



I-85 ADJACENT SUBLEASE

±22,833 SF INDUSTRIAL NORTHWEST CHARLOTTE

140 DUPREE ST | CHARLOTTE, NC 28208



LEE-ASSOCIATES.COM/CHARLOTTE

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PROPERTY INFORMATION

Address:	140 Dupree St Charlotte, NC 28208
Year Built:	1976
Zoning:	ML-2
Building Size:	± 22,833 SF
Available Space:	± 22,833 SF
Outdoor Storage:	± 0.5-1.0 AC
Drive-Ins:	(2) Grade Level (1) 14' x 14' & (1) 12' x 12'
Loading Docks:	(1) 10' x 10'

PROPERTY HIGHLIGHTS

- Adjacent to I-85 with visible signage
- Minutes from Charlotte Douglas International Airport, I-485, I-77 & I-85

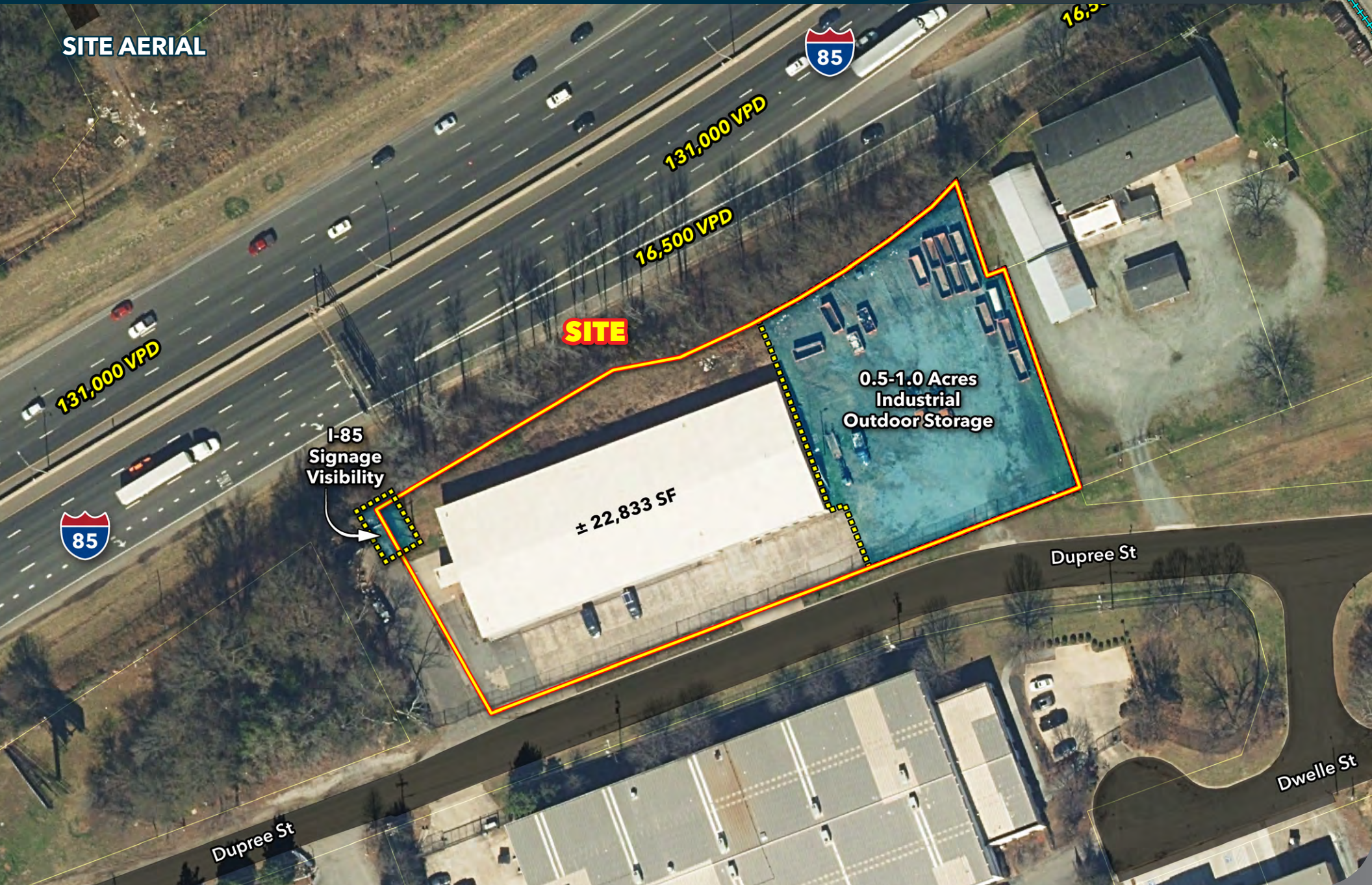
