



## OFFICE PROPERTIES



[www.CharlotteOfficeSpace.com](http://www.CharlotteOfficeSpace.com)

### New Loft-Style Office Buildings for Lease, 152 and 158 Judson Avenue



### In Newly Developed Greenway Business Park, Rozzelles Ferry Road

- New 3000 sq. ft. loft style buildings with historic bow-truss design and high arched ceilings.
- Divisible to 1500 sq. ft. or can be connected for 6,000 sq. ft. (Two additional 3000 sq. ft. sites are also available)
- \$20.00 per sq. ft. NNN (Estimated expenses are \$6.00 per sq. ft).
- Located in the Greenway Business Park very close to Uptown Charlotte with all interstates access and walking distance to future LYNX Gold Line.
- Just minutes from Tucan Louie's, Savona Mill, Blue Blaze Brewery, Pinky's, Burger Company, Picante, Rhino Market, new Mattie's Diner and other nearby restaurants.
- Located on Stewart Creek Greenway.
- Abundant Parking.
- See site plan of the buildings next page.

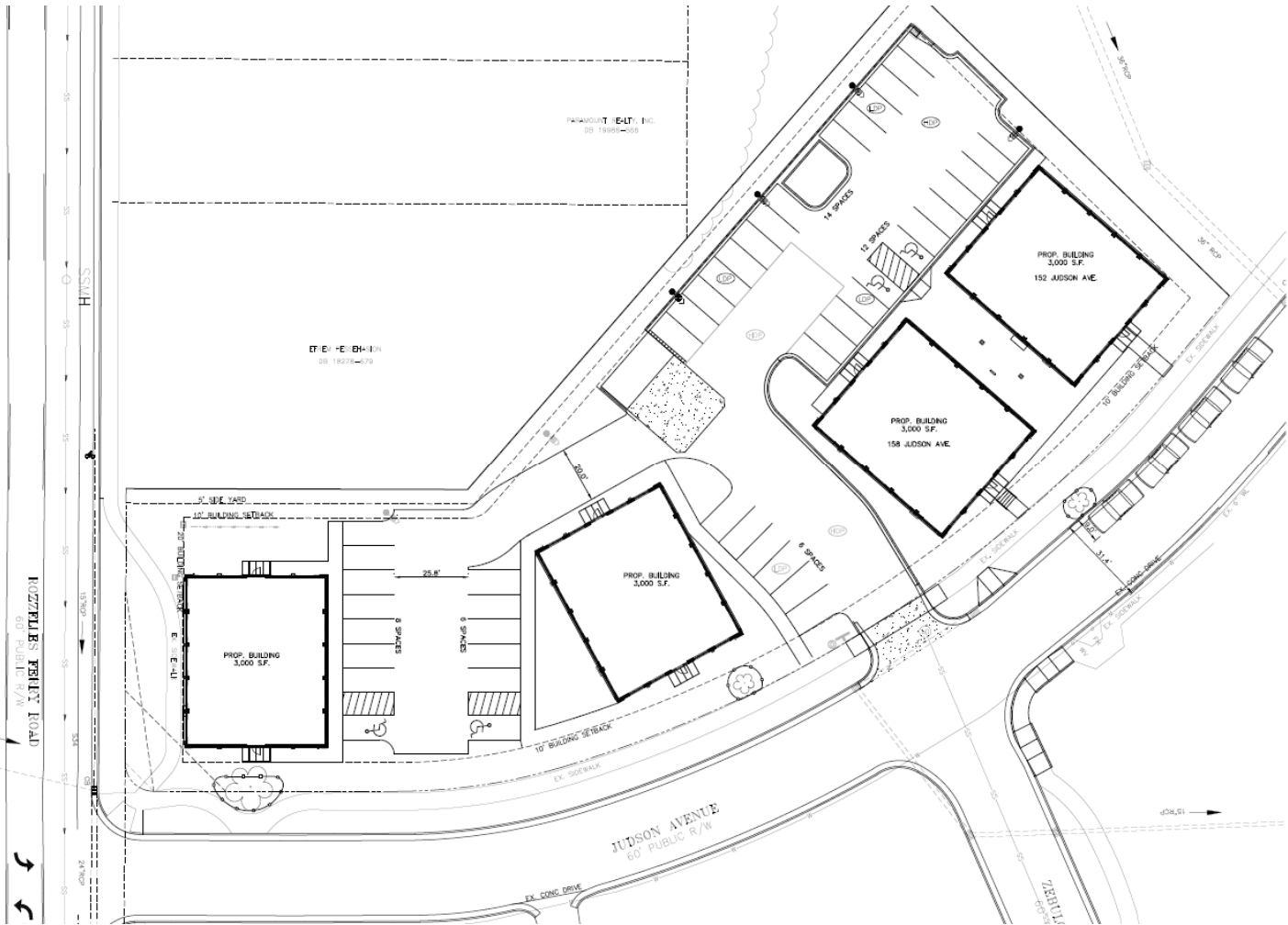
Data presented on this flyer is secured from reliable sources and while every effort is made to obtain accuracy, it is not guaranteed as errors and omissions may occur.

John Stipp – Office Properties

8508 Park Road #131, Charlotte, NC 28210

(704) 540-1260

[john@charlotteofficespace.com](mailto:john@charlotteofficespace.com)



This section fits the purple section in the overall site plan shown below for Greenway Business Center