500 WEST TRADE

±3,305 SF Now Available

500 West Trade Street
Charlotte, NC 28202



FOR LEASE

Ground Floor Retail

LEASING OVERVIEW

AVAILABLE SPACE: ±3,305 SF

LEASE RATE: PLEASE CALL

PROPERTY HIGHLIGHTS

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

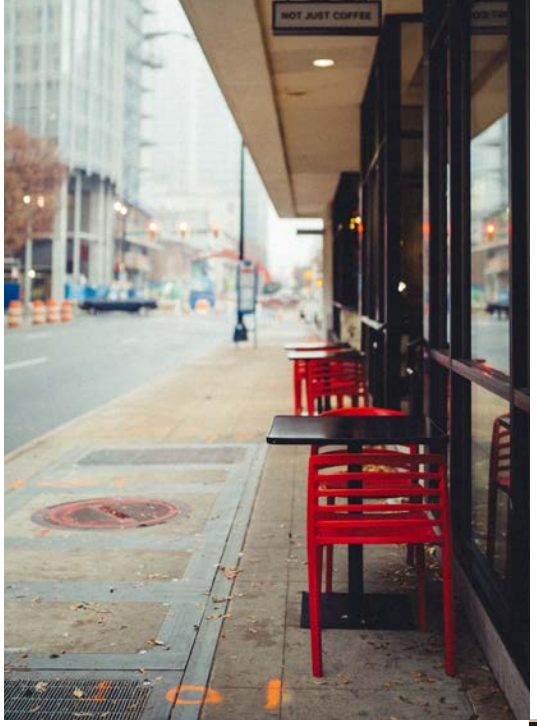
THE PROVIDENCE GROUP
EXCELLENCE IN RETAIL REAL ESTATE

XTEAM
RETAIL ADVISORS

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

Bank of America

DUKE ENERGY

TRUIST

Honeywell

100K+ Office Workers

25.5M SF of Office Inventory

21,800 Residents

More than 200 Restaurants

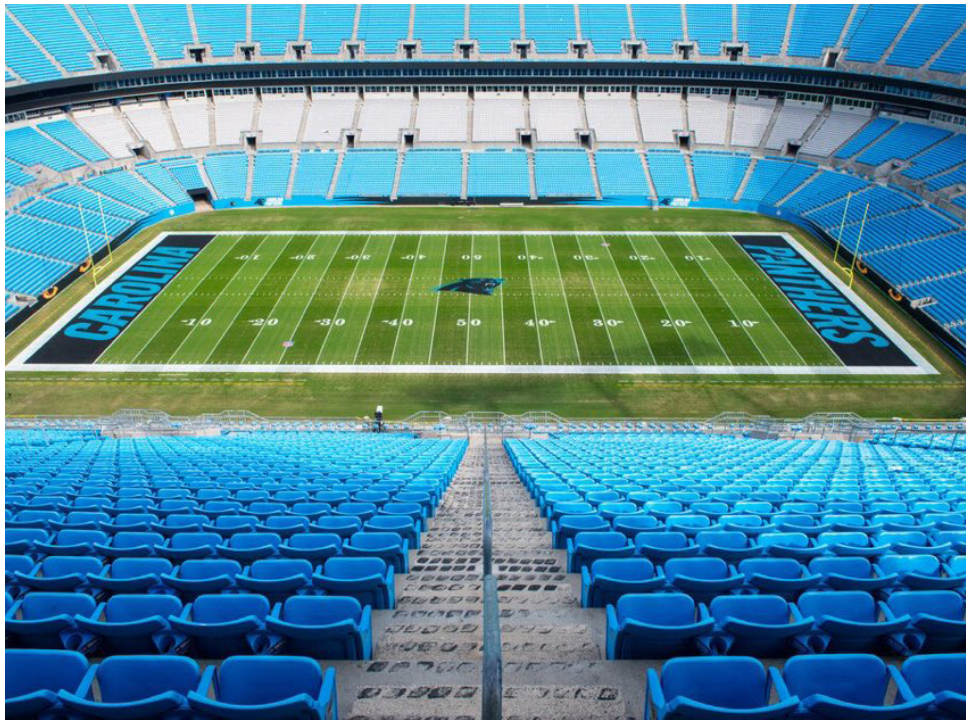


LOCATION | LOCATION, LOCATION

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.

