



±8,640 SF
INDUSTRIAL SPACE
AVAILABLE FOR LEASE

3800-E WOODPARK BLVD, CHARLOTTE, NC 28206



G|I|D

BUILDING SPECS

Woodland Business Park is located just north of Charlotte near the intersection of I-85 and I-77. With close proximity to Charlotte Douglas International Airport (9 miles) and Uptown Charlotte (4 miles), the park offers convenient access to many major thoroughfares to service the full Charlotte Metro.

Total building sf	±69,256 SF
Available sf	±8,640 SF
Estimated office area	±1,672 SF
Year built	1981
Zoning	ML-2
Sprinkler	Wet
Clear height	20'
Column spacing	36' x 40'
Dock high doors	One (1)
Construction	Masonry
Roof type	TPO
Roof age	2020
Fire protection	Ordinary hazard
Available	Immediately

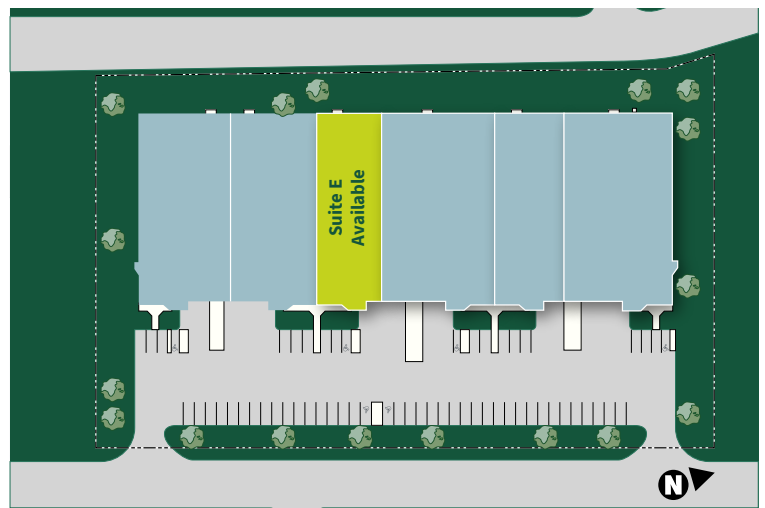
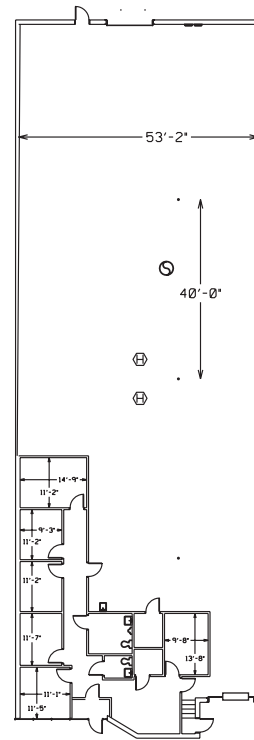
±8,640 SF

