

500 WEST TRADE

FOR LEASE **Ground Floor Retail**

500 West Trade Street
Charlotte, NC 28202



THE PROVIDENCE GROUP
EXCELLENCE IN RETAIL REAL ESTATE



NORTHWOOD RAVIN

500wtrade.com



A NEW LEVEL OF RETAIL

500 West Trade is a mixed-use community located in the historic Fourth Ward neighborhood of Uptown Charlotte. The development consists of a 7-story mid-rise tower and a 15-story high-rise tower totaling 354 luxury apartment units, and 8,600 square feet of retail space.

The property is well positioned in a diverse section of Uptown that benefits from its convenience to urban amenities, a dense office market and a vibrant mix of arts and culture.



PROJECT FEATURES



A 7-story mid-rise and a 15-story high-rise tower totaling 354 apartment units.



9,000 SF of ground floor retail and a 3,600 square foot retail courtyard fronting Trade Street.



74 public spaces in the ground floor parking deck



Direct access to the planned intermodal transit station, Gateway Station

CHARLOTTE CENTER CITY

An established location with powerful innovation and dynamic growth

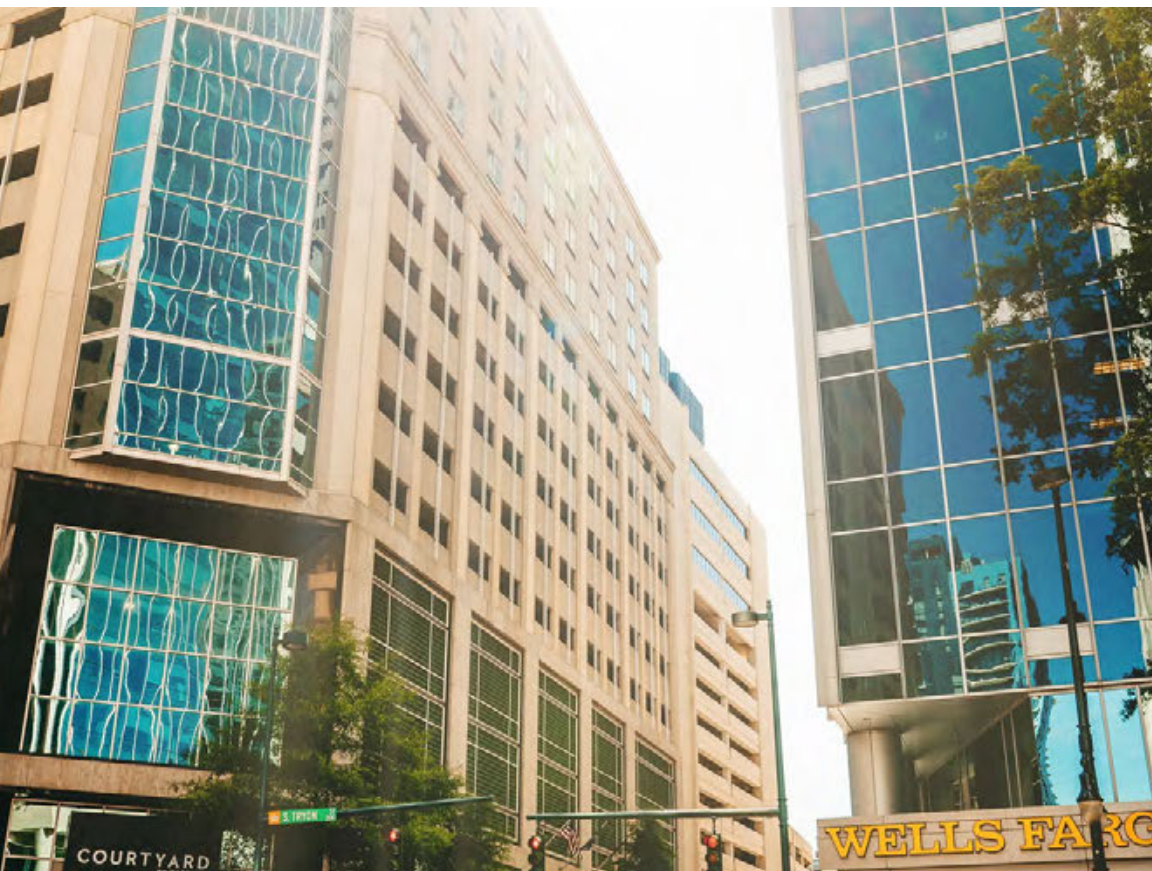
Charlotte Uptown is a vibrant urban center in the heart of the fourth fastest growing city in the nation. The neighborhood blends traditional industry with innovation and creativity making the area competitive on a national level for jobs, investment and talent.



At the heart of the region's transit hub

Charlotte's focus on mobility and connectivity is evident through Center City featuring Charlotte's Light Rail linking the south side of street car and the largest urban bike sharing system in the southeast.

Charlotte Douglas International Airport, the world's sixth-busiest airport, is located only 5 miles from Uptown.



