



8801 E WT Harris Boulevard, Charlotte, NC 28227



OFFERING SUMMARY

SALE PRICE:	\$3,200,000
LOT SIZE:	+/- 8.88 Acres
ZONING:	B-1 SCD, O-1

PROPERTY OVERVIEW

Opportunity to purchase over 8 acres on heavily traveled E WT Harris Blvd., making it ideal for mixed-use development and/or affordable housing.

East Charlotte has steady rent growth, averaging roughly 2.2% in the past twelve months.

PROPERTY HIGHLIGHTS

- Two parcels - one vacant land parcel and one parcel with a retail building that is approx. 34,400 s.f.
- The retail building has two spaces available for lease:
- Lease space #1 - 8801 - 27,400 s.f.
- Lease space #2 - 8805 - 7,000 s.f.
- Great visibility with traffic counts of 32,000 VPD

KW COMMERCIAL
3430 Toringdon Way,
Suite 200
Charlotte, NC 28277

MATTHEW HAGLER
Broker
O: 704.408.8867
mhagler@kwcommercial.com
NC #206869 - SC #12321

SCOTT GREENE
Broker
O: 704.577.7344
scottgreene@kw.com

SCOTT STEVENS
Broker
O: 704.887.6600
C: 704.400.5040
scottstevens@kw.com

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

Each Office Independently Owned and Operated kwcommercial.com

RETAIL/LAND FOR SALE



8801 E WT Harris Boulevard, Charlotte, NC 28227



KW COMMERCIAL
3430 Toringdon Way,
Suite 200
Charlotte, NC 28277

MATTHEW HAGLER
Broker
O: 704.408.8867
mhagler@kwcommercial.com
NC #206869 - SC #12321

SCOTT GREENE
Broker
O: 704.577.7344
scottgreene@kw.com

SCOTT STEVENS
Broker
O: 704.887.6600
C: 704.400.5040
scottstevens@kw.com

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

Each Office Independently Owned and Operated kwcommercial.com

RETAIL/LAND FOR SALE



8801 E WT Harris Boulevard, Charlotte, NC 28227



KW COMMERCIAL
3430 Toringdon Way,
Suite 200
Charlotte, NC 28227

MATTHEW HAGLER
Broker
O: 704.408.8867
mhagler@kwcommercial.com
NC #206869 - SC #12321

SCOTT GREENE
Broker
O: 704.577.7344
scottgreene@kw.com

SCOTT STEVENS
Broker
O: 704.887.6600
C: 704.400.5040
scottstevens@kw.com

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

Each Office Independently Owned and Operated kwcommercial.com



- 1. ...
- 2. ...
- 3. ...
- 4. ...
- 5. ...
- 6. ...
- 7. ...
- 8. ...
- 9. ...
- 10. ...
- 11. ...
- 12. ...
- 13. ...
- 14. ...
- 15. ...
- 16. ...
- 17. ...
- 18. ...
- 19. ...
- 20. ...
- 21. ...
- 22. ...
- 23. ...
- 24. ...
- 25. ...
- 26. ...
- 27. ...
- 28. ...
- 29. ...
- 30. ...
- 31. ...
- 32. ...
- 33. ...
- 34. ...
- 35. ...
- 36. ...
- 37. ...
- 38. ...
- 39. ...
- 40. ...
- 41. ...
- 42. ...
- 43. ...
- 44. ...
- 45. ...
- 46. ...
- 47. ...
- 48. ...
- 49. ...
- 50. ...
- 51. ...
- 52. ...
- 53. ...
- 54. ...
- 55. ...
- 56. ...
- 57. ...
- 58. ...
- 59. ...
- 60. ...
- 61. ...
- 62. ...
- 63. ...
- 64. ...
- 65. ...
- 66. ...
- 67. ...
- 68. ...
- 69. ...
- 70. ...
- 71. ...
- 72. ...
- 73. ...
- 74. ...
- 75. ...
- 76. ...
- 77. ...
- 78. ...
- 79. ...
- 80. ...
- 81. ...
- 82. ...
- 83. ...
- 84. ...
- 85. ...
- 86. ...
- 87. ...
- 88. ...
- 89. ...
- 90. ...
- 91. ...
- 92. ...
- 93. ...
- 94. ...
- 95. ...
- 96. ...
- 97. ...
- 98. ...
- 99. ...
- 100. ...