Available Space

±1,672 SF

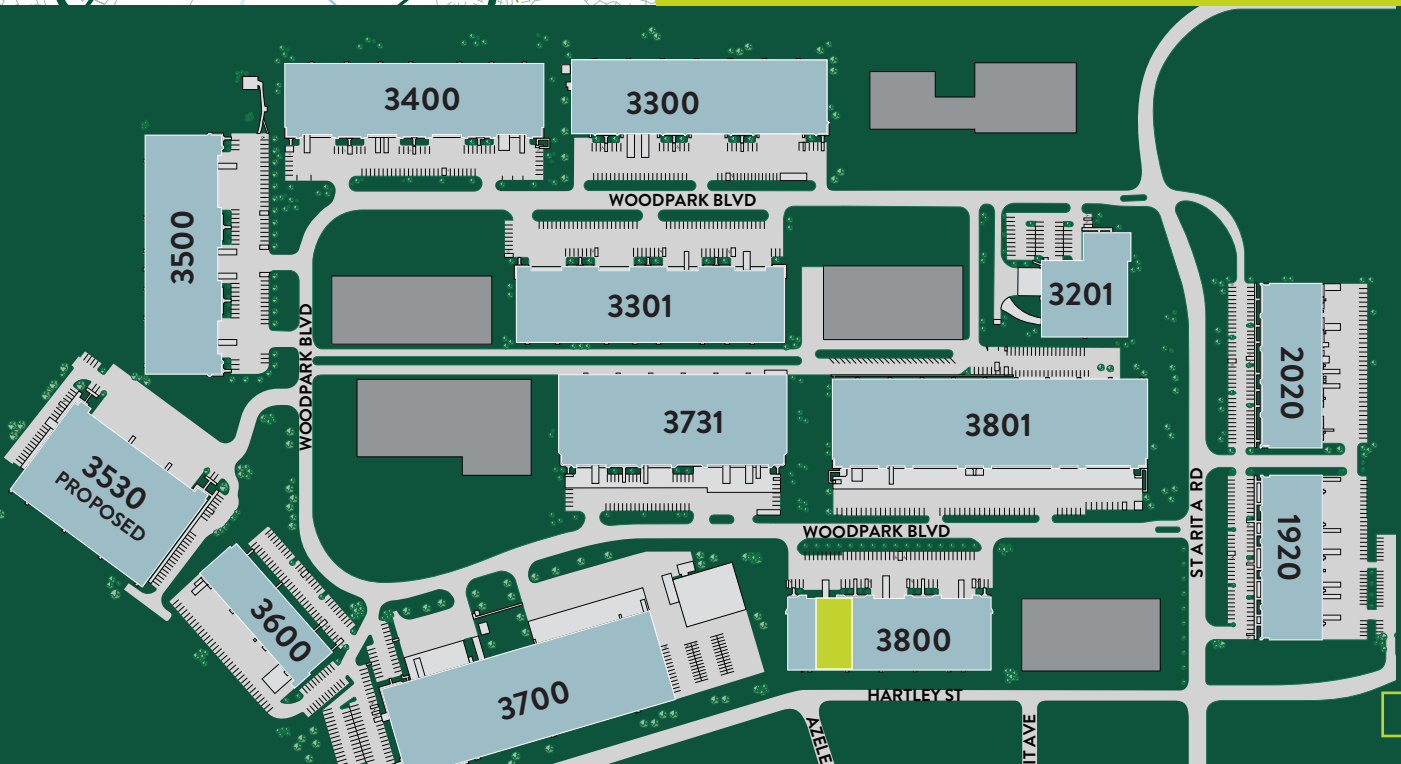
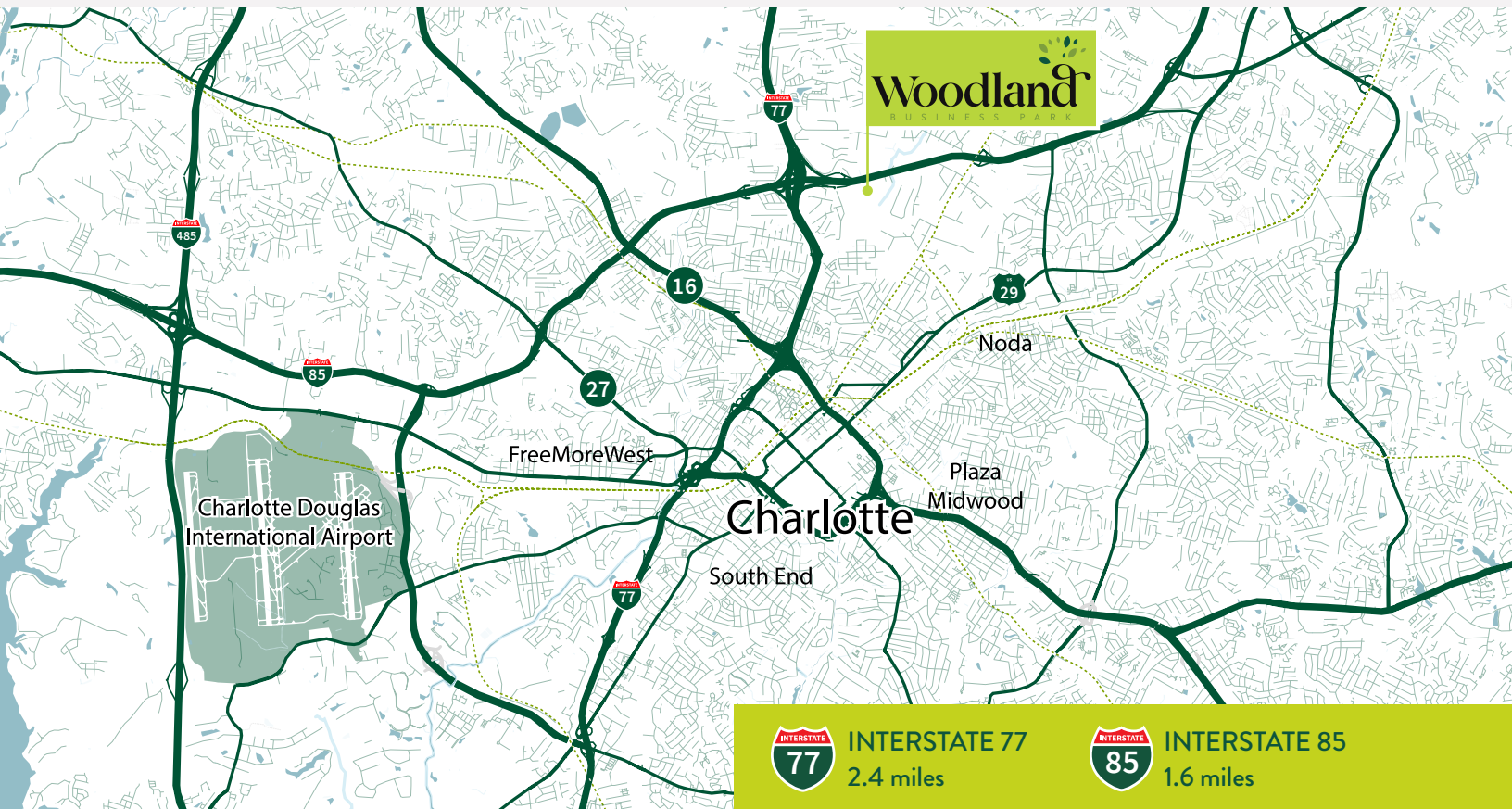
Office Space

