



# Brookshire Business Park

6120 M & N and 6132 F Brookshire Blvd | Charlotte, NC, 28216



## Available for Sale

+/- 5,616 SF Flex Condo Units in Charlotte, NC



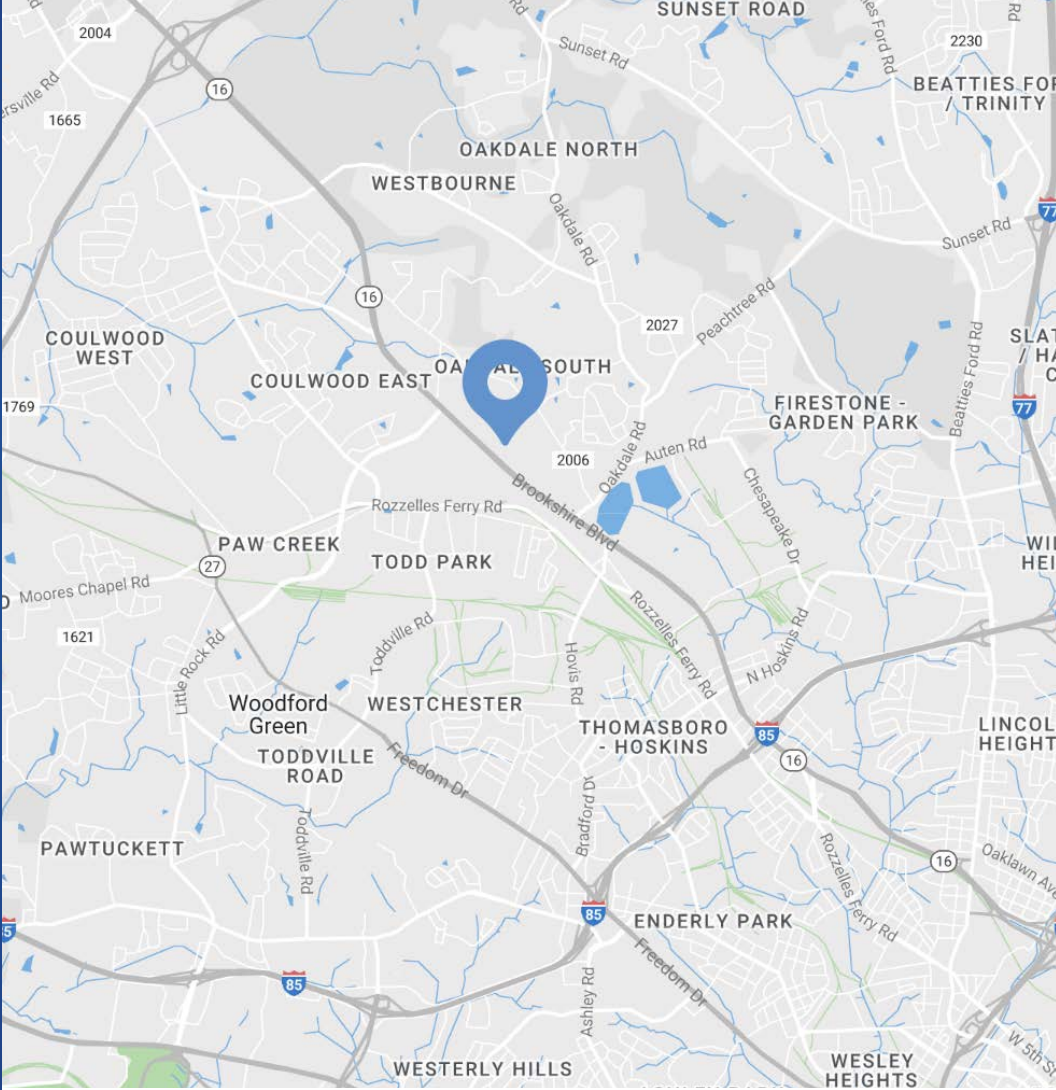
Property Overview

# Brookshire Business Park Available for Sale

Three flex condo units on highly trafficked Brookshire Blvd with ample on-site parking. Minutes from Uptown Charlotte and Charlotte-Douglas International Airport. Conveniently located in a central location for access to I-85, I-77, and I-485 allows easy access to many of the major metros in North Carolina.

Property Details

Address	6120 M & N and 6132 F Brookshire Blvd   Charlotte, NC, 28216
Availability	+/- 5,616 SF Available for Sale
Use	Industrial Flex
Parcel	03506145, 03506148, 03506183
Zoning	ML-1
Parking	Ample Parking
Traffic Counts	Brookshire Blvd   31,500 VPD Rozzelles Ferry Rd   7,900 VPD
Sale Price	\$1,100,000



Demographics

RADIUS	1 MILE	3 MILE	5 MILE
2024 Population	5,636	55,094	153,336
Avg. Household Income	\$69,382	\$78,545	\$89,221
Median Household Income	\$54,708	\$57,671	\$62,545
Households	1,945	19,710	58,633
Daytime Employees	2,349	15,714	60,780

