

# 1110-1116 Morningside Drive

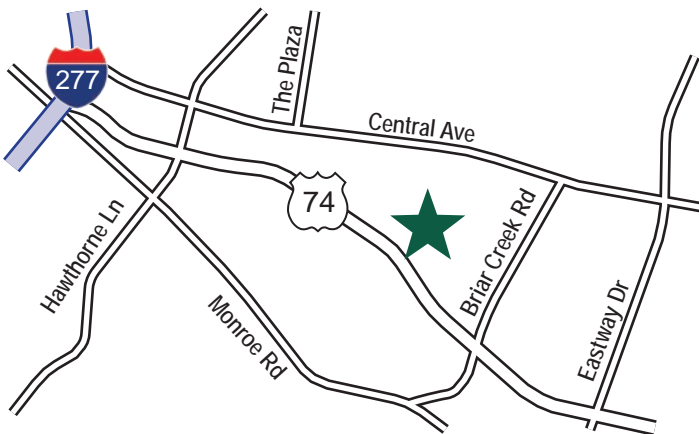
Charlotte, North Carolina

FOR LEASE



## +/- 11,056 SF: Retail/Office Space for Lease in Plaza Midwood

*Urban Infill Redevelopment With Great Location and Character*



**Chris Wannamaker**

704-373-1181

[cwannamaker@providencecommercial.com](mailto:cwannamaker@providencecommercial.com)

**Babak Emadi**

704-373-1101

[bemadi@providencecommercial.com](mailto:bemadi@providencecommercial.com)



**Providence Commercial**  
REAL ESTATE ADVISORS

## FEATURES

- Planned redevelopment of a three building property with approximately 15,390 total square feet
- Located in Plaza Midwood on future Briar Creek Greenway that has been funded
- Excellent parking ratio of 6.5/1,000 SF
- Exposure to Independence Blvd with 107,000 annual average daily traffic
- Zoned B-1

### Available for Lease

Building 1: +/-4,360 SF of Office

Building 2: +/-2,380 SF of Retail/Restaurant

Building 3: +/-4,196 SF of Retail/Restaurant

Every effort has been made to provide accurate and reliable information, but no liability is assumed for errors and omissions. It is your responsibility to conduct a careful investigation of the property to verify this information and determine to your satisfaction the suitability of the property to your needs.

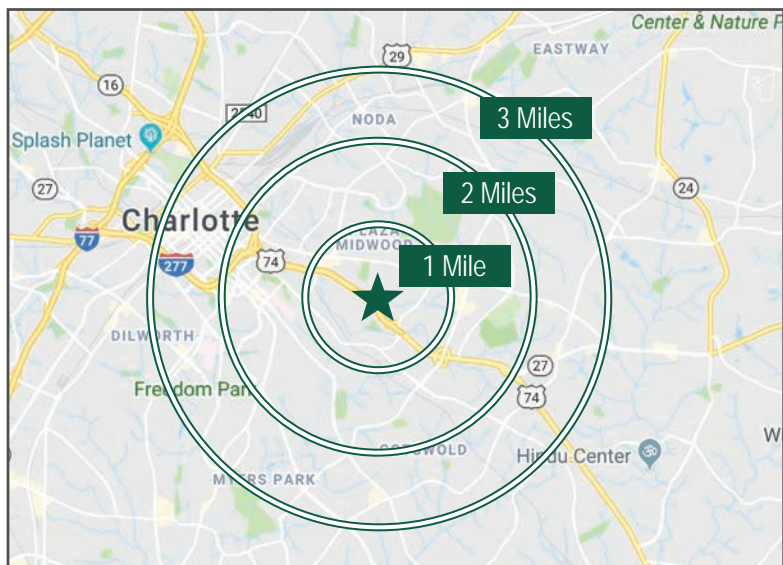
For more info, please visit our "Properties" page on: [ProvidenceCommercial.com](https://www.ProvidenceCommercial.com)



