

Office & Retail Space for Lease



► *Crosland Centre*

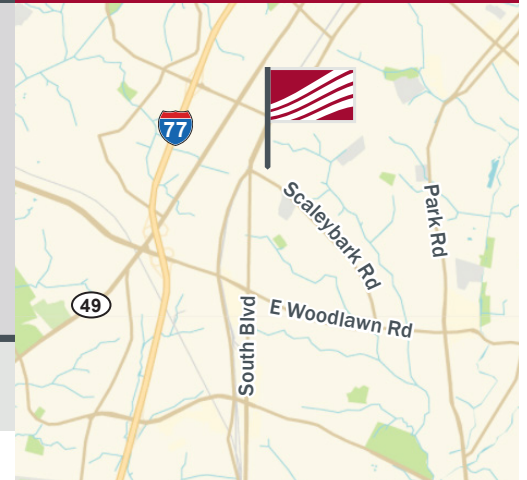
Scaleybark Rd & South Blvd, Charlotte, NC 28209



Office & Retail Space Available

- 3907 & 3913 South Boulevard & Suites 125, 135, 135-B, & 145-B Scaleybark Road
- 1,200 - 6,413 SF available
- Convenient to Uptown, I-77, South End, SouthPark, Park Road & Charlotte Douglas International Airport
- Walking distance to Scaleybark Light Rail station
- Month-to-month leases available

For Lease



Pricing

\$20.00 PSF Office
\$25.00 PSF Retail

Demographics	1 mile	3 mile	5 mile
2018 Population	8,919	90,155	232,112
2010 - 2018 Growth Rate	3.67%	3.38%	2.55%
2018 Avg. HH Income	\$60,566	\$91,123	\$92,183

Traffic Count	ADT
South Boulevard	24,000 (2016)
Scaleybark Road	9,000 (2016)