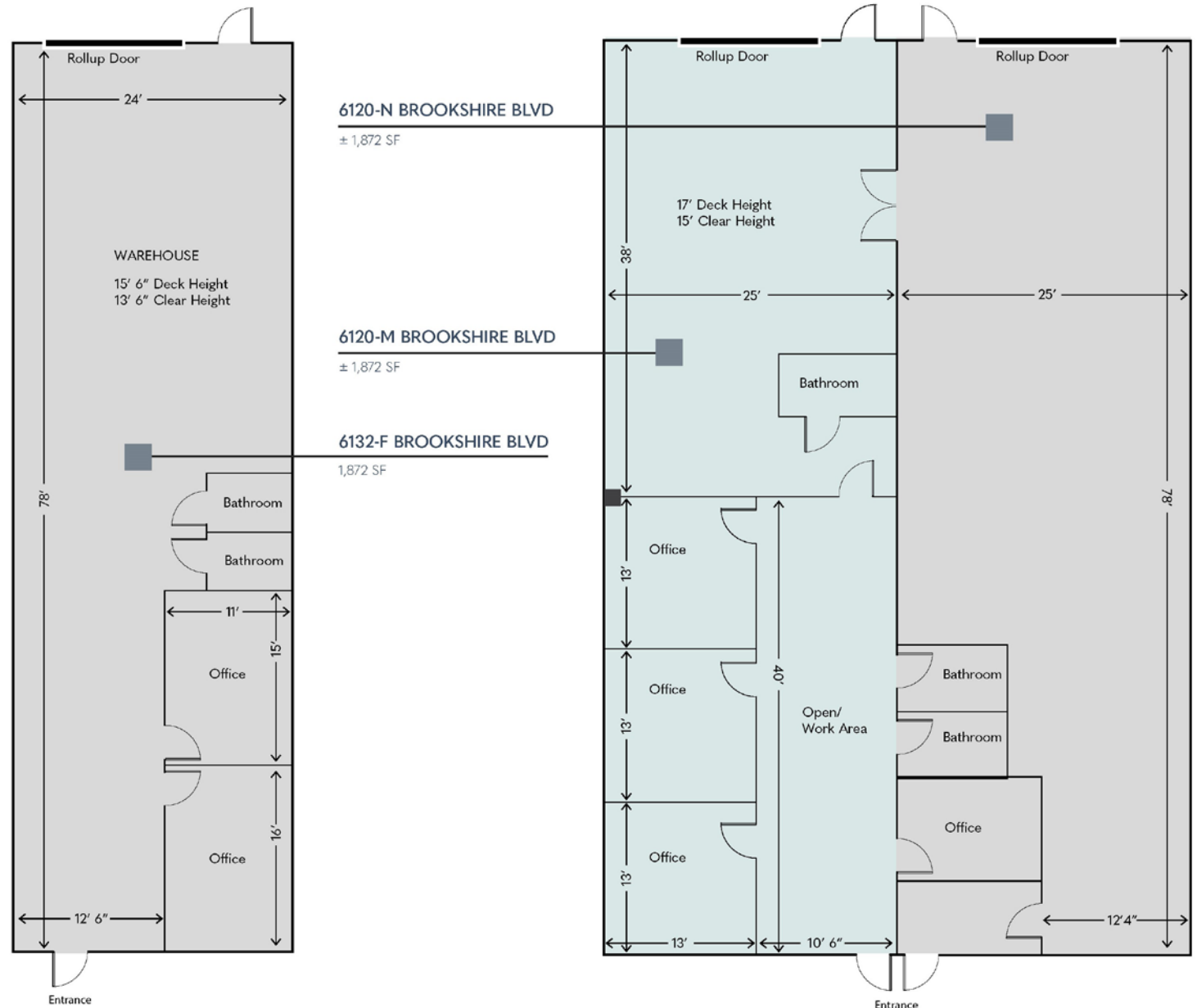
## Available

Suite M  
+/- 1,872 SF

Suite N  
+/- 1,872 SF

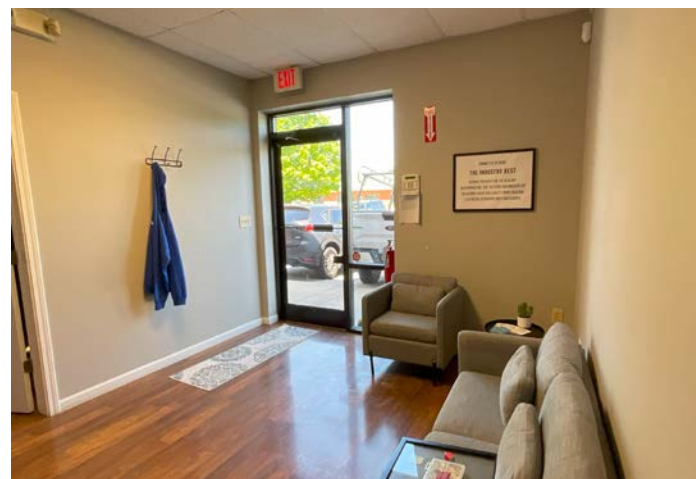
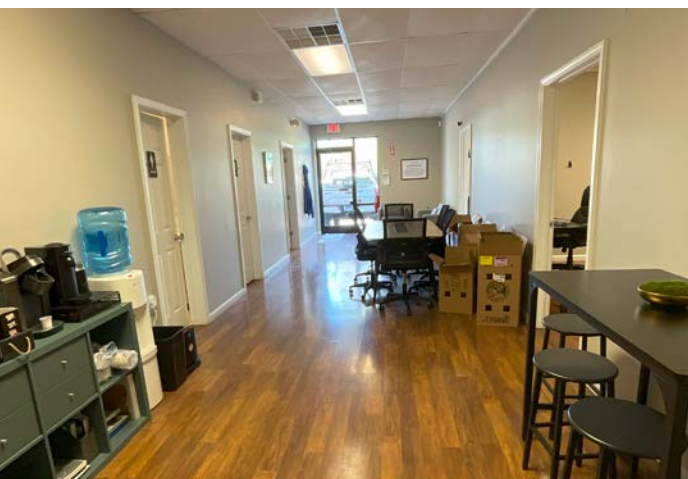
