

6836 Carnegie Blvd | Charlotte, NC 28211





Find your piece of SouthPark at THE AVERY

OVERVIEW

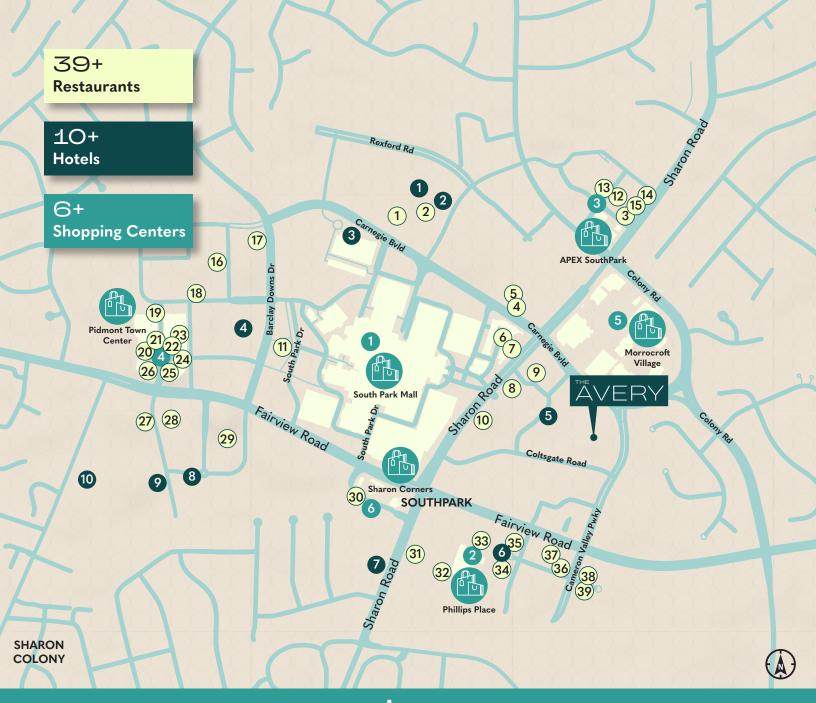
The Avery is a Class A boutique office building located in the prestigious SouthPark area of Charlotte. Distinguished by its high-end interior finishes, the property offers a refined and exclusive workspace environment. This sophisticated building is perfect for tenants seeking a boutique office experience in one of Charlotte's most desirable submarkets.





PROPERTY HIGHLIGHTS

- 41,796 SF
- Parking: 3.0/1,000
- A distinctive Class A brick office building with high-end interior finishes
- Well located off Cameron Valley Parkway in the heart of Morrocroft and SouthPark
- Easy egress and ingress on Carnegie Boulevard and Coltsgate Road
- Class A finishes in common areas and restrooms
- Near Apex SouthPark, Morrocroft Centre, Phillips Place and SouthPark Mall, all offering new to market retail and luxury brands



18 Min Drive to Uptown Charlotte

22 Min Drive to CLT Douglas Intl Airport

FOOD

- 1 BrickTop's
- 2 Paco's Tacos and Tequila
- (3) Firebirds
- (4) Rooster's
- (5) Copain Bakery
- 6 Cowfish Sushi
- 7 Bulla Gastrobar
- 8 BAKU
- 9 Steak 48
- 10 Little Mama's Italian
- (11) JINYA Ramen Bar
- (12) YAFO Kitchen
- (13) Mano Bella
- 14 Stella Nova Restaurant

- (15) Sabor Latin Street Grill
- 16 Rhino Market & Deli
- (17) Village Tavern
- (18) Legion Brewing
- (19) Peppervine
- 20 Bentley's Restaurant
- Duckworth's Grill & Taphouse
- 22 Mal Pan
- 23) Summit Coffee
- **24** J. Sam's
- 25 Leo's Italian Social
- 26 Del Frisco's
- (27) 131 MAIN Restaurant

- (28) Ruth's Chris Steak House
- 29 Bobby's Burgers
- 30 Original Pancake House
- (31) Oak Steakhouse
- Rusty Bucket Restaurant and Tavern
- 33 Cafe Monte
- 34 Southern Pecan
- 35) The Palm Charlotte
- 36) 800 DEGREES
- (37) BAR ONE Lounge
- 38 RH Rooftop Restaurant
- 39 Limani

HOTEL

- 1 Charlotte Marriott
- 2 AC Hotel
- 3 DoubleTree Suites by Hilton Hotel
- 4 Renaissance Hotel
- 5 Hyatt Centric
- 6 Hampton Inn & Suites
- 7 Hilton Garden Inn
- 8 Canopy by Hilton
- Residence Inn
- Residence iiii
- 10 Courtyard

RETAIL

- 1 SouthPark Mall
- 2 Phillips Place
- Pillips Place
- 3 Apex SouthPark
- 4 Piedmont Town Center
- Morrocroft Village
- 6 Sharon Corners



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