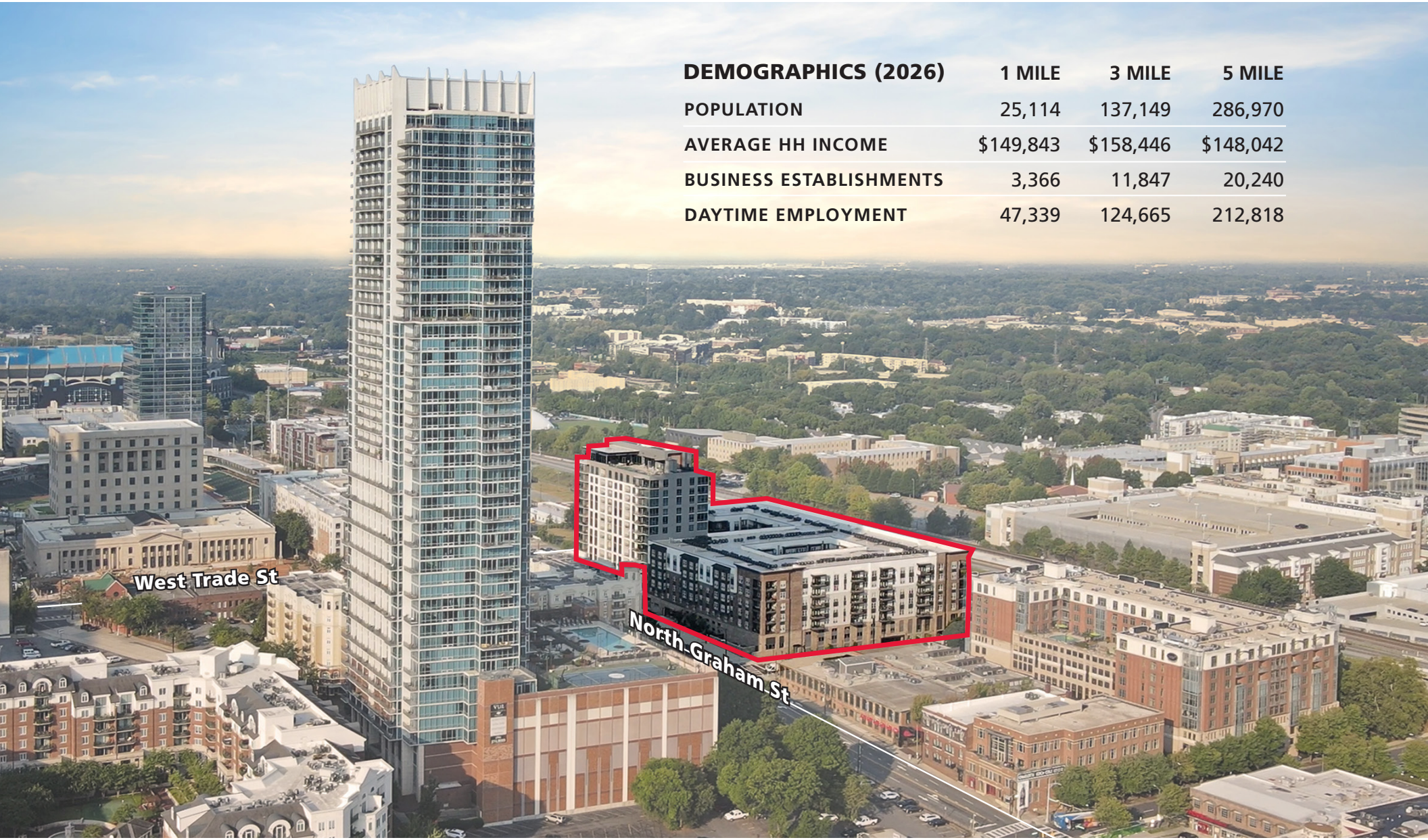
Just west of the site is Bank of America's mixed-use complex, Gateway Village, which includes 500 residential units, a public park, shops, restaurants and one million square feet of office space. Gateway Village is proximate to Johnson & Wales, a liberal arts college of 1,400 students with a nationally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





DEMOGRAPHICS | CONSUMER SNAPSHOT

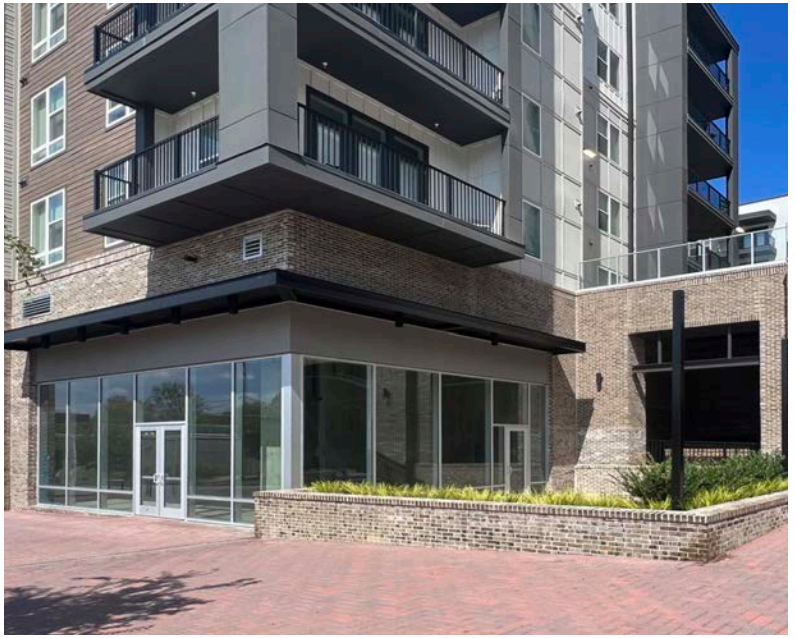
DEMOGRAPHICS (2026)	1 MILE	3 MILE	5 MILE
POPULATION	25,114	137,149	286,970
AVERAGE HH INCOME	$149,843	$158,446	$148,042
BUSINESS ESTABLISHMENTS	3,366	11,847	20,240
DAYTIME EMPLOYMENT	47,339	124,665	212,818

