



5400 W W.T. Harris Blvd Suite H | Charlotte, NC

26,000 SF For Lease



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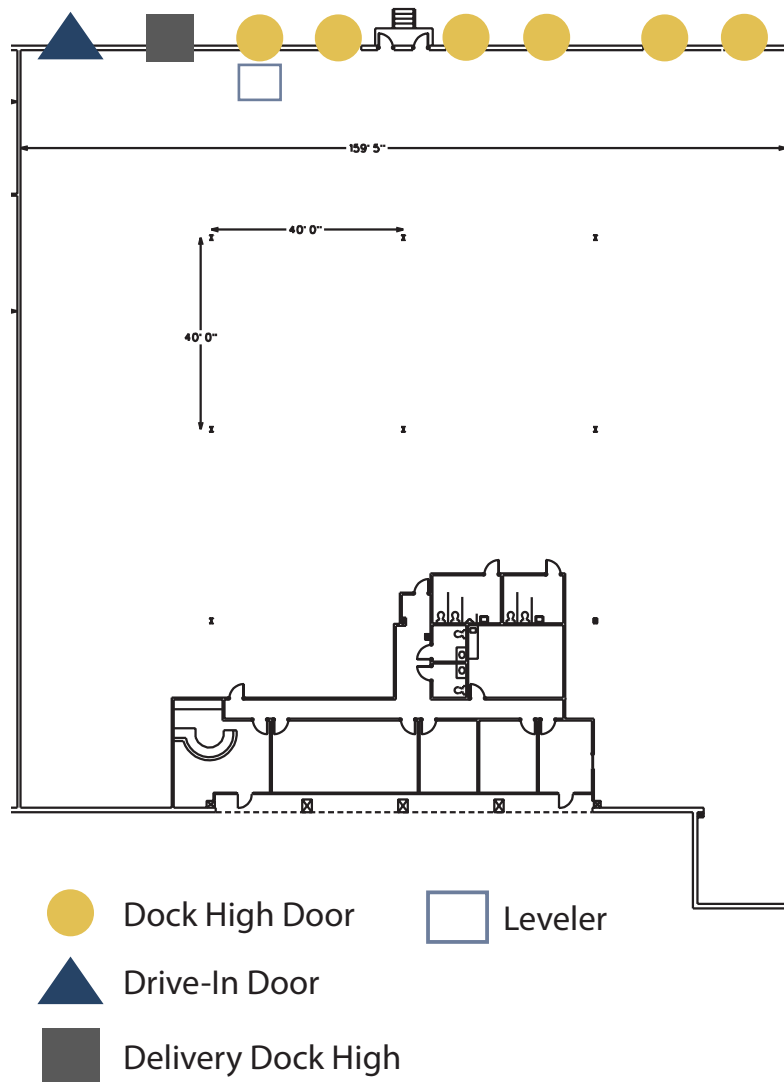
Property Overview

PROPERTY HIGHLIGHTS

- 6 (8' x 10') dock high doors
- 1 Drive-In Ramp
- 1 Delivery Dock High (2'4")
- 2,637 SF of office
- 24' clear height
- ESFR Sprinkler
- Excellent interstate access



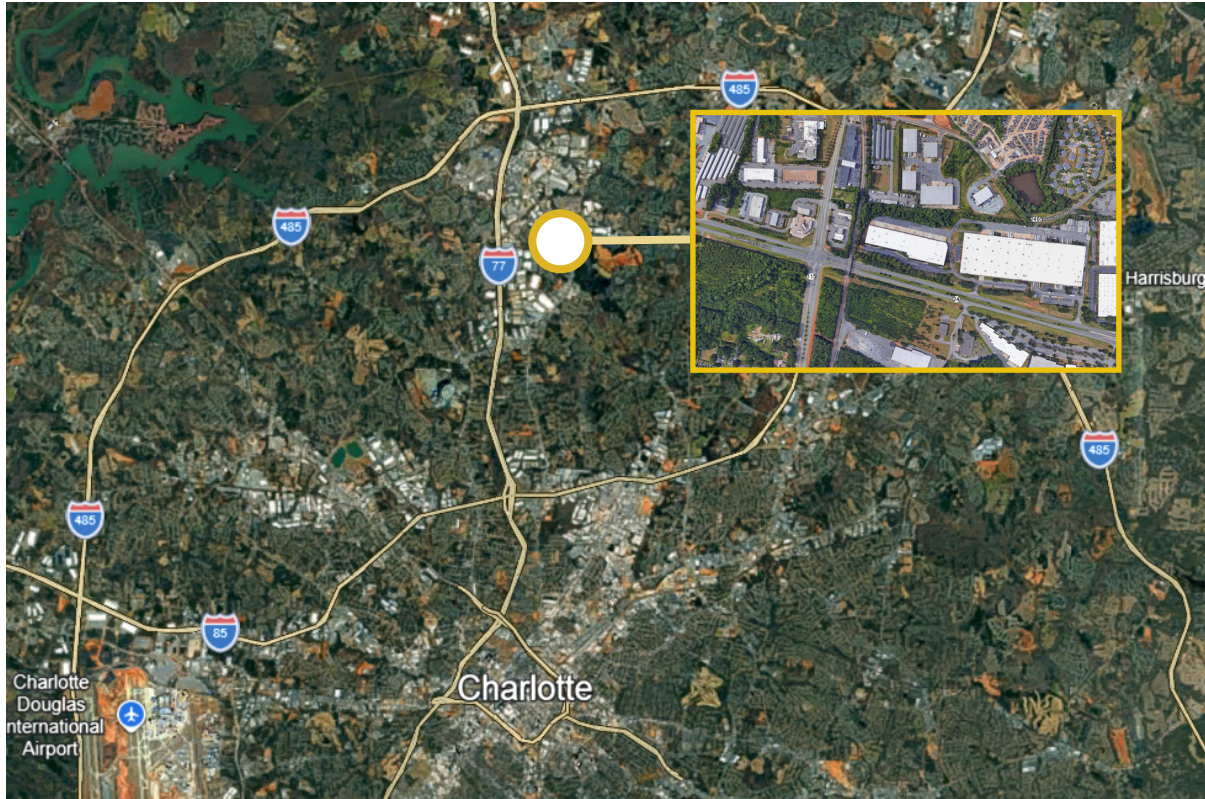
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PROPERTY FEATURES

Available Space	26,000 SF
Office Space	2,637 SF
Clear Height	24'
Sprinklers	ESFR
Loading	6 (8' x 10') DH 1 DI ramp 1 Delivery Dock High (2' 4")
Column Spacing	40' x 40'
Available	February 1, 2027
Rate	\$10.50/SF

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LOCATION HIGHLIGHTS

- ± 2 miles to I-77
- ± 3 miles to I-485
- ± 8 miles to Charlotte CBD
- ± 13 miles to Charlotte Douglas International Airport