► Contact

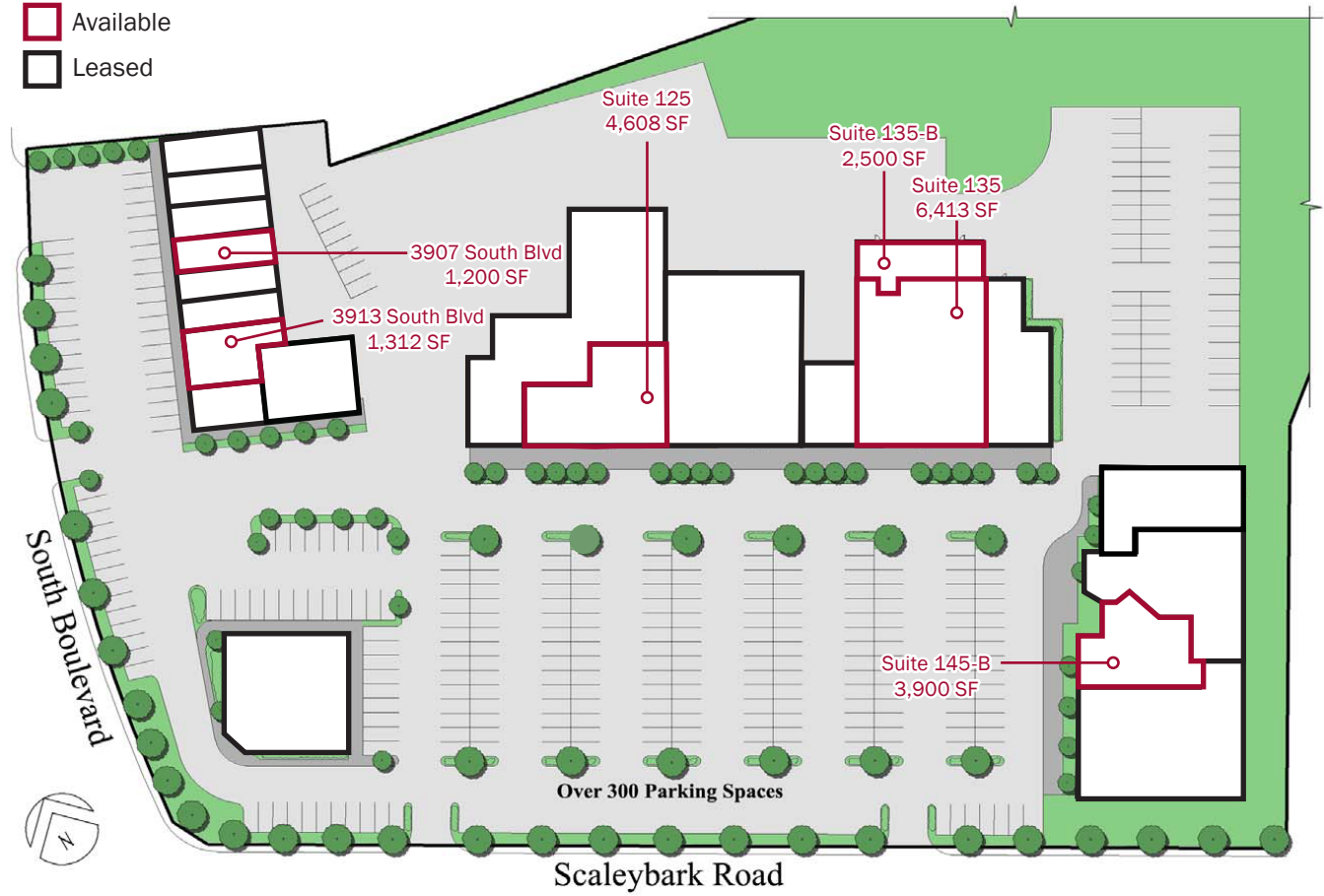
Ian Bruce
704.561.5270
ibruce@mpvre.com

► Site Plan

Crosland Centre
Scaleybark Rd & South Blvd, Charlotte, NC 28209

