

Matthews Medical Office Building

Matthews Medical Office Building is a well-connected facility on the Novant Health Matthews Medical Center campus with direct hospital connectivity, offering an exceptional location and a highly-collaborative care environment for growing practices in the area.

Space for Lease
1450 Matthews
Township Pkwy,
Matthews, NC 28105



Total SF
96,583 SF



Available SF
1,981 - 2,830 SF



Property Highlights



Prime Medical Location

Positioned near North Trade Street and Matthews Township Parkway on the Novant Health Matthews Medical campus, the building provides quick area access for patients and providers.



Seamless Accessibility

Ample free parking is available for both patients and providers, making daily operations smoother and more accessible.



Collaborative Care

With full hospital integration on all four floors and a diverse healthcare tenant base, this facility promotes efficient, cross-specialty care coordination and consistent referral activity.



Dining & Retail Available

Physicians and patients benefit from convenient access to hospital amenities, including the cafeteria and gift shop.



Enhanced Visibility

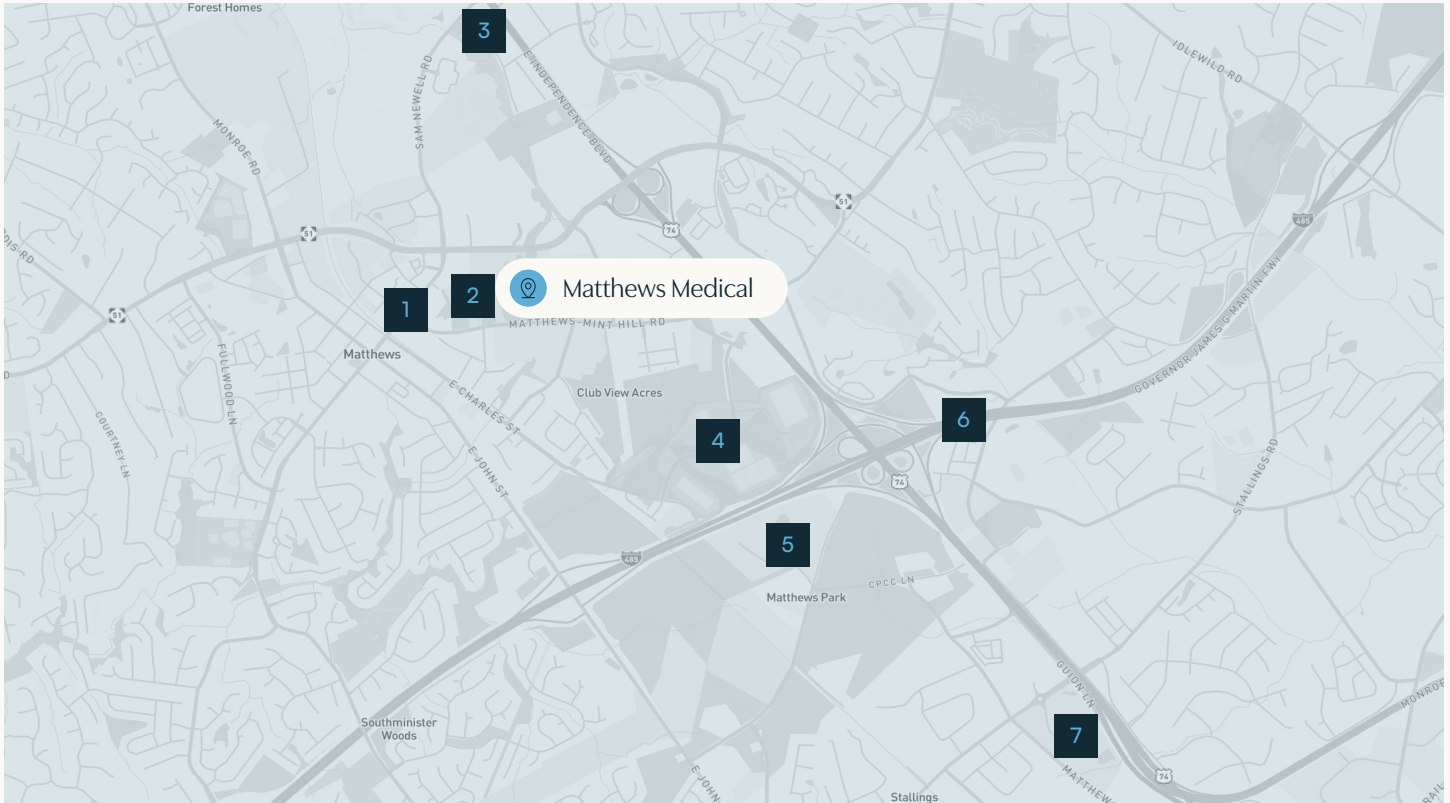
Monument signage is available, offering strong visibility to the surrounding community and supporting brand recognition for physician practices.



