



south end | business park

LOWER SOUTH END LOCATION WITHOUT THE LOWER SOUTH END PRICE.

South End Business Park features flex office space ranging from small suites to an entire building, all in the middle of the city's hottest development corridor and a quick walk from the light rail and most popular restaurants and retail in Charlotte.

SUITES RANGING FROM 1,980 SF – 37,361 SF
AVAILABLE FOR OCCUPANCY

Contact

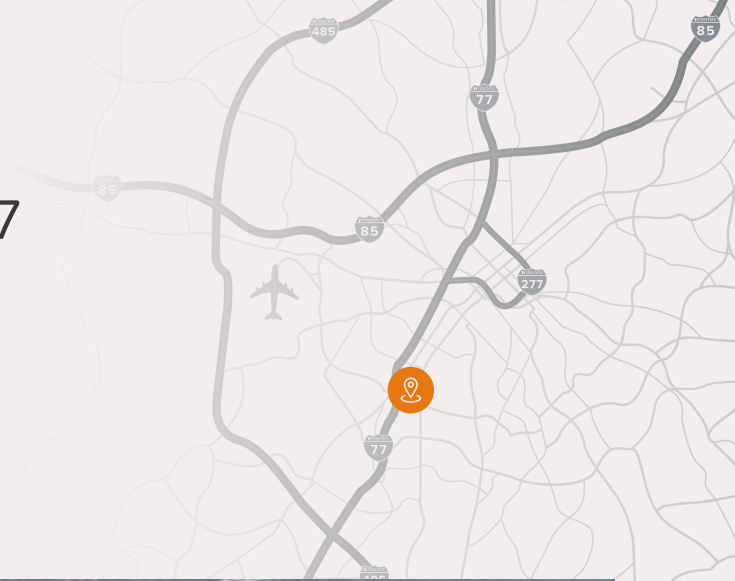
Bill Wood | 704.295.0445 | wpw@trinity-partners.com

TRINITY
PARTNERS

STOCKBRIDGE
CAPITAL GROUP

Located immediately off I-77 and **at the corner of Tryon Street and Clanton Road.**

It's an affordable option for work space with plenty of parking for employees and visitors.



Contact

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Site Plan



CLANTON ROAD

TRADE PARK COURT

AVAILABLE

S TRYON STREET

ST VARDELL LANE

Contact

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Availabilities

CLANTON ROAD

01 - 520 M CLANTON ROAD

7,669 SF total
Office Space- shell condition BTS
One drive-in door
12' clear height
Lease Rate: Call
Available immediately. End-cap unit with substantial glass with visibility on Clanton Road.

02 - 520 D CLANTON ROAD

8,044 SF total
±4,000 SF office space
One drive-in door
12' clear height
Lease Rate: Call
Available immediately. End-cap unit with substantial glass with visibility on Clanton Road. Completely renovated in 2019 and warehouse HVAC in place.

TRADE PARK COURT

01 - 3417 TRADE PARK COURT

37,361 SF Total
Possible drive-in door addition
12' clear height
Lease Rate: Call
Available immediately.

S TRYON STREET

01 - 3400 D S TRYON STREET

5,187 SF Total
100% Office Space
Lease Rate: Call
Available immediately. End-cap unit, second-floor space with substantial glass. New roof and HVAC units were installed late 2019.

ST. VARDELL LANE

01 - 3410 H St. Vardell Lane - SUITE H

12,828 SF total
6,500 SF of office space
One dock-high door
12' clear height
Lease Rate: Call
Can be combined with Suite R for 25,250 SF

02 - 3410 R ST. VARDELL LANE Available Immediately

12,422 SF total
3,980 SF office space
Three dock-high doors
12' clear height
Lease Rate: Call
End-cap unit with substantial glass
Completely renovated in 2019
New LED warehouse lighting

03 - 3420 A ST. VARDELL LANE

9,156 SF Total
Office Space- Shell Condition BTS
One dock-high door
12' clear height
Lease Rate: Call
Available immediately. End-cap unit with substantial glass, new LED warehouse lighting in place.
Potential for additional loading docks.

04 - 3420-K A ST. VARDELL LANE

±4,969 SF Total
±1,017 sf office
2 dock high doors
Lease Rate: Call
Available 1/01/21

05 - 3421 A ST. VARDELL LANE

4,795 SF Total
±1,500 sf office
One drive-in door
12' clear height
Available 2/01/21

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