

832 - 1,253 sq.ft.

Retail Spaces Available




ELLISON

MALLARD CREEK

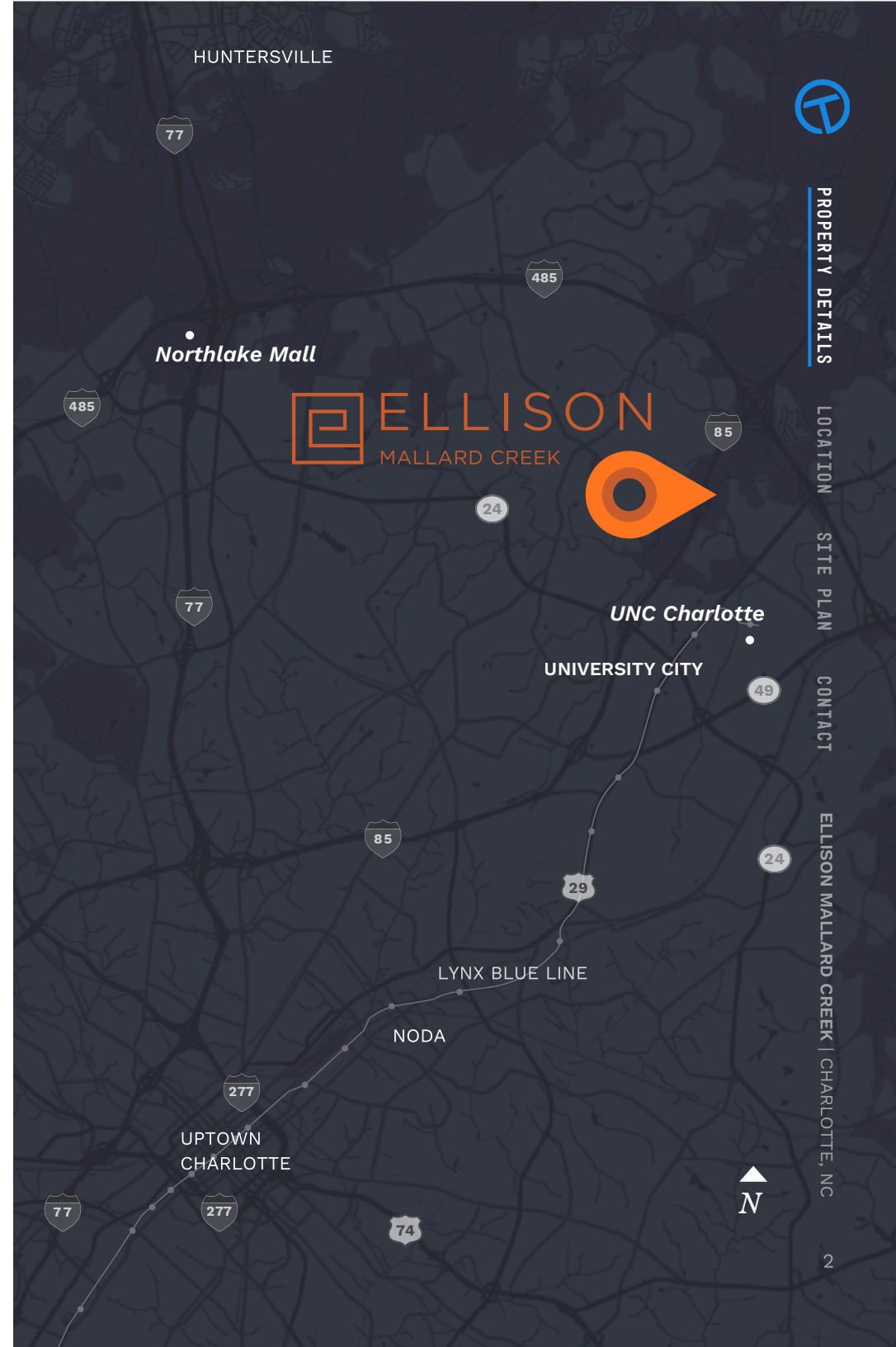


Ground-Floor Retail Suites in University City

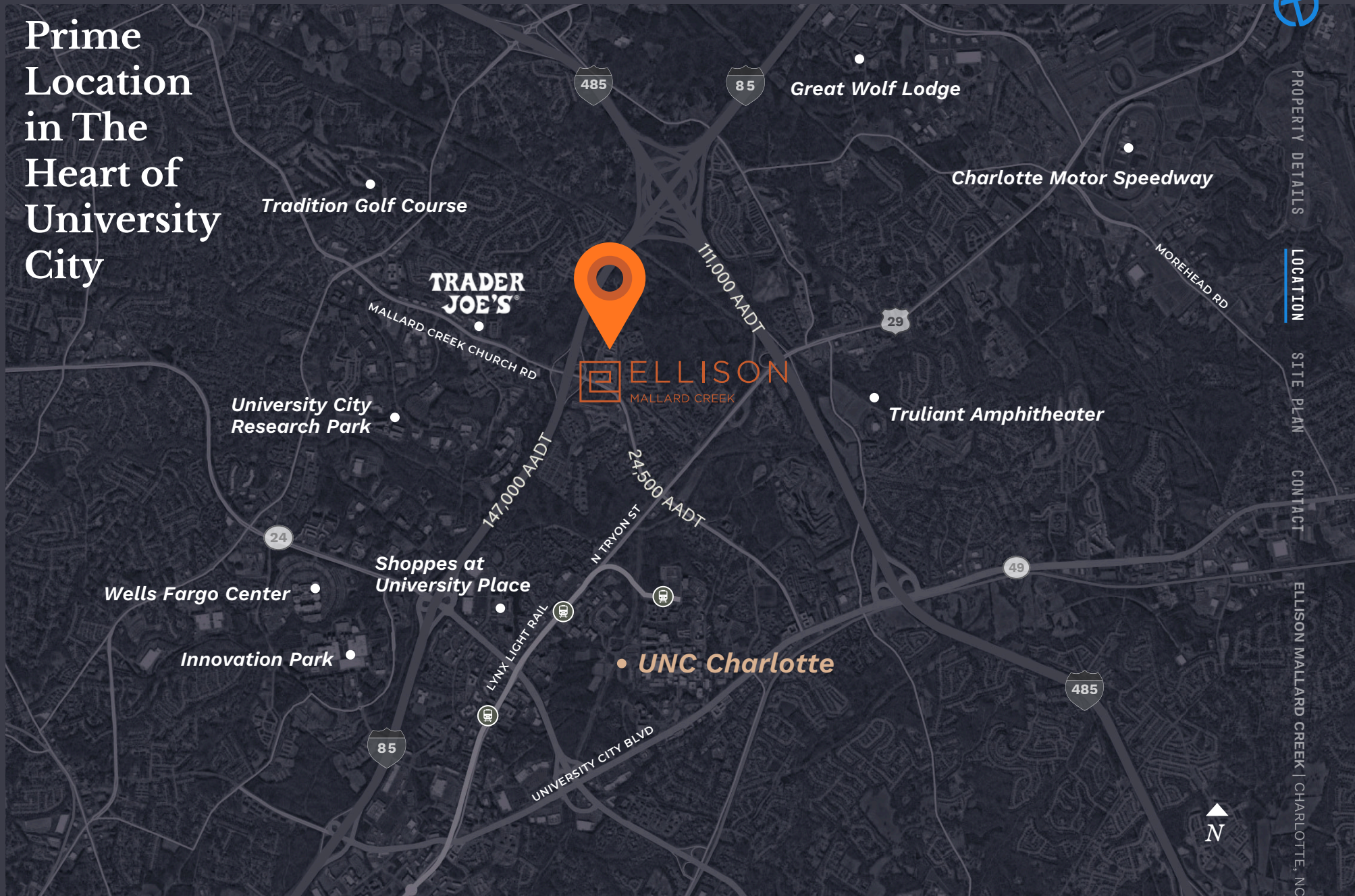
Ellison Mallard Creek presents **10 ground-floor commercial suites** embedded within a luxury 397-unit residential community in Charlotte's thriving University City corridor. These move-in ready spaces offer immediate access to a built-in residential customer base from day one.

 930 W Mallard Creek Church Rd, Charlotte, NC 28262

Space Available	832 - 1,253 sq.ft.
Delivery Condition	Vanilla Box
Timing	Immediate
Site Features	<ul style="list-style-type: none">• Direct access to I-85 (0.1 mile) and I-485 (1.5 miles)• 1.8 miles to JW Clay Blue Line light rail station• 2 miles from UNC Charlotte• 33,100 residents within two miles• 3.2% annual growth from 2020 to 2025• Est. 30,000 VPD in front of site