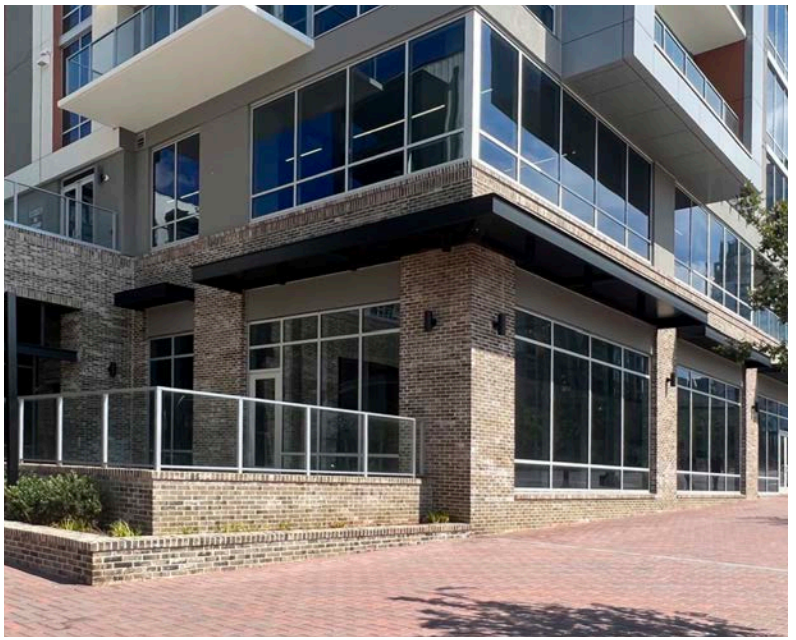


AVAILABLE SPACE | ±3,305 SF



Rendering of the remaining 3,305 SF corner unit





SITE PLAN | CORNER UNIT AVAILABLE

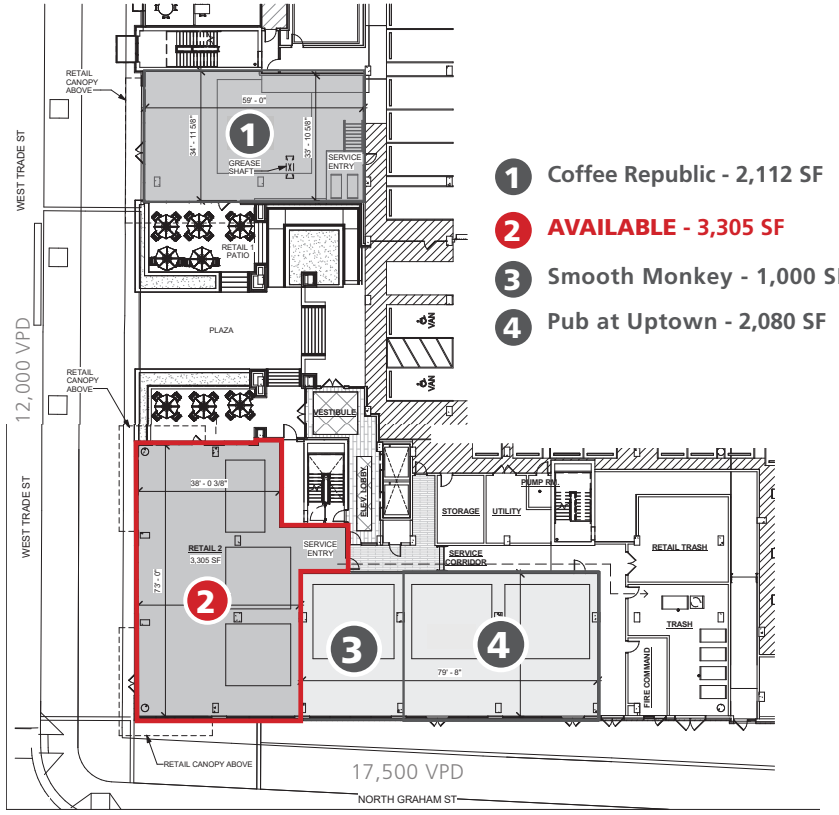
COMMUNITY HIGHLIGHTS

- 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

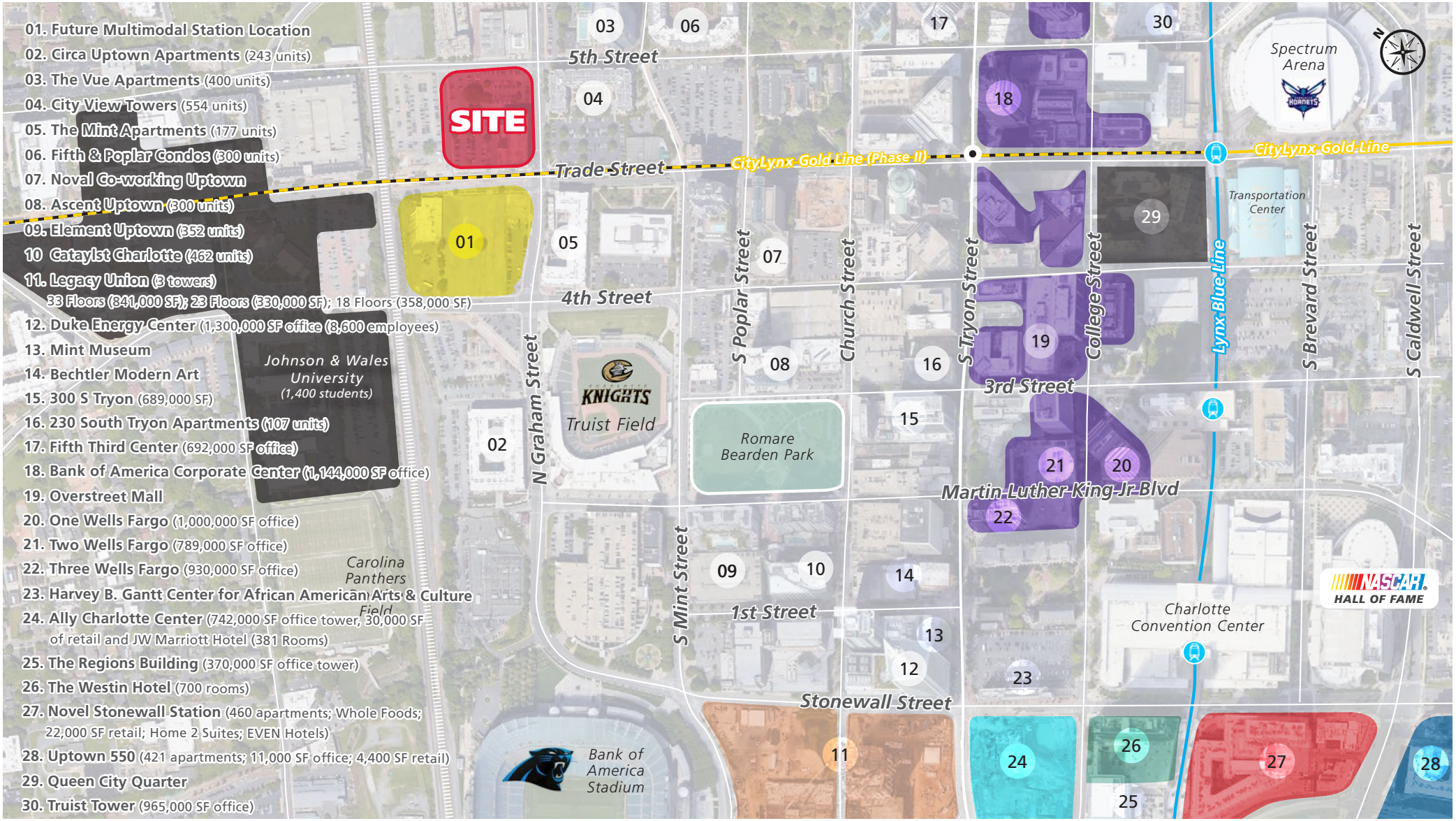
500 West Trade will include contemporary & modern retail and restaurant offerings on the ground level of the property. The retail spaces and the courtyard facing Trade Street will offer an inviting dynamic atmosphere for residents and customers to enjoy.



CLOSE AERIAL | ACCESS TO THE SITE



SURROUNDING AREA | MEDIUM AERIAL



BUSY CORRIDOR | HIGH AERIAL



500 WEST TRADE

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