 1,600$ Square
Feet

\$3,200/month



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AVAILABILITY

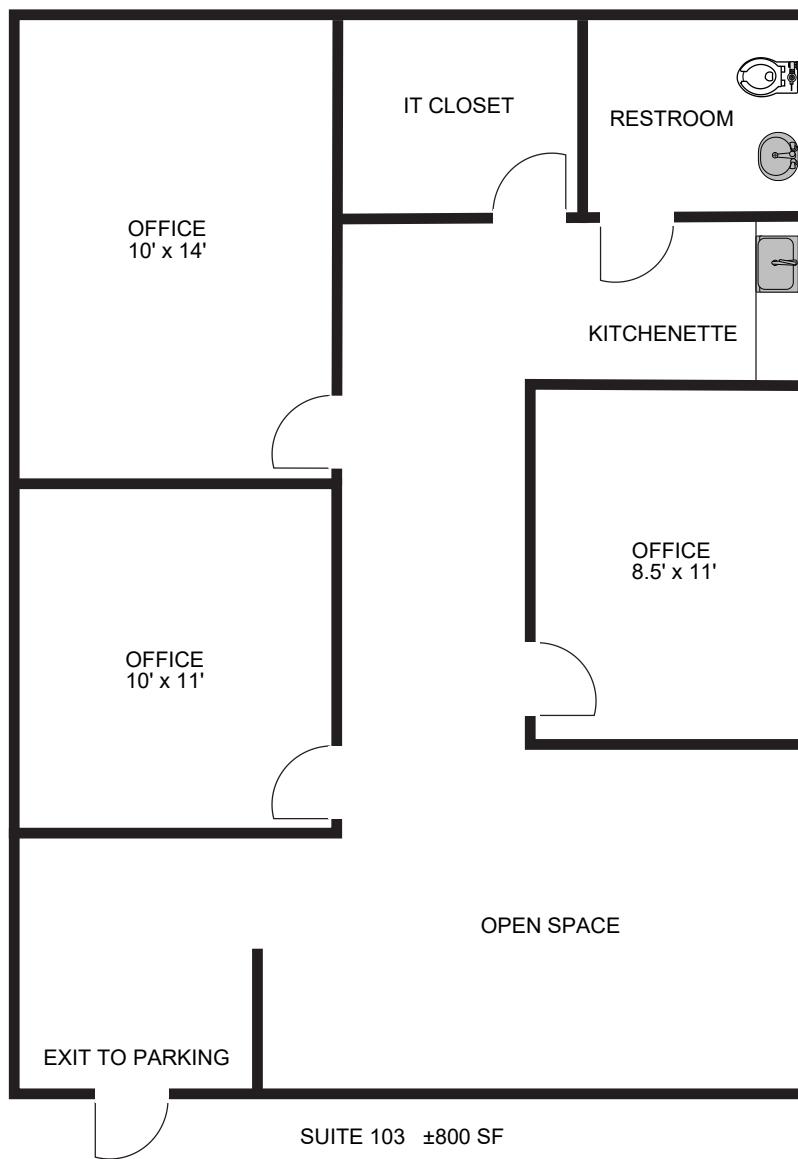
Suite 103

± 800

Square
Feet

\$1,750/month

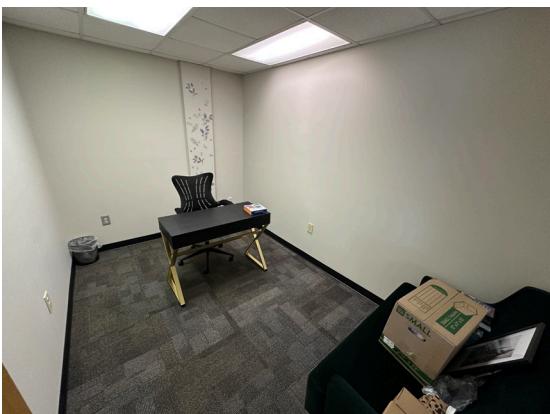
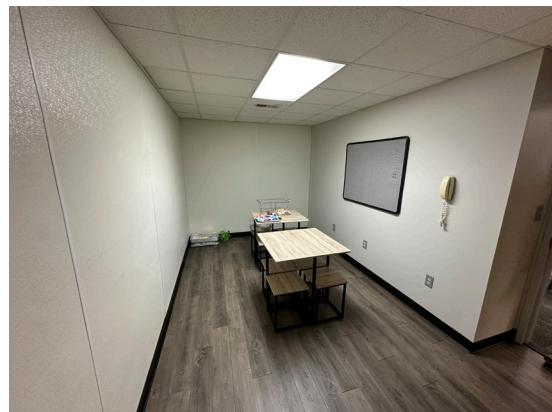
SUITE 103 ± 800 SF



