

±1.26 ACRE OUTPARCEL AVAILABLE

SARDIS RD & KREFELD DR | CHARLOTTE, NC | 28227



CLICK FOR VIDEO

CONTACT

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AVAILABLE
FOR SALE OR SALE

PROUD PARTNER
XTEAM
RETAIL ADVISORS



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PROPERTY / LEASE INFORMATION

ASKING RATE:Please call

NNN's:Please call

PROPERTY / LEASING INFORMATION

- Outparcel at fully signalized light
- Easy access to Highway 74 and Matthews
- First traffic light after Independence Blvd
- ±1.26 acre outparcel with excellent parking
- 21,000 VPD on Sardis Road North & 57,500 VPD on Hwy 74

2024

DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
POPULATION	6,578	71,515	204,210
AVERAGE HH INCOME	\$87,623	\$115,662	\$136,725
MEDIAN HH INCOME	\$75,839	\$91,920	\$100,023
BUSINESS ESTABLISHMENTS	829	3,823	9,888
DAYTIME EMPLOYMENT	6,493	27,249	63,383

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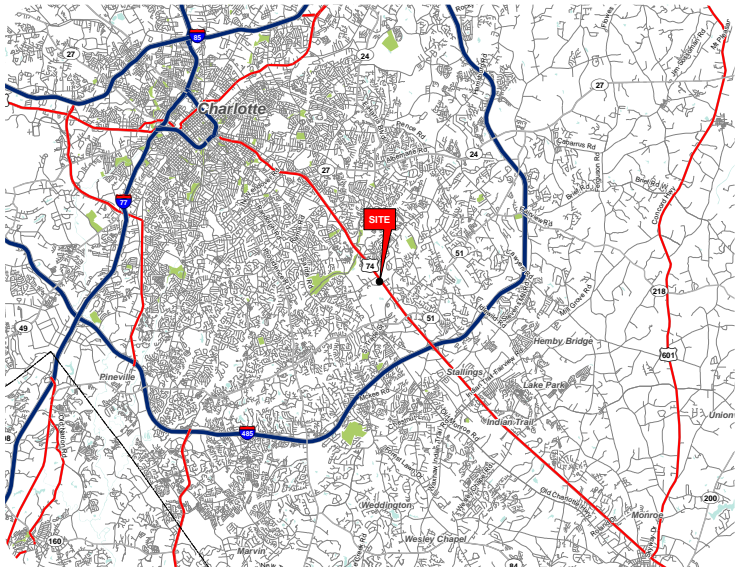
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Windsor Square S/C

RI/RO

RI/RO

Fly Over

SITE