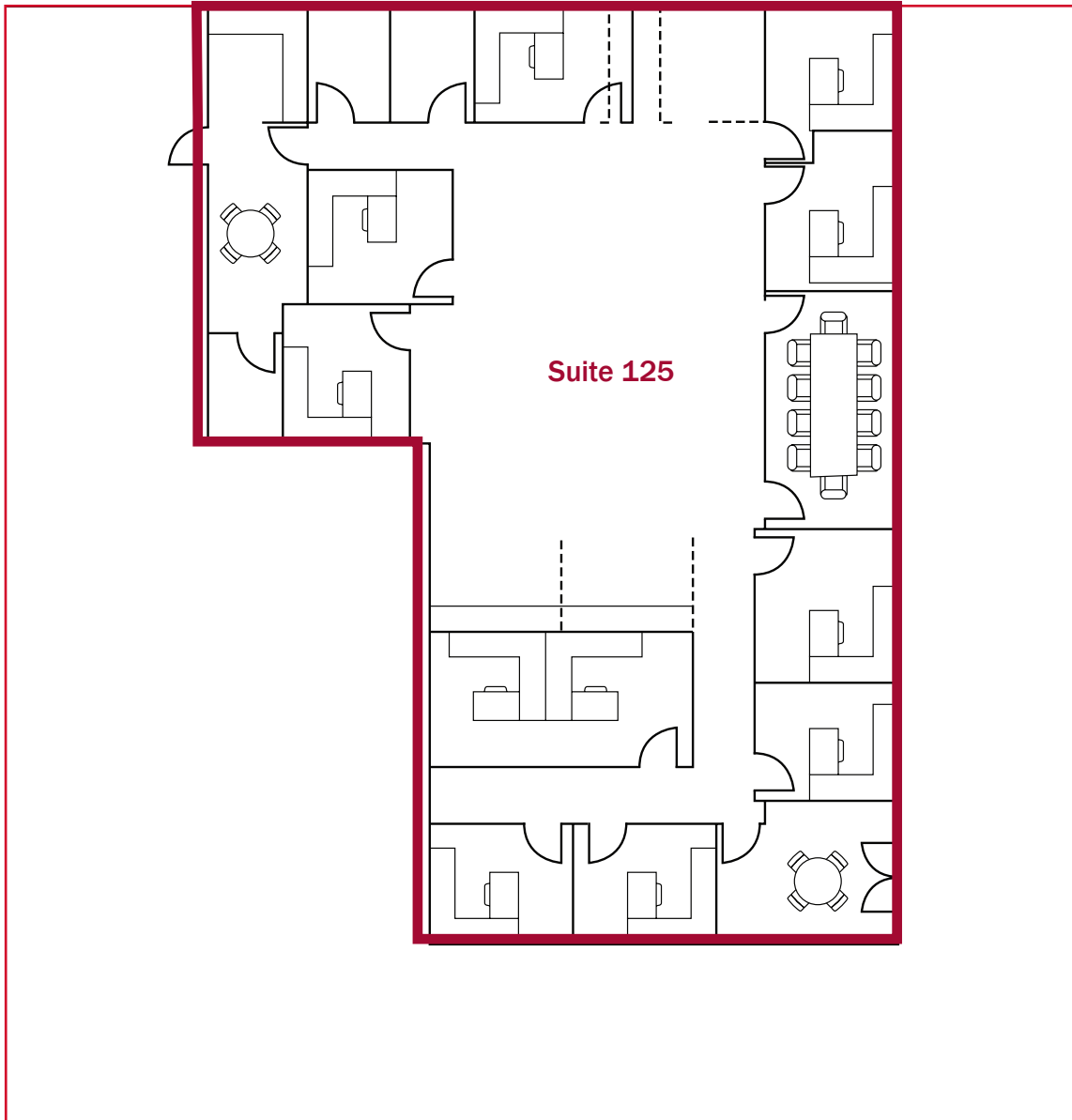


- Available
- Leased



► 125 Scaleybark Road

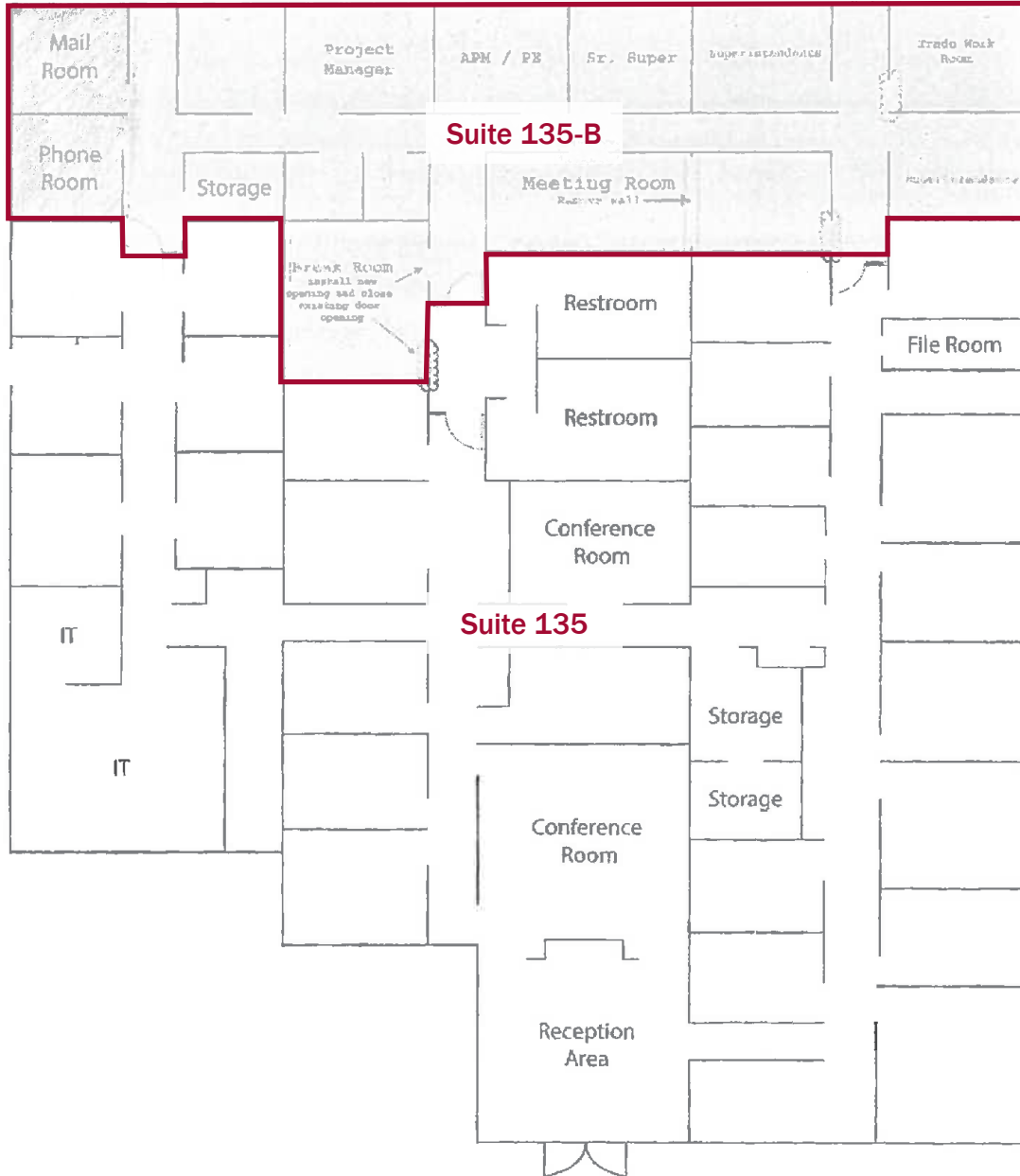
Crosland Centre
Scaleybark Rd & South Blvd, Charlotte, NC 28209



