

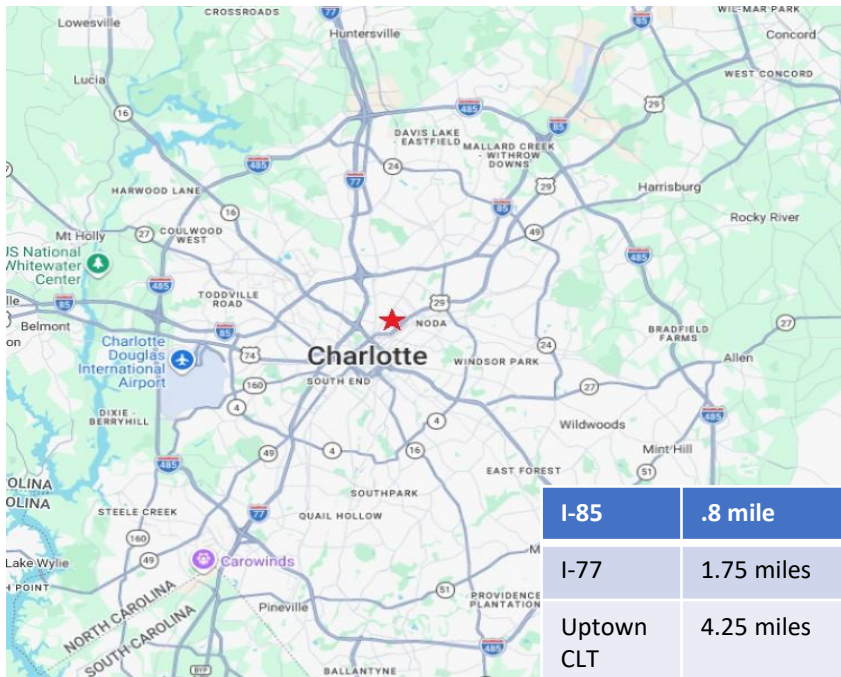
Industrial Building | FOR LEASE

1511 Ameron Dr
Charlotte, NC 28206

+/- 14,450 Building SF
+/- 2,552 Office SF

1.54 Acres
+/- 0.70 Acre Fenced Storage Yard

~ Available September 1, 2026 ~



Chris Neal, CCIM, MAI | 704.287.7120 | chris@selwynpropertygroup.com

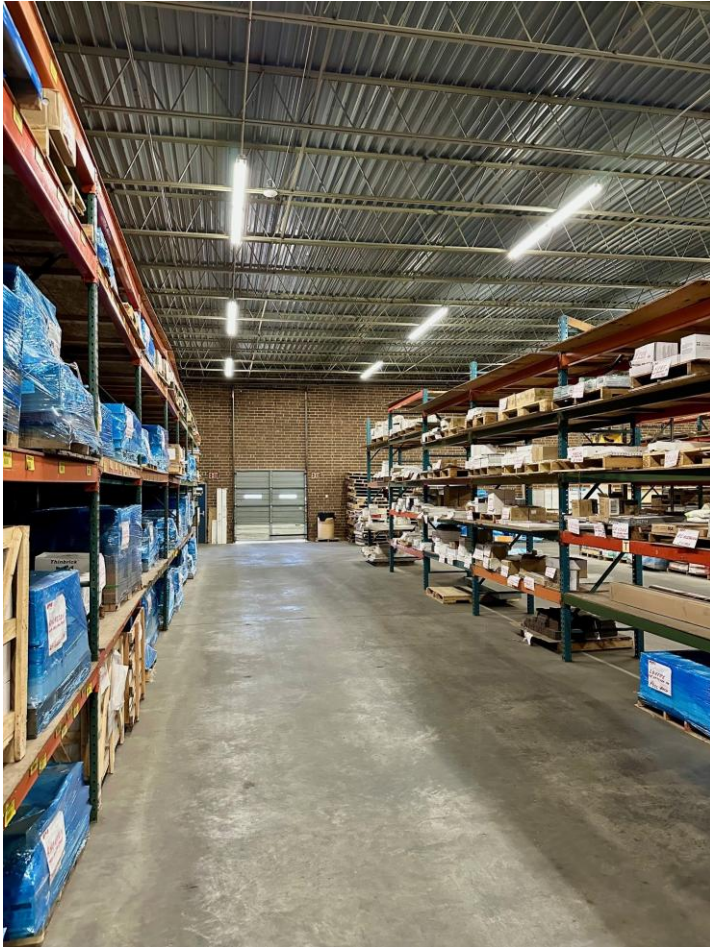
Property Highlights

1511 Ameron Dr Charlotte, NC 28206

- **Total Building SF:** +/- 14,450
- **Office Space:** +/- 2,552 SF
- **Clear Height:** 17' - 18'
- **Loading:** 2 dock high doors (8' x 10') ,
1 drive in door (8' x 8')
- **Acres :** 1.54
- **Fenced In Storage Yard:** +/- 0.70 acre
- **Building Dimensions:** 85' wide x 170' deep
- **Lease Rate:** \$14.50 PSF, NNN
- **Zoning:** ML-2 City of Charlotte
- **Available:** September 1, 2026



Interior Photos



1511 Ameron Dr Charlotte, NC 28206