Prime Location in The Heart of University City



PROPERTY DETAILS

LOCATION

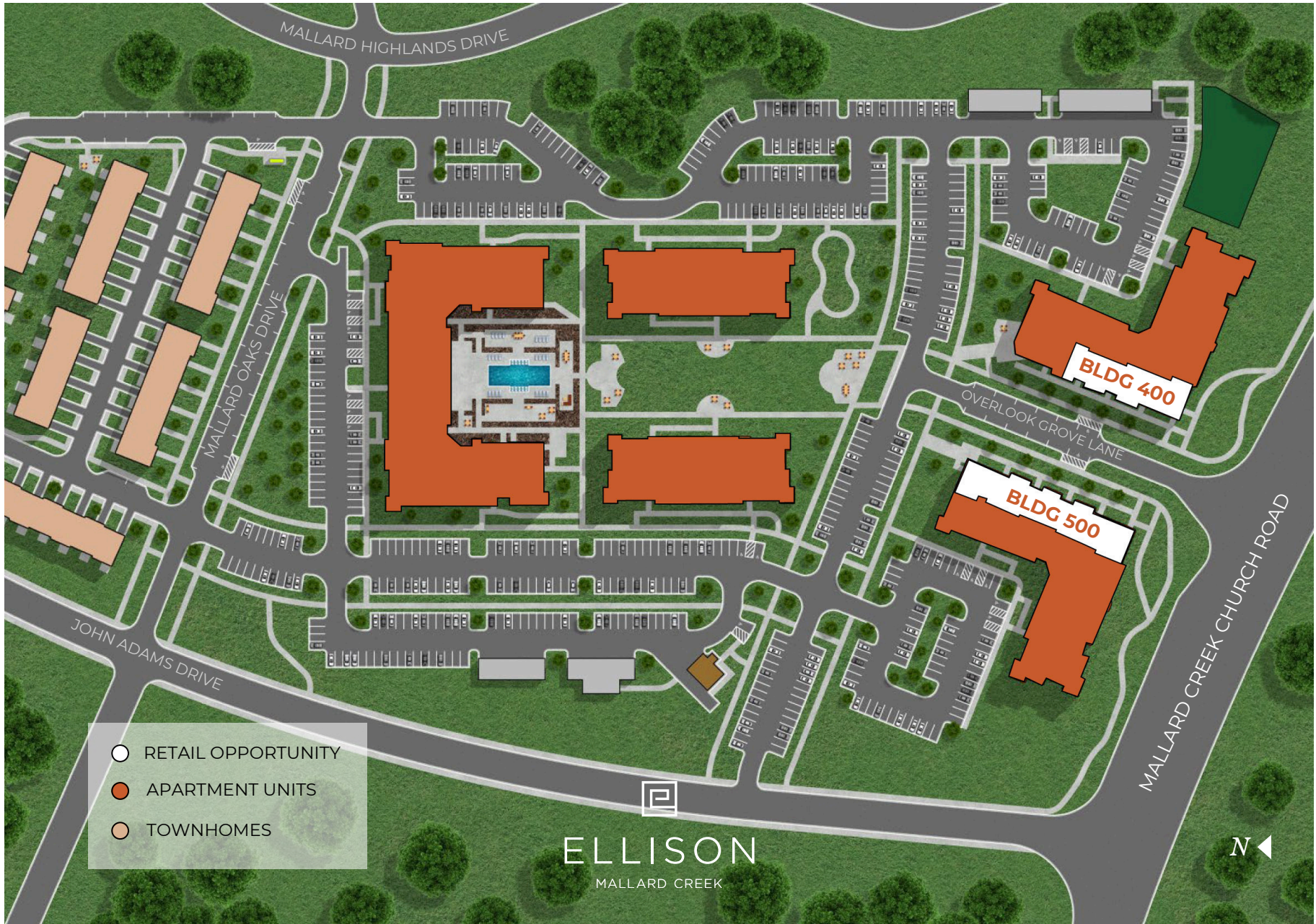
SITE PLAN

CONTACT

ELLISON MALLARD CREEK | CHARLOTTE, NC



Overall Site Plan



- RETAIL OPPORTUNITY
- APARTMENT UNITS
- TOWNHOMES



ELLISON

MALLARD CREEK



Retail Available For Lease



OVERLOOK GROVE LANE

MALLARD CREEK CHURCH ROAD



Building 500

UNIT #	TOTAL SIZE
1501	1,253 SF
1503	832 SF
1505	1,248 SF
1507	1,248 SF
1509	832 SF
1511	1,253 SF

Building 400

UNIT #	TOTAL SIZE
1405	1,248 SF
1407	1,248 SF
1409	832 SF
1411	1,253 SF



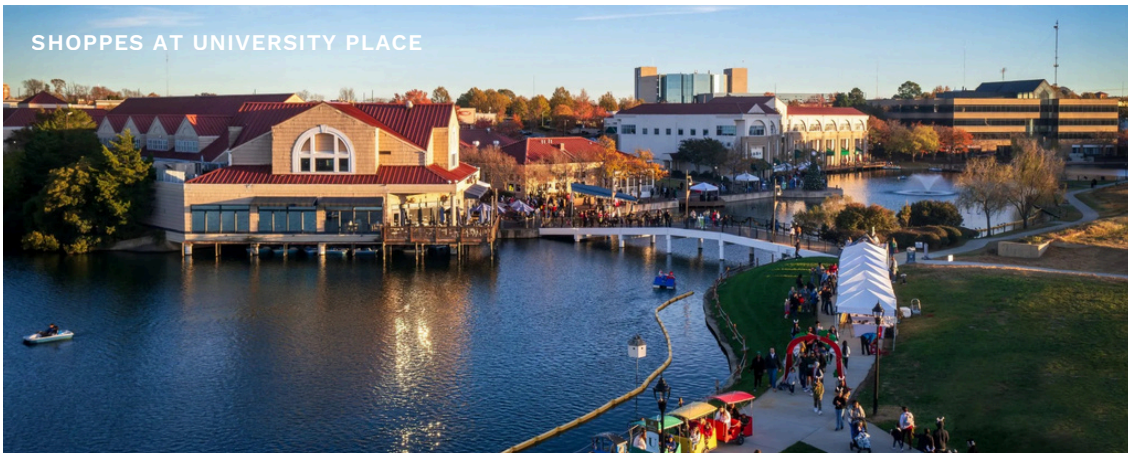
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Thompson Brock
(704) 661-8576
Thompson@thriftcres.com