Premier Management

The property features a highly responsive on-site management team dedicated to maintaining an efficient, well-managed environment for providers.

Points of Interest



1 Atrium Health Urgent Care
 0.5 miles

2 Novant Health Matthews Medical
 0.2 miles

3 Novant-GoHealth Urgent Care
 2 miles

4 Mecklenburg County Sportsplex
 2 miles

5 Central Piedmont Community College - Levine
 4 miles

6 I-485
 2 miles

7 Atrium Health Union West
 4 miles





Notable locations within 3 miles

- CVS Pharmacy
- Walgreens Pharmacy
- Costco Wholesale
- Target
- Four Mile Creek Greenway
- Walmart
- USPS
- Starbucks





Demographics

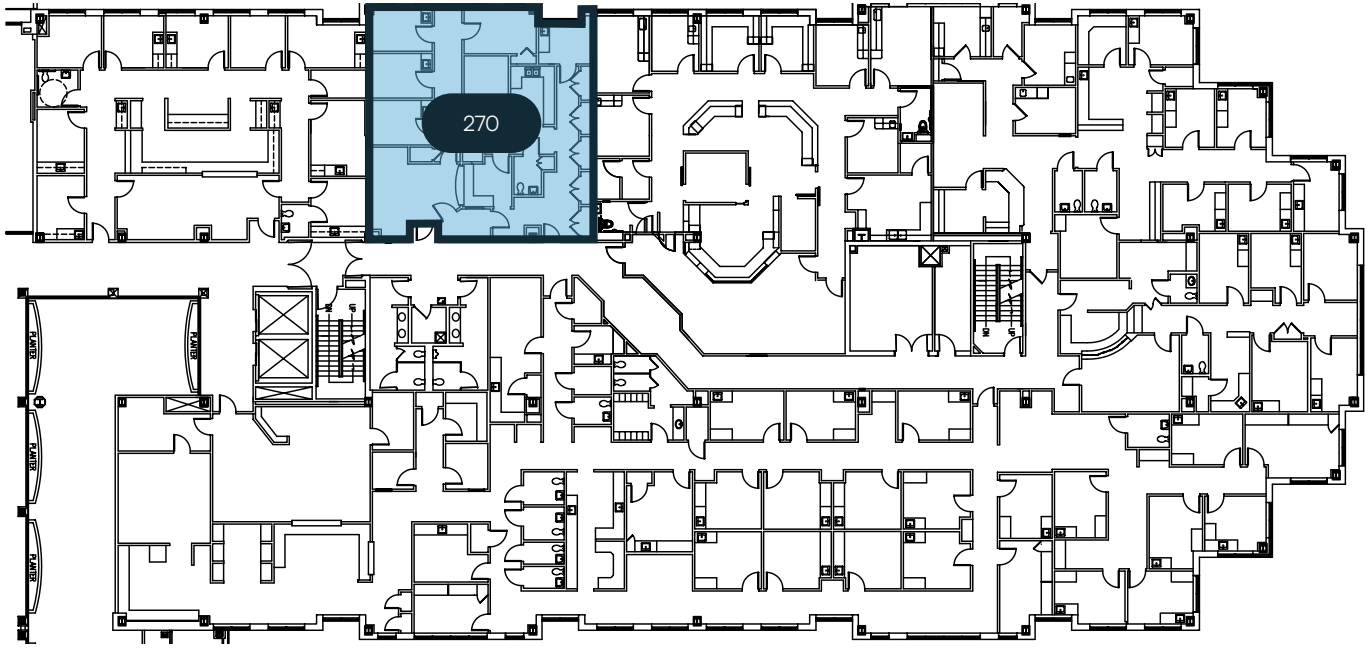


15 Minute Drive Time

-  Population
136,090
-  Median Income
\$102,907
-  Median Age
40.3 years old
-  CAGR
0.79%