# 1110-1116 Morningside Drive

Charlotte, North Carolina

FOR LEASE



DEMOGRAPHICS			
	1 Mile	2 Miles	3 Miles
Population	16,031	120,799	337,371
Average HH Income	\$93,344	\$106,656	\$91,681
Median Age	34.50	34.70	34.70

For more info, please visit our "Properties" page on: [ProvidenceCommercial.com](https://www.providencecommercial.com)

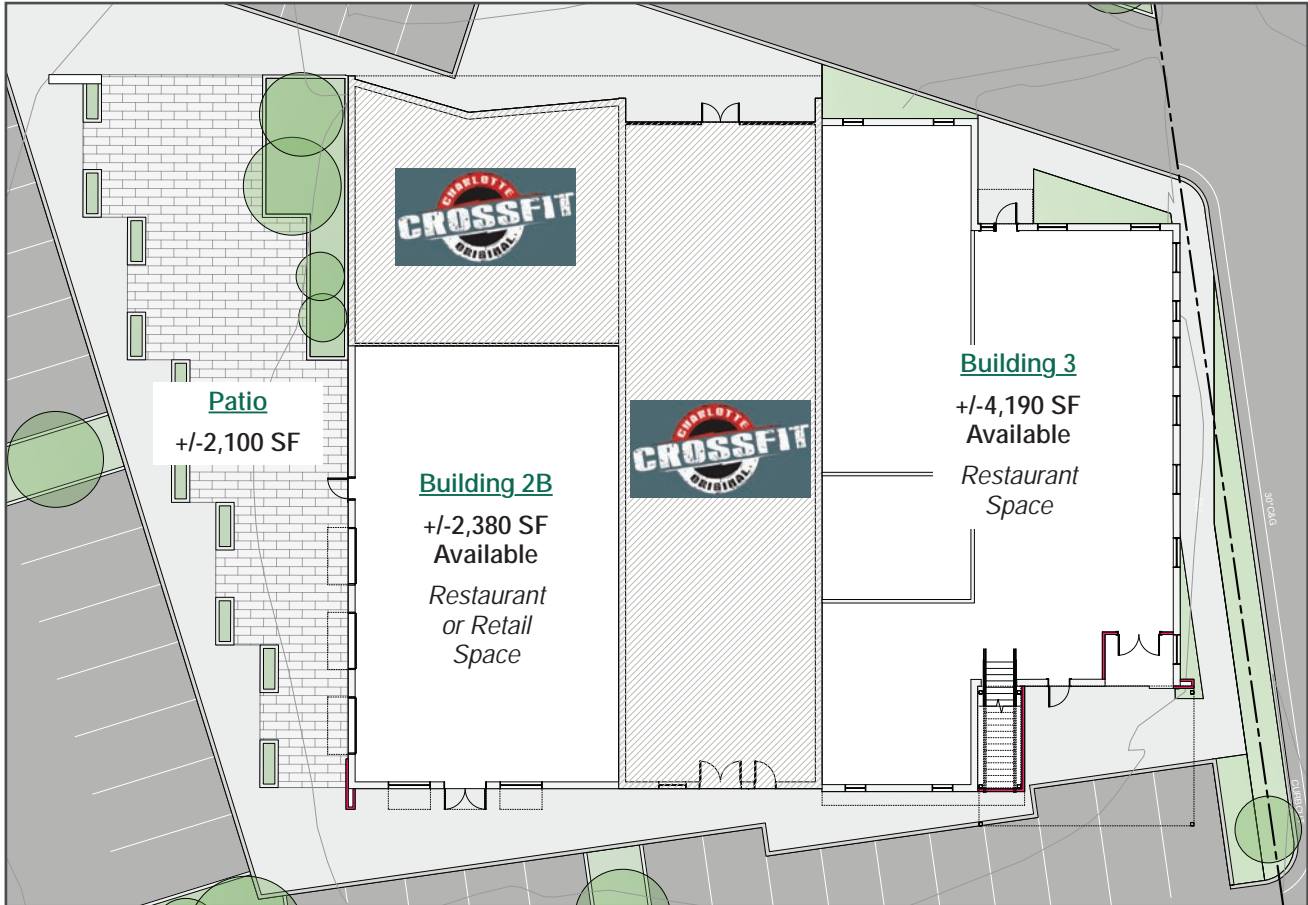


# 1110-1116 Morningside Drive

Charlotte, North Carolina

FOR LEASE

## LEASING PLAN (RETAIL BUILDINGS)



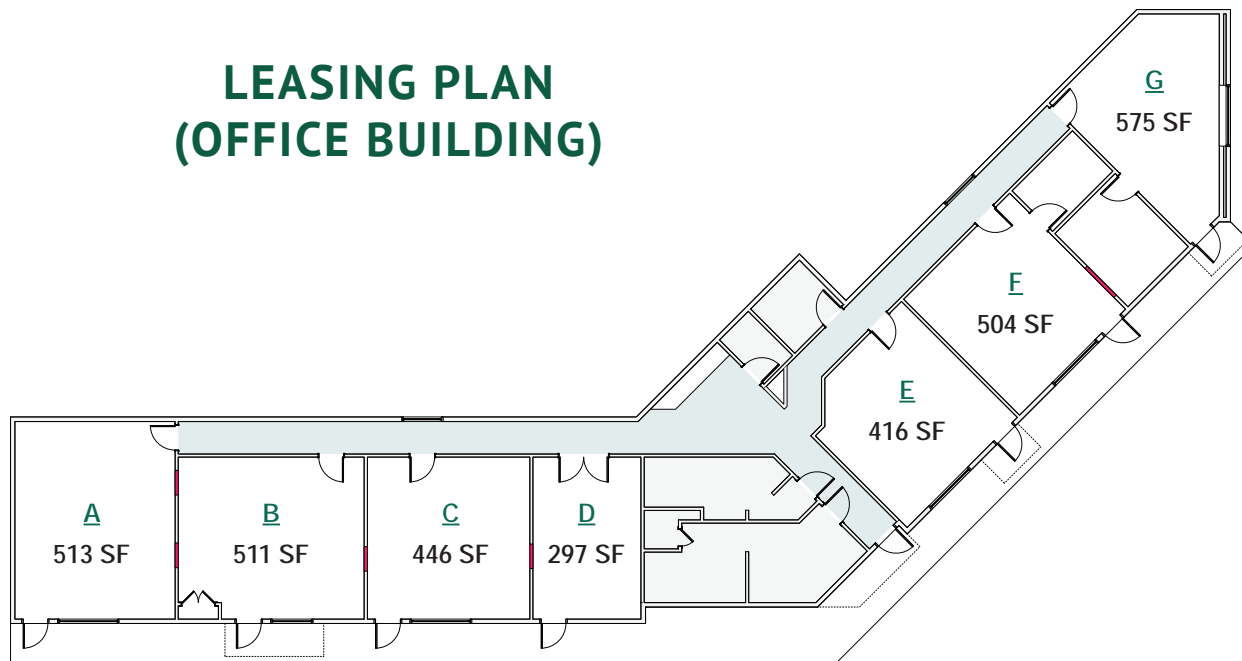
For more info, please visit our "Properties" page on: [ProvidenceCommercial.com](https://www.providencecommercial.com)

# 1110-1116 Morningside Drive

Charlotte, North Carolina

FOR LEASE

## LEASING PLAN (OFFICE BUILDING)



For more info, please visit our "Properties" page on: [ProvidenceCommercial.com](https://www.providencecommercial.com)



# 1110-1116 Morningside Drive

Charlotte, North Carolina

FOR LEASE

## AREA AERIAL



For more info, please visit our "Properties" page on: [ProvidenceCommercial.com](http://ProvidenceCommercial.com)