FORTUNE 500 COMPANIES HEADQUARTERED IN UPTOWN



100K+ Office Workers
\$25.5M SF of Office Inventory
21,800 Residents
More than 200 Restaurants



EXCEPTIONAL UPTOWN LOCATION

Uptown Charlotte is a vibrant and diverse urban area, easily walkable with plentiful diverse amenities. Within walking distance of 500 West Trade is Truist Field Park where the Charlotte Knights play as well as Bank of America Stadium, where the Carolina Panthers and Charlotte MLS team play.

Other cultural attractions within one mile of 500 West Trade Steet include The Bechtler Museum of Modern Art, The Mint Museum and the Harvey Gantt Center for African American Arts & Culture.



500 West Trade benefits from access to ample public transportation, including direct access to the planned intermodal transit station, Gateway Station. The 12-acre site will be located across the street from the project offering bus service, the Amtrak Rail Line, ride sharing and taxi services. Additionally, the CityLYNX Gold Line will have a station at the future Charlotte Gateway District and Multimodal Station. The Gold Line is a 10-mile (37 stop) streetcar system that will connect all current and future rapid transit lines.



Just west of the site is Bank of America's mixed-use complex, Gateway Village, which includes 500 residential units, a public park, shops, restaurants and one million square feet of office space. Gateway Village is proximate to Johnson & Wales, a liberal arts college of 1,400 students with a nationally renowned culinary arts program.



500 WEST TRADE

DEMOGRAPHICS (2022)	1 MILE	3 MILE	5 MILE
POPULATION	24,714	122,046	263,494
AVERAGE HH INCOME	\$136,815	\$102,522	\$94,475
MEDIAN HH INCOME	\$83,877	\$76,709	\$71,504
BUSINESS ESTABLISHMENTS	3,225	12,681	20,654
DAYTIME EMPLOYMENT	53,377	144,071	232,069

West Trade St 12,000 VPD

North Graham St 17,500 VPD

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- A detailed map of downtown Charlotte, North Carolina, highlighting various development sites and landmarks. The map features a grid of streets including 1st through 5th Streets, N Graham Street, S Poplar Street, Church Street, S Tryon Street, College Street, S Brevard Street, and S Caldwell Street. Key landmarks include Johnson & Wales University (1,400 students), Spectrum Arena, Transportation Center, Truist Field (home of the Carolina Panthers), Romare Bearden Park, and the NASCAR Hall of Fame. The map also shows the CityLynx Gold Line (Phase II) and Lynx Blue Line transit routes. Numbered sites (01-30) are color-coded: yellow (01), red (02, 03, 04, 27), purple (18, 19, 20, 21, 22), green (26), orange (11), and blue (28). A compass rose is located in the top left corner.
01. Future Multimodal Station Location
02. Circa Uptown Apartments (243 units)
03. The Vue Apartments (400 units)
04. City View Towers (554 units)
05. The Mint Apartments (177 units)
06. Fifth & Poplar Condos (300 units)
07. Noval Co-working Uptown
08. Ascent Uptown (300 units)
09. Element Uptown (352 units)
10. Cataylst Charlotte (462 units)
11. Legacy Union (3 towers)
33 Floors (841,000 SF); 23 Floors (330,000 SF); 18 Floors (358,000 SF)
12. Duke Energy Center (1,300,000 SF office (8,600 employees)
13. Mint Museum
14. Bechtler Modern Art
15. 300 S Tryon (689,000 SF)
16. 230 South Tryon Apartments (107 units)
17. Fifth Third Center (692,000 SF office)
18. Bank of America Corporate Center (1,144,000 SF office)
19. Overstreet Mall
20. One Wells Fargo (1,000,000 SF office)
21. Two Wells Fargo (789,000 SF office)
22. Three Wells Fargo (930,000 SF office)
23. Harvey B. Gantt Center for African American Arts & Culture
24. Ally Charlotte Center (742,000 SF office tower, 30,000 SF of retail and JW Marriott Hotel (381 Rooms)
25. The Regions Building (370,000 SF office tower)
26. The Westin Hotel (700 rooms)
27. Novel Stonewall Station (460 apartments; Whole Foods; 22,000 SF retail; Home 2 Suites; EVEN Hotels)
28. Uptown 550 (421 apartments; 11,000 SF office; 4,400 SF retail)
29. Epicentre
30. Truist Tower (965,000 SF office)



Johnson & Wales University Charlotte
1,400 Students

CityLynx Gold Line (Phase II)

Future Multi-Modal Gateway Station (Multi-Modal Hub)

SITE

CVS
DUNKIN' DONUTS

Harris Teeter
Your Neighborhood Food Market

FOURTH WARD



THIRD WARD

City View Towers (554 units)

Circa Uptown Apartments (243 units)

