

10800

WITHERS COVE PARK DR

CHARLOTTE, NORTH CAROLINA 28269



300,000 SF Class-A Industrial for Lease

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**AVISON
YOUNG**

INDUSTRIAL SPACE AVAILABLE FOR LEASE

10800 Withers Cove Park Dr • Charlotte, NC

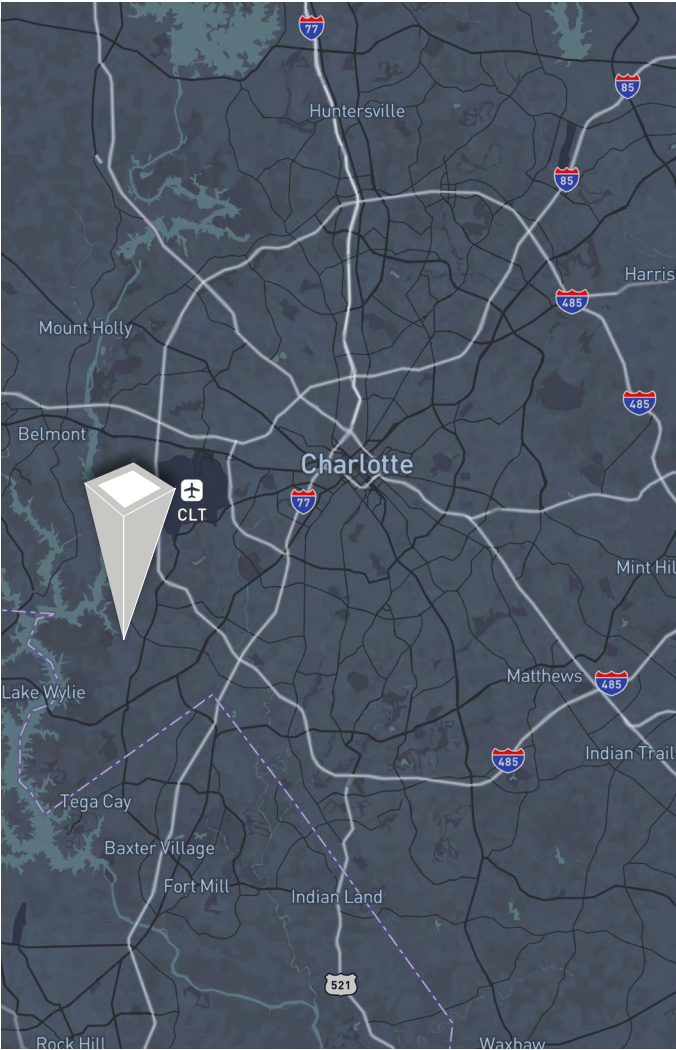
Situated on 23.26 acres in one of Charlotte’s most dynamic industrial corridors, the 300,000 SF facility at 10800 Withers Cove Park is surrounded by a thriving commercial submarket and growing population. Just 5.1 miles from Charlotte Douglas International Airport, it offers prime access to major transportation routes and logistics hubs, making it ideal for distribution and manufacturing operations.