TERMS

Lease Rate:	Negotiable
Availability:	Negotiable
Sublease Expiration:	Negotiable

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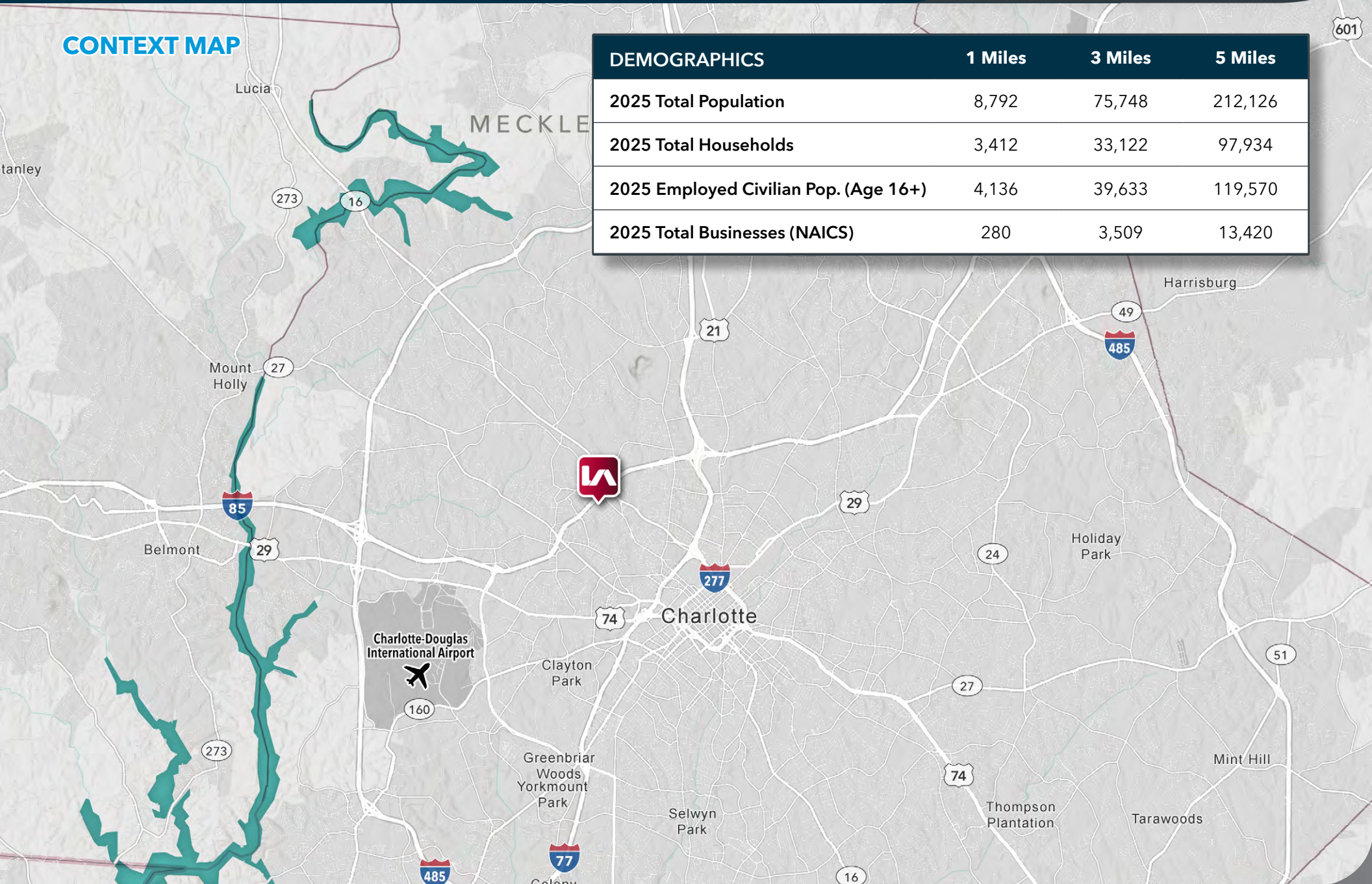
SITE AERIAL



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CONTEXT MAP



DEMOGRAPHICS

2025 Total Population

8,792

75,748

212,126

2025 Total Households

3,412

33,122

97,934

2025 Employed Civilian Pop. (Age 16+)

4,136

39,633

119,570

2025 Total Businesses (NAICS)

280

3,509

13,420

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PHOTOS



CONTACTS

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