CHARLOTTE KNIGHTS

Residence Inn Marriott

MORTON'S THE STEAKHOUSE

GRAND BOHEMIAN HOTEL CHARLOTTE

Charlotte Marriott City Center

BASIL

THE CAPITAL GRILL

THE DUNHILL HOTEL

DISCOVERY PLACE SCIENCE

Showmarts Qdoba SUBWAY Starbucks

TRUIST

Bank of America

IMAGINON THE JOE & JOAN MARTIN CENTER

9th Street Station

Holiday Inn

WAKE FOREST UNIVERSITY

7th Street Station

SPRINGHILL SUITES Marriott

THE RITZ-CARLTON

ROOSTER'S

Epicentre FIVE GUYS FIREHOUSE SUBS Jason's deli Cafe

RUTH'S CHRIS STEAK HOUSE

M&S MCCORMICK & SCHMICKS

Kimpton Tryon Park Hotel

mellow MUSHROOM

Romare Bearden Park

REID'S

RHINO MARKET & DELI

MIMOSA GRILL

Hilton HOTELS & RESORTS

Charlotte Transit Center

CHARLOTTE HORNETS

HYATT house



LEGACY UNION

ally

CHARLOTTE CONVENTION CENTER

Convention Center VASCAR HALL OF FAME

DUKE ENERGY

ATS CHARLOTTE AREA TRANSIT SYSTEM

SHARRITTS

S Church St

Hill St

Stonewall St

College St

Martin Luther King Jr Blvd

Lynx Blue Line

CityLynx Gold Line

Brevard St

Caldwell St

11th St

9th St

5th St

5th St

Poplar St

W Trade St

Graham St

Martin Luther King Jr Blvd

Hill St

Carson Bl

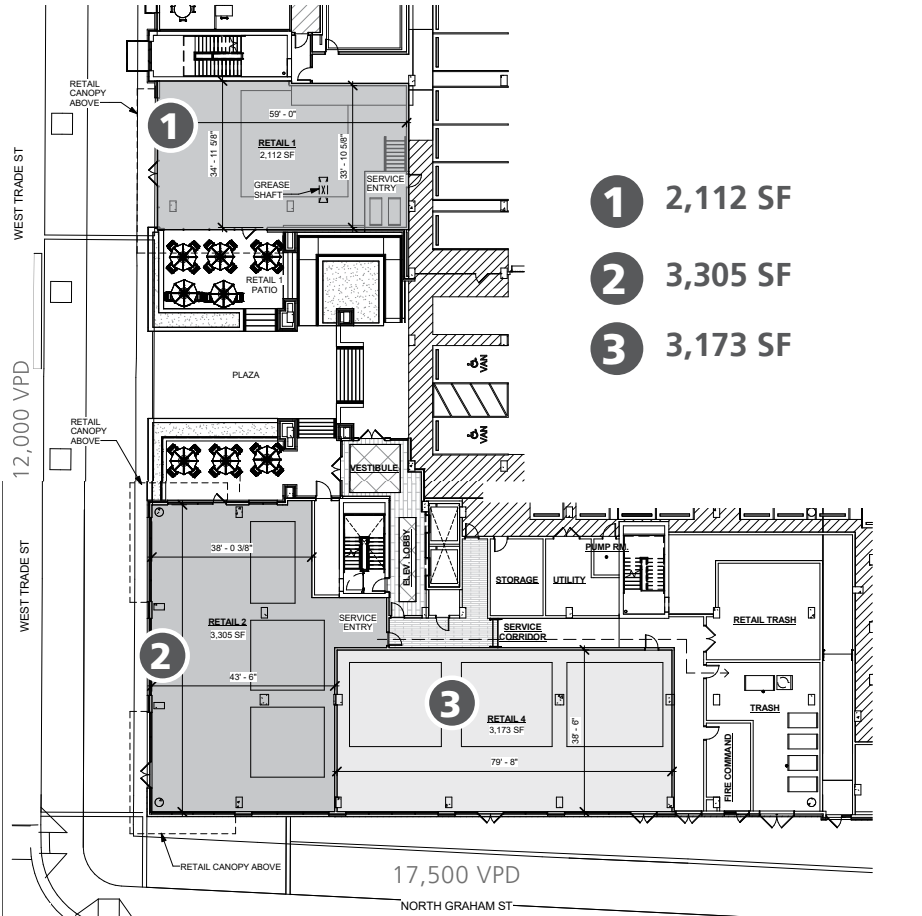
COMMUNITY HIGHLIGHTS

- A Northwood Ravin signature community
- 354 luxury apartments consisting of a 7-story mid-rise and 15-story high-rise towers
- Deck parking (74 public spaces)
- Direct access to future Charlotte Gateway District & Multimodal Station



THE RETAIL EXPERIENCE

500 West Trade will include contemporary & modern retail and restaurant offerings on the ground level of the property. The retail spaces and the courtyard facing Trade Street will offer an inviting dynamic atmosphere for residents and customers to enjoy.



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NORTHWOOD RAVIN



CLICK FOR VIDEO TOUR

Lauren Faulkenberry

704.975.9540

lfaulkenberry@providencegroup.com

300 West Summit Ave | Suite 250 | Charlotte, North Carolina 28203

www.PROVIDENCEGROUP.COM

Melissa McDonald

704.655.4593

mmcdonald@providencegroup.com

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