

519 Armour Dr. at Camp North End

CHARLOTTE, NC 28206



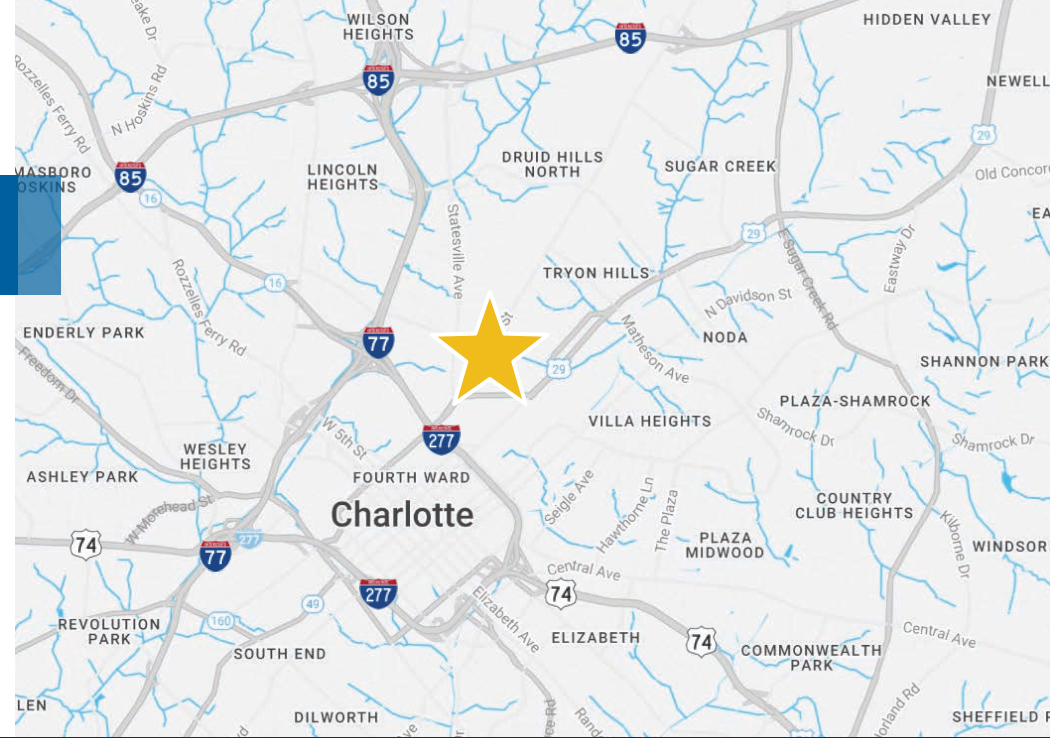
Available for Sale

+/- 16,281 SF Industrial Space on +/- 0.834 AC
Zoned for Outside Storage

Property Highlights

Located at 519 Armour Dr., Charlotte, NC 28206, this 16,281 SF industrial property is available for sale. This infill property features a wood plank ceiling with steel joists and an interior dock well. The site is near the growing Camp North End area, offering prime proximity to a key development hub. There is also potential to expand the acreage of the current site by abandoning bordering streets. **Property can be sold as a fully functional cabinet shop with all FF&E included. Please inquire for pricing and equipment list.**

Address	519 Armour Dr, Charlotte, NC 28206
Availability	Available for Sale
Asset Class	Industrial
Square Footage	+/- 16,281 SF
Acreage	+/- 0.834 AC
Year Built	1956
Zoning	ML-2
Parcel	07901728
Access	Via N. Graham St.
Pricing	Call for Pricing



Demographics



116,980 Population - 3 mile
276,141 Population - 5 mile



\$126,224 Average Household Income - 3 mile
\$114,172 Average Household Income - 5 mile



62,210 Households - 3 mile
125,267 Households - 5 miles



153,697 Employees - 3 mile
226,743 Employees - 5 mile

Site Overview





Property Photos

Lincoln Heights

Druid Hills South

The McNeel Apartments

Equinox Empire Communities

Kinship Apartments



STATESVILLE AVE

N GRAHAM ST

15,500 VPD



SITE

Market Overview

Charlotte, NC



Charlotte is one of the 25 largest cities in the U.S. and the largest city in North Carolina. Nicknamed the Queen City, Charlotte, is home to more than 900,000 people.

Charlotte consistently ranks as one of the top growing cities and is the home to more than 10 Fortune 1000 companies, including household names such as Bank of America, Lowe's and Truist. The city has a strong economic identity – it's the second-largest banking hub in the U.S. behind New York City – that's helped drive consistent population growth for decades.

Charlotte is also home to the Carolina Panthers of the NFL, the Charlotte Hornets of the NBA, the Charlotte FC of the MLS, the NASCAR Hall of Fame and the U.S. National Whitewater Center.





Alton Optimist Park

Alexan Mill District Apartments

Plaza Midwood



9,800 VPD

SITE

DALTON AVE

N GRAHAM ST
15,500 VPD

Uptown

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