

INDUSTRIAL - WAREHOUSE (HEAVY POWER) | FOR LEASE

100 SOUTH MAIN STREET | LANDIS, NC

Up to 240,000 SF of affordable warehouse and low-cost manufacturing space with heavy power in the heart of Landis, just 5 minutes to I-85 for easy reach to Charlotte and the Triad.

ZACH DANIEL, CCIM

704 560 1192 | zdaniel@mecacommercial.com

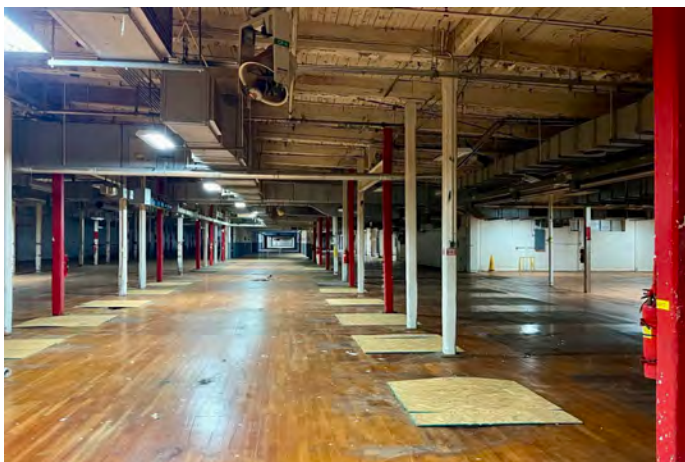
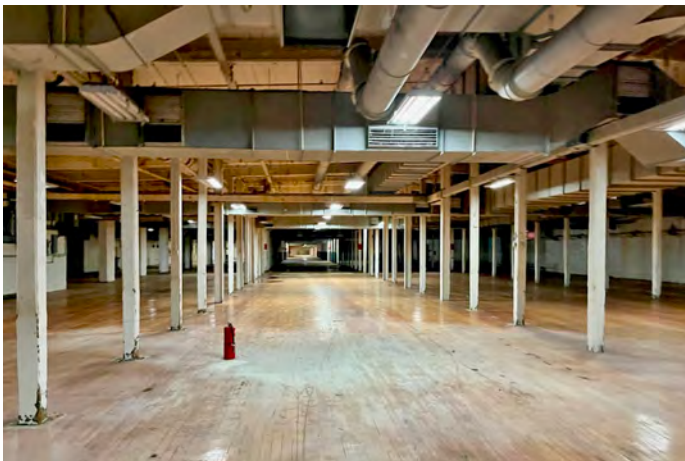
KEVIN MITCHELL

704 317 9245 | kmitchell@mecacommercial.com

COOPER BORTZ

704-778-0136 | cbortz@mecacommercial.com





PROPERTY INFORMATION

SF

± 240,000 SF, divisible space

ACREAGE

9.29 Acres

ZONING - IND

FEATURES

- HEAVY POWER and private substation
- Ample office space
- 10 Dock-high doors
- 4 Drive-in doors
- 12' to 23' clear height
- Water tower landmark with high marketing potential
- Fire suppression system
- 94 Parking spaces fenced and gated

