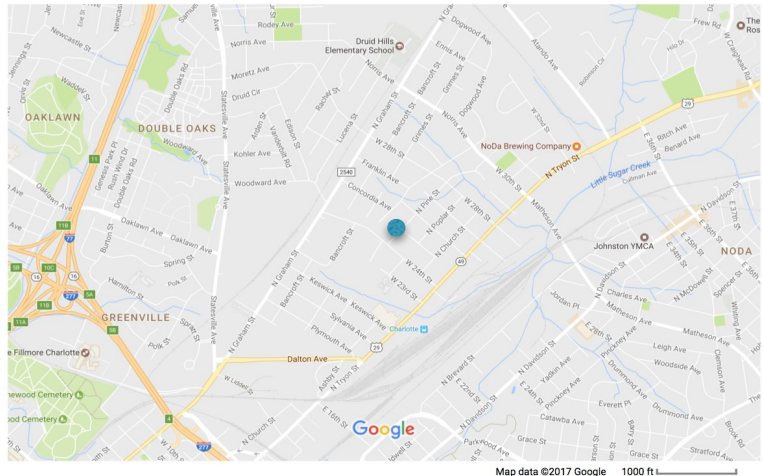


RHYNE ALEXANDER MATTOX REALTY CO., INC.



Office Warehouse Facility | 301 West 24th Street | Charlotte, NC

- *10,000 SF total
- *2 dock doors
- *.48 acres
- *ML-2 zoning
- *16' clear ceiling height
- *Masonry construction
- *Full HVAC
- *Divisible with limited parking



Parcel ID:	07910912
Year Built:	1986
Renovated:	2021
Lease Type:	NNN
Base Lease Rate:	\$15.25 psf

Dwayne Alexander | President

dalexander@ramcommercial.com

704.954.8866 direct | 704.560.2129 mobile

RHYNE ALEXANDER MATTOX REALTY CO., INC. 8420 Fallsdale Drive, Charlotte, NC 28214

www.ramcommercial.com

All information regarding property for sale, rental, financing is from sources deemed reliable, but no warranty or representation is made as to the accuracy thereof and same is subject to change of price, omissions, errors or other conditions prior to sale, lease, or withdrawal.