Suite F  
+/- 1,872 SF

**+/- 5,616 SF Total**



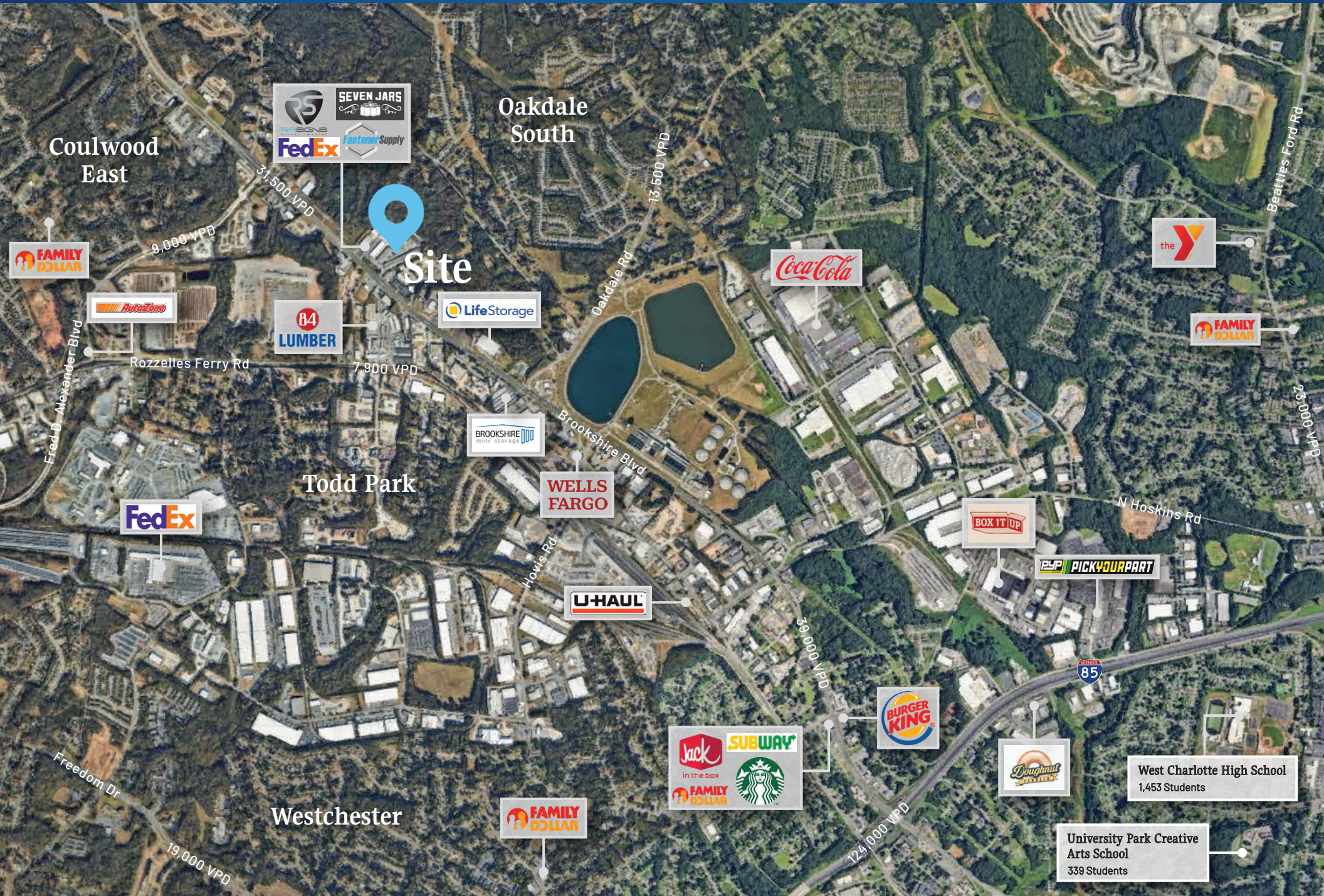


## Interior Photos





## 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.