ACCESSIBILITY

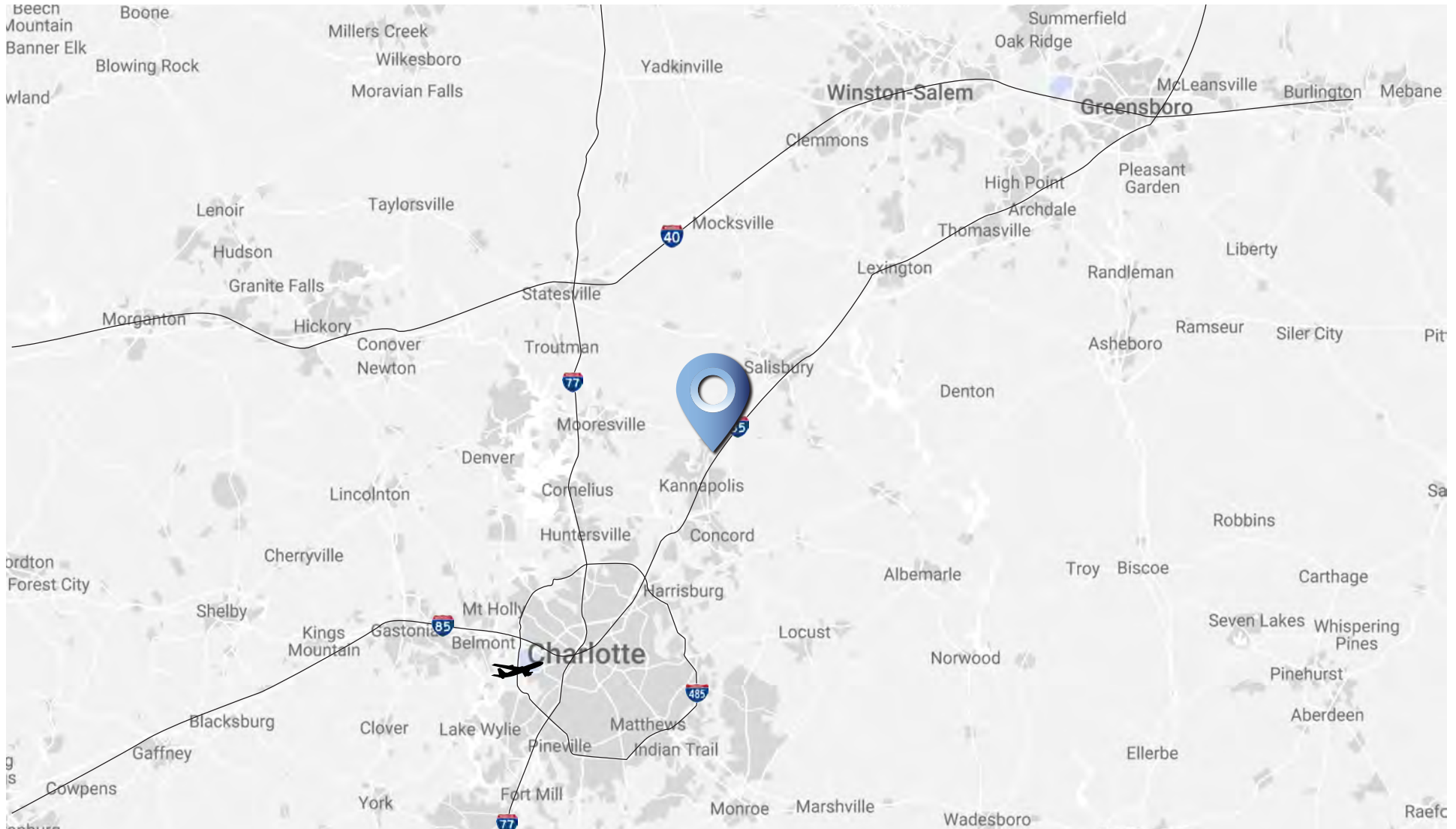
- 5 min drive from I-85
- 20 min from Norfolk Southern Salisbury freight terminal (rail)
- 25 min from I-485
- 30 min from I-77

AVAILABILITY - Immediately

LEASE RATE: Contract Broker







ZACH DANIEL, CCIM

704 560 1192

zdaniel@mecacommercial.com



KEVIN MITCHELL

704 317 9245

kmitchell@mecacommercial.com



COOPER BORTZ

704-778-0136

cbortz@mecacommercial.com



MECA
COMMERCIAL REAL ESTATE

mecacommercial.com

© 2026 Metro Realty, LLC. All rights reserved. Metro Realty, LLC fully supports the principles of the Fair Housing Act and the Equal Opportunity Act.
*The land acreage and/or building square footage was obtained from the County's Geographical Information System or other electronic resources. For exact square footage and/or acreage, we recommend that prior to purchase, a prospective Buyer/Tenant obtain a boundary survey or have the building measured professionally.