

FOR LEASE

# 5130 HOVIS ROAD

Charlotte, NC 28208

SUITE A - 57,600 SF



## PROPERTY HIGHLIGHTS

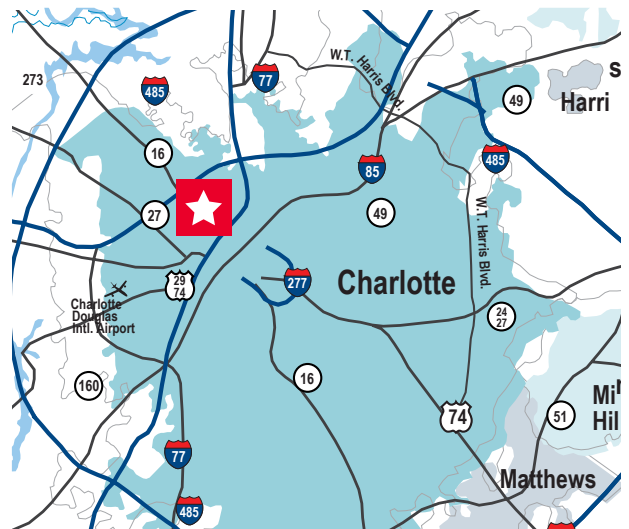
- Clear Height: 20'
- ESFR sprinklers
- LED lighting
- Zoning: I-2
- Fenced Outdoor Storage
- Rail capable

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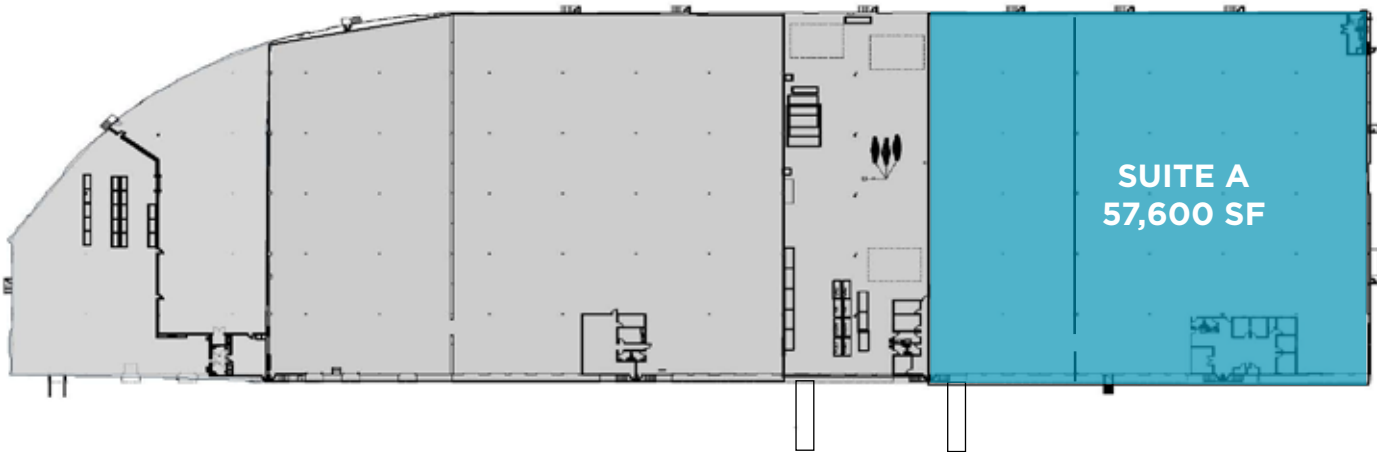


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## SUITE A SPECS

- 57,600 SF
- ± 2,225 SF Office Area
- 10 Dock High Doors (9 with Edge of Dock Levelers & Bumpers)
- 1 Grade Level Drive-In Door (20'w x 16'h)
- 1 Ramp



## DRIVE TIMES

DESTINATION	TIME	DISTANCE
I-85	4 minutes	1.6 miles
I-77	7 minutes	3.9 miles
I-485	8 minutes	4.4 miles
Uptown Charlotte	9 minutes	4.0 miles