One Dock High Door



PARK OVERVIEW

GID owns and manages 10 buildings in Woodland Business Park, totaling 847,000 square feet. The high-quality ownership and management of the park, combined with its size, creates an environment for tenants to focus on their core business and provides opportunity for future expansion. Located within close proximity to the I-85 / I-77 interchange, the Park offers quick and convenient access to highly efficient interstate





**3800-E WOODPARK BLVD,
CHARLOTTE, NC 28206**



BRAD CHERRY
Executive Managing
Director
+1 704 927 3013
brad.cherry@jll.com

RICH GRIEDER
Managing
Director
+1 407 619 0730
rich.grieder@jll.com

KATE GLENN
Associate
+1 864 552 0318
kate.glenn@jll.com

[jll.com](https://www.jll.com)

Although information has been obtained from sources deemed reliable, neither Owner nor JLL makes any guarantees, warranties or representations, express or implied, as to the completeness or accuracy as to the information contained here in. Any projections, opinions, assumptions or estimates used are for example only. There may be differences between projected and actual results, and those differences may be material. The Property may be withdrawn without notice. Neither Owner nor JLL accepts any liability for any loss or damage suffered by any party resulting from reliance on this information. If the recipient of this information has signed a confidentiality agreement regarding this matter, this information is subject to the terms of that agreement. ©2026. Jones Lang LaSalle IP, Inc. All rights reserved.

