

# STEELE CREEK RETAIL SPACE AVAILABLE

14154 STEELE CREEK RD # 250 | CHARLOTTE, NC 28273



**CONTACT**

Eric Howell | 704.644.4584  
ehowell@providencegroup.com



STEELE CREEK RETAIL SPACE AVAILABLE

14154 STEELE CREEK RD # 250 | CHARLOTTE, NC 28273

PROPERTY / LEASING OVERVIEW

- ±1,197 - ±2,469 SF Available
- Call for Lease Rate
- Call for NNN Rate

PROPERTY HIGHLIGHTS

- Highly desirable location at the corner of South Tryon Street (Highway 49) and Steele Creek Road (Highway 160)
- 9,838 square foot retail center with easy access to a signalized intersection on Steele Creek Road (Hwy 160) and a signalized intersection of South Tryon St
- Employers within walking distance - Atrium Health Steele Creek Emergency, Fresenius Kidney Care, Charlotte Radiology Steele Creek.
- 3,000+ apartments within 1/2 mile
- Nearby retailers include: Super Target, Harris Teeter, Publix, Sprouts Farmer’s Market, The Home Depot, Best Buy, Petsmart, Marshalls, HomeGoods, TJ Maxx, Five Below, Starbucks, Chick-Fil-A, etc.

POPERTY HIGHLIGHTS

31,500 VPD on S Tryon St; 15,500 VPD on Steele Creek Rd

DEMOGRAPHICS (2023)

	1 MILE	3 MILE	5 MILE
POPULATION	13,083	49,788	123,886
AVERAGE HH INCOME	\$101,628	\$128,717	\$133,486
MEDIAN HH INCOME	\$86,850	\$105,497	\$108,313
BUSINESS ESTABLISHMENTS	480	2,041	6,025
DAYTIME EMPLOYMENT	2,441	21,357	67,703



© 2023 The Providence Group. All rights reserved. The information above has been obtained by sources deemed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty, or representation of it. It is your responsibility to independently confirm its accuracy and completeness. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs.



# STEELE CREEK RETAIL SPACE AVAILABLE

14154 STEELE CREEK RD # 250 | CHARLOTTE, NC 28273



**CONTACT**

© 2023 The Providence Group. All rights reserved. The information above has been obtained by sources deemed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty, or representation of it. It is your responsibility to independently confirm its accuracy and completeness. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs.

Eric Howell | 704.644.4584  
ehowell@providencegroup.com





© 2023 The Providence Group. All rights reserved. The information above has been obtained by sources deemed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty, or representation of it. It is your responsibility to independently confirm its accuracy and completeness. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs.

**CONTACT**  
Eric Howell | 704.644.4584  
ehowell@providencegroup.com