25 Minute Drive Time

-  Population
673,516
-  Median Income
\$102,939
-  Median Age
37.9 years old
-  CAGR
1.24%



FLOOR PLAN

Floor Two

Suite 270



Size
1,981 RSF



Availability
Vacant



FLOOR PLAN

Floor Four

Suite 400



Size
2,830 RSF

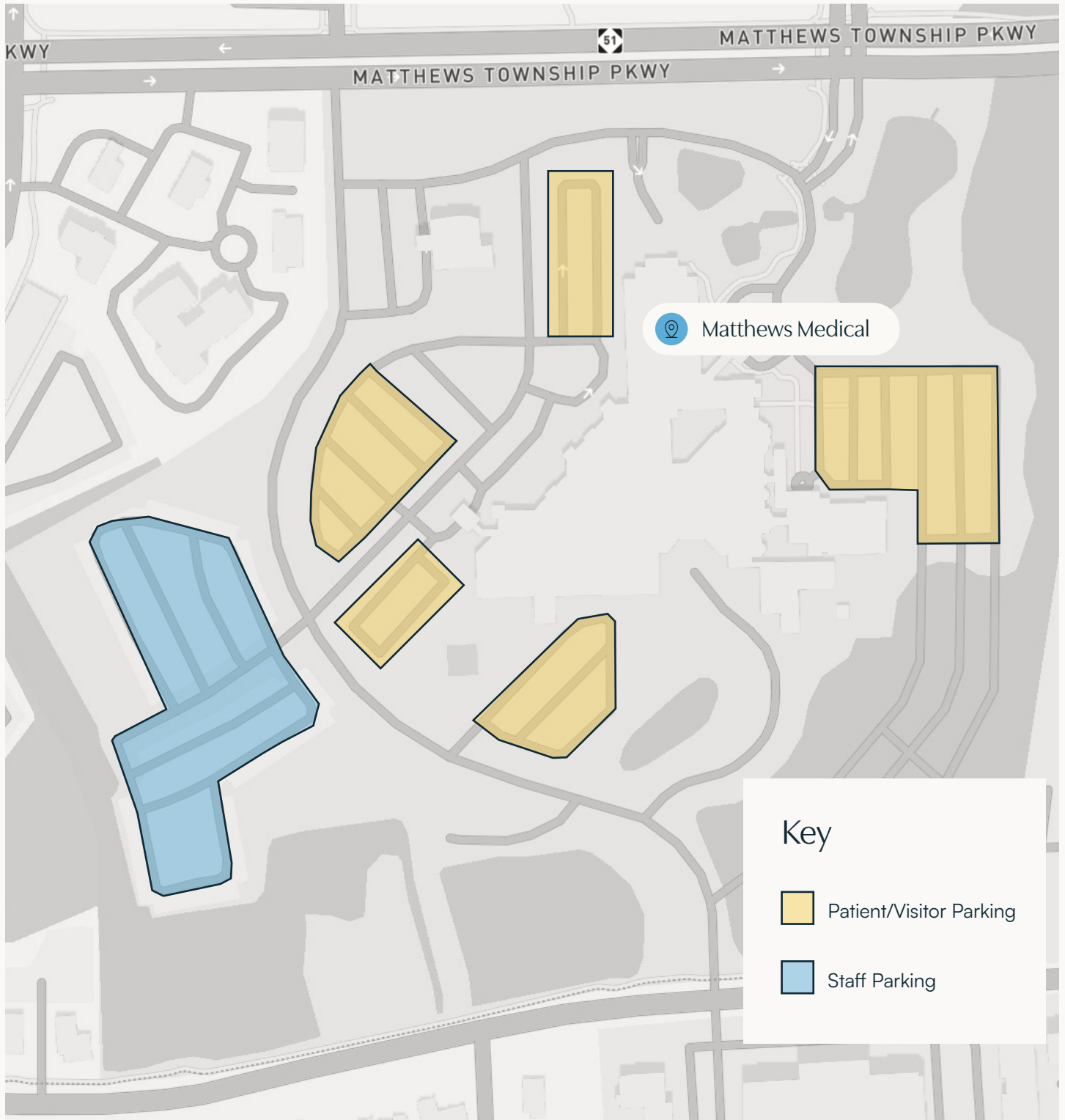


Availability
Vacant

Exterior



Campus Map





Matthews Medical Office Building

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Matthews, NC 28105

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