



2808 The Plaza

Charlotte, North Carolina 28205



Available for Lease

+/- 1,102 SF Retail/Office Space in Plaza Midwood

Property Overview

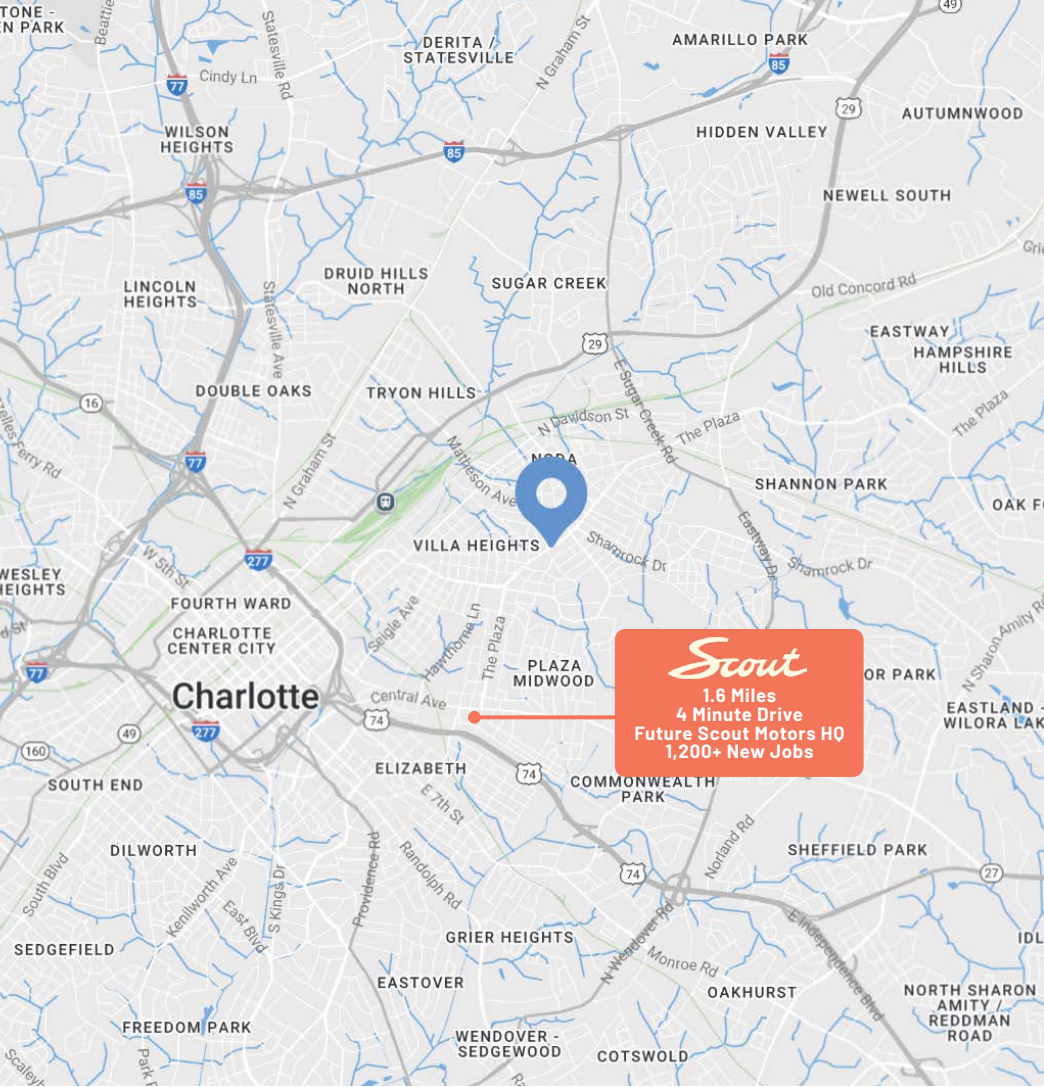
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2808 The Plaza offers 1,102 SF on 0.259 AC. The building is located on The Plaza in Charlotte's Plaza Hills neighborhood, ideally situated between NoDa and Plaza Midwood. Gldeal work/live opportunity, the property sits in a high-growth corridor where land values have been appreciating for years. With 2,500+ multi-family units recently built or under construction within a 2-3 minute drive and the Scout Motors Future HQ bringing 1,200+ new jobs to the area, the area presents a prime opportunity for retail, office, or medical users supported by strong demographics and increasing demand.

Property Details

Address	2808 The Plaza Charlotte, NC 28205
Availability	+/- 1,102 SF First Floor +/- 400+ SF Second Floor
Acreage	+/- 0.259 AC
Parking	Ample
Zoning	CG (Commercial General) Charlotte Future 2040 Policy NC (Neighborhood Center)
Use	Retail/Office Ideal work/live opportunity
Access	Easy access to Uptown, Plaza Midwood, and NoDa
Traffic Counts	The Plaza 30,000+ VPD
Lease Rate	\$34/SF Gross, LL pays taxes and insurance on the property



Demographics

RADIUS	1 MILE	3 MILE	5 MILE
2025 Population	15,766	117,975	298,389
Avg. Household Income	\$160,519	\$120,884	\$124,852
Median Household Income	\$107,126	\$78,539	\$76,446
Households	8,408	58,351	135,788
Daytime Employees	3,250	115,080	200,593



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.