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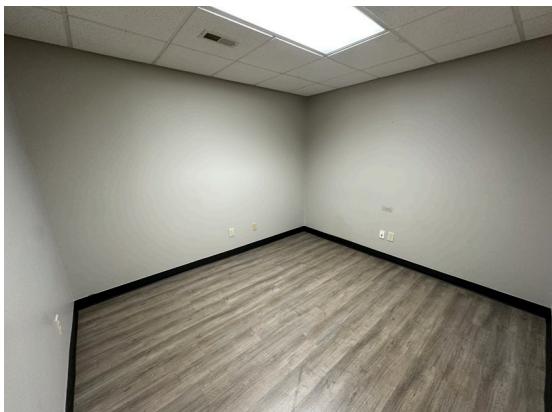
Suite 101



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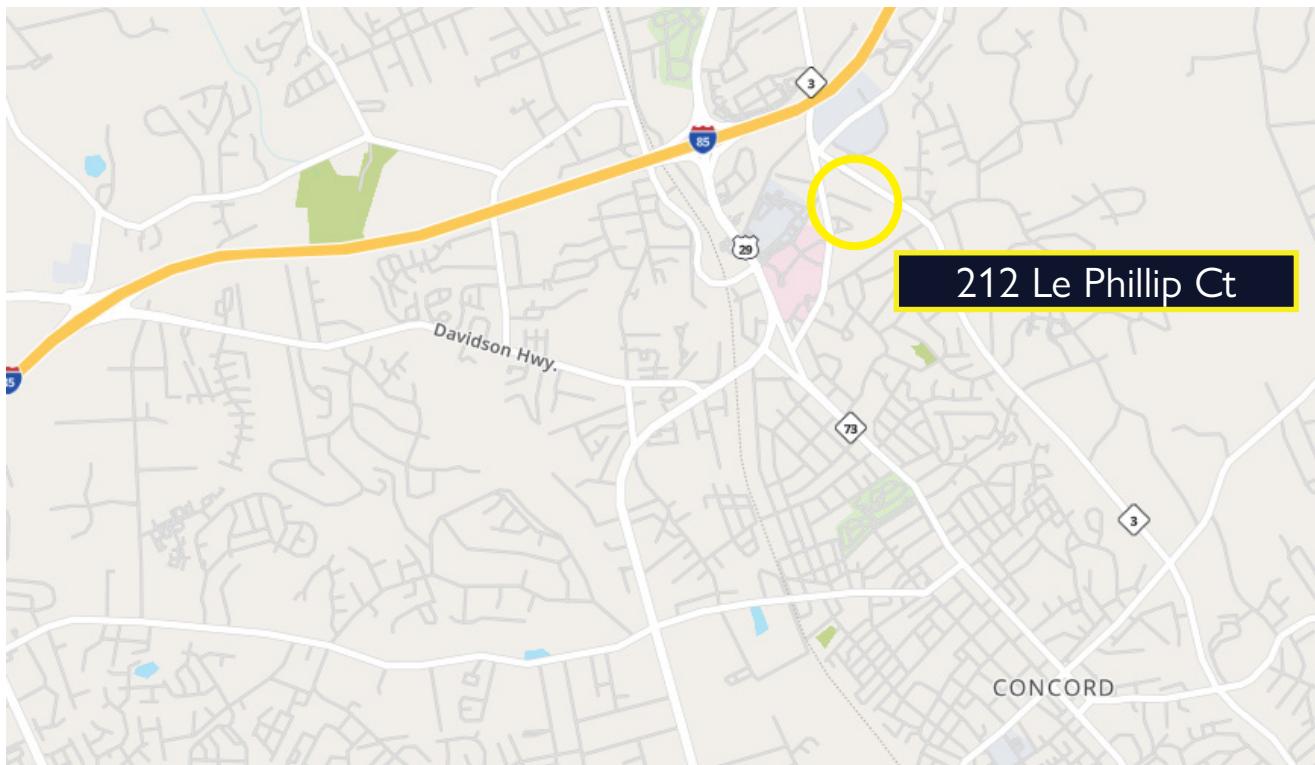
Suite 103



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DEMOGRAPHICS

	1 Mile Radius	3 Mile Radius
Population	2,989	31,732
Unemployment Rate	1.51%	4.78%
Average Household Income	\$59,222	\$50,395
Median Household Income	\$52,847	\$41,907

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