

MATTHEWS, NC | WAREHOUSE | OFFICE | FLEX | FOR LEASE



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Full Service Commercial Real Estate & Community Development



2020 Independence Commerce Dr
Ste B & C
Matthews, NC 28105

±1,375 SF | 2,750 SF
OFFICE | WAREHOUSE | FLEX SPACE

LOCATION OVERVIEW



PROPERTY OVERVIEW

2020 Independence Commerce Dr offers versatile warehouse, office, or flex space offering up to 2,750 SF. The property consists of two 1,375 SF units that can be leased individually or combined to accommodate a variety of business needs. Each unit features a rear drive-in door for convenient loading and unloading, along with fully conditioned space, making it ideal for warehouse, office, showroom, light industrial, or flex uses.

PROPERTY HIGHLIGHTS

- ☐ Prime location minutes from I-485 & US-74
- ☐ Rear drive-in doors with fully conditioned interiors
- ☐ Lease one 1,375 SF unit or combine for 2,750 SF

AERIAL VIEW



LOCATION PHOTO



PROPERTY DETAILS



2020
Independence
Commerce Dr
Ste B | Ste C
Matthews, NC 28105



Zoning
I-1



Lease Rate
Asking- \$21/SF NNN



Available
± 1,375 SF | 2,750 SF



Property Type
Commercial



Parcel ID
07099011B9
07099011B10

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ISAAC HARROW

Broker

O: 704.882.1700 ext. 220

M: 828.320.1986

iharrow@themosergroupinc.com

 **MOSER**
COMMERCIAL REAL ESTATE

INTERIOR PHOTOS



EXTERIOR PHOTOS



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