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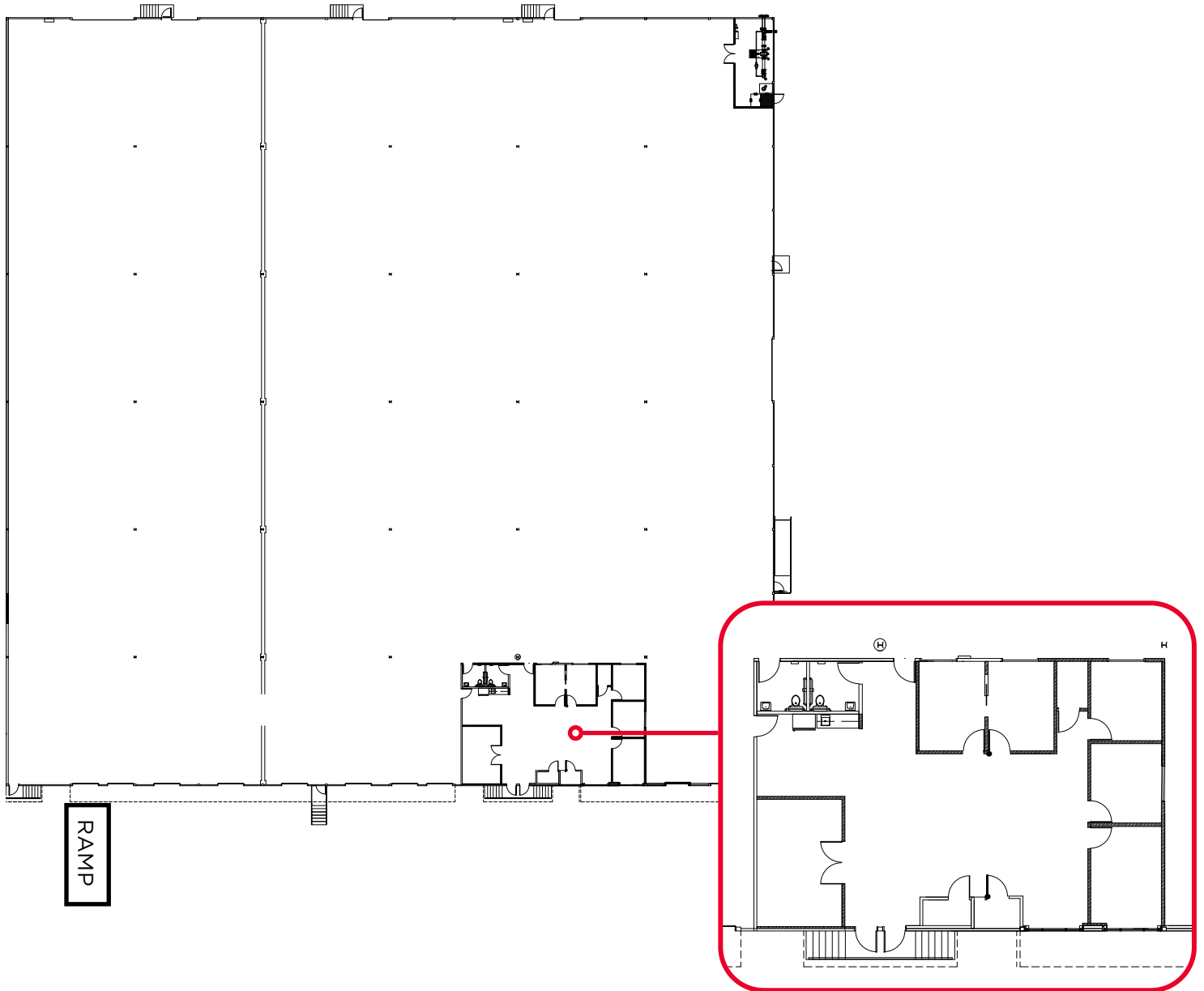
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## FLOOR PLAN

- SUITE A - 57,600 SF
- ± 2,225 SF Office Area



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## SITE AERIAL



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