► Floor Plan

Crosland Centre
Scaleybark Rd & South Blvd, Charlotte, NC 28209

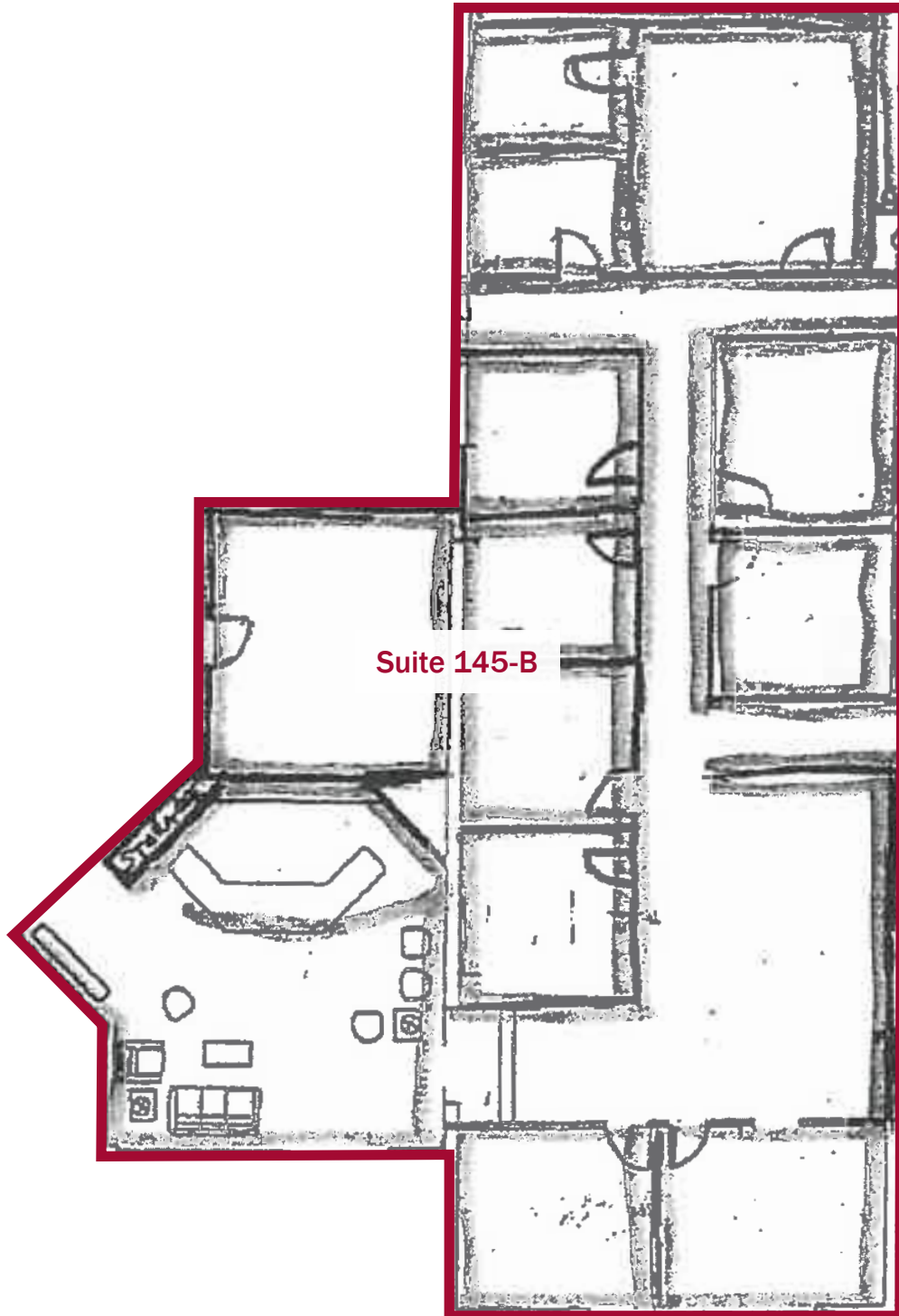
135 & 135-B Scaleybark Road



► Floor Plan

Crosland Centre
Scaleybark Rd & South Blvd, Charlotte, NC 28209

145-B Scaleybark Road



Market Aerial

Crosland Centre
Scaleybank Rd & South Blvd, Charlotte, NC 28209



This GIS data is deemed reliable but provided "as is" without warranty of any representation of accuracy, timeliness, reliability or completeness. This map document does not represent a legal survey of the land and is for graphical purposes only. Use of this data for any purpose should be of acknowledgment of the limitations of the data, including the fact that the data is dynamic and is in a constant state of maintenance, correction, and update.

For complete property listings, visit www.mpvre.com.



2400 South Blvd., Suite 300 Charlotte, NC 28203 mpvre.com