

3470 Gribble Road

Matthews NC 28104



Gribble Road

Available for Lease

Located at 3470 Gribble Road, Matthews, NC, this ±0.60-acre industrial site offers an excellent opportunity for businesses seeking outdoor storage, contractor yard space, or other industrial operations. Zoned HI (Heavy Industrial), the property supports a wide variety of industrial uses and provides outstanding accessibility to the Charlotte metro area

Conveniently located just minutes from US-74 and I-485, the site offers quick access to major transportation corridors, making it an ideal location for contractors, logistics companies, service businesses, and equipment storage

Property Details

Address	3470 Gribble Road, Matthews NC 28104
Availability	+/- 0.50 AC Available for lease
Use	Shop/Parking
Parcel	07129549
Zoning	H-I (Heavy Industrial)
Nearby Traffic Counts	Gribble Rd - Stallings Rd NW VPD 3,006
For Lease	Email for Details



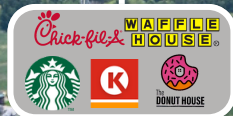
Demographics

RADIUS	2 MILE	5 MILE	10 MILE
2030 Population Projection	19,774	146,811	562,195
Household Income Median Avg	\$114,597	\$133,465	\$132,904
Household Income	\$93,389	\$108,940	\$103,523
Daytime	10,245	48,668	174,773

Market Overview



Highway 74



Gribble Rd

Site

Gribble Rd

Property Highlights

- ±0.50 Acres Available for Lease
- HI (Heavy Industrial) Zoning
- Minutes from US-74 & I-485
- Excellent Access to Charlotte, Matthews & Indian Trail
- Ideal for Outdoor Storage
- Ready for Immediate Occupancy
- Strong Industrial Market Location
- Approximately 30,000 Vehicles Per Day Nearby
- Easy Access for Trucks and Commercial Vehicles
- Suitable for Contractor Yard & Fleet Parking



Contact for Details

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