Featuring Recent Property Upgrades

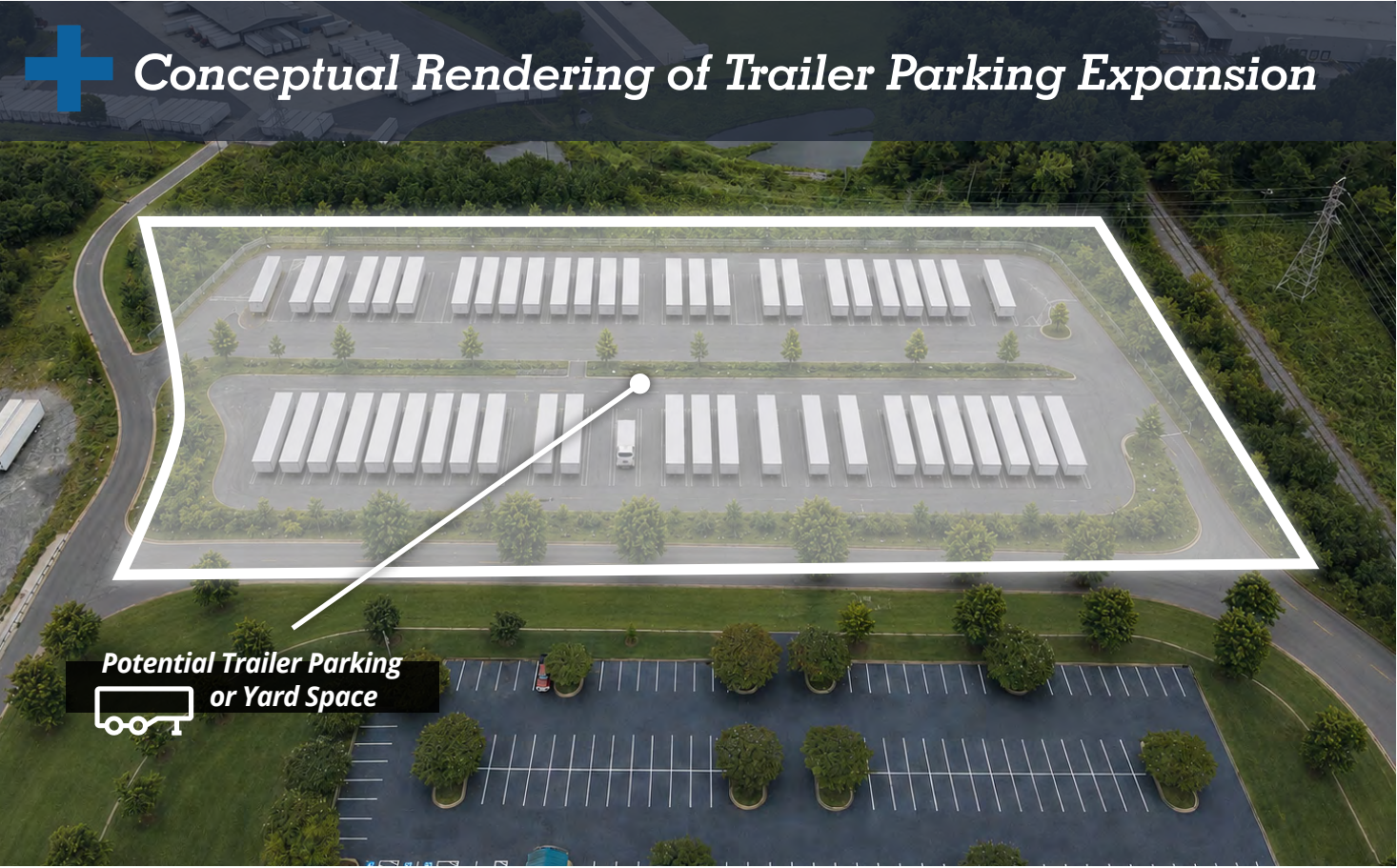
Including freshly milled and repaved asphalt & all interior and exterior lighting upgraded to LED

Property details

County:	Mecklenburg	
Acreage:	±23.26 ac	
Zoning:	ML-2	
Building Size:	±300,000 sf	
Office Size:	Primary office	±10,439 sf
	Warehouse office	±725 sf
	Warehouse breakroom & restrooms	±1,380 sf
Total Office:		±12,544 sf
Column Spacing:	50' x 50'	
Clear Height:	30'	
Lighting:	LED	
Power:	2,000 amps, 3-phase 277v/480v	
Sprinkler:	ESFR sprinkler	
Dock Doors:	Thirty-seven (37)	
Drive-in Doors:	Two (2)	
Auto Parking:	131 spaces	
Available:	Immediately	



+ Conceptual Rendering of Trailer Parking Expansion



INTERSTATE ACCESS

10800 Withers Cove Park Dr • Charlotte, NC



INTERSTATE 485
±3.5 miles



INTERSTATE 77
±4.7 miles



CHARLOTTE DOUGLAS
INTERNATIONAL AIRPORT
±5.1 miles



UPTOWN
CHARLOTTE
±11.4 miles

FOR LEASING, CONTACT:

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