



2ND GEN RESTAURANT FOR LEASE

1514 EAST BLVD
CHARLOTTE, NC | 28203

±3,546 SF & Patios
Prime Location

CALL FOR DETAILS

Malcolm McLean

704.644.4588

mmclean@providencegroup.com



PARTNER **XTEAM**



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LEASING INFORMATION

- ±3,546 SF Available
- Patio on grade and roof top total approximately 1,500 SF
- Utilities - NNN (pro-rated with adjacent user)
- Please call for rates

PROPERTY HIGHLIGHTS

- Located in desirable Dilworth neighborhood
- Excellent Visibility
- Walkable neighborhood
- Full access onto East Blvd
- 32 parking spaces + handicap
- Close proximity to Atrium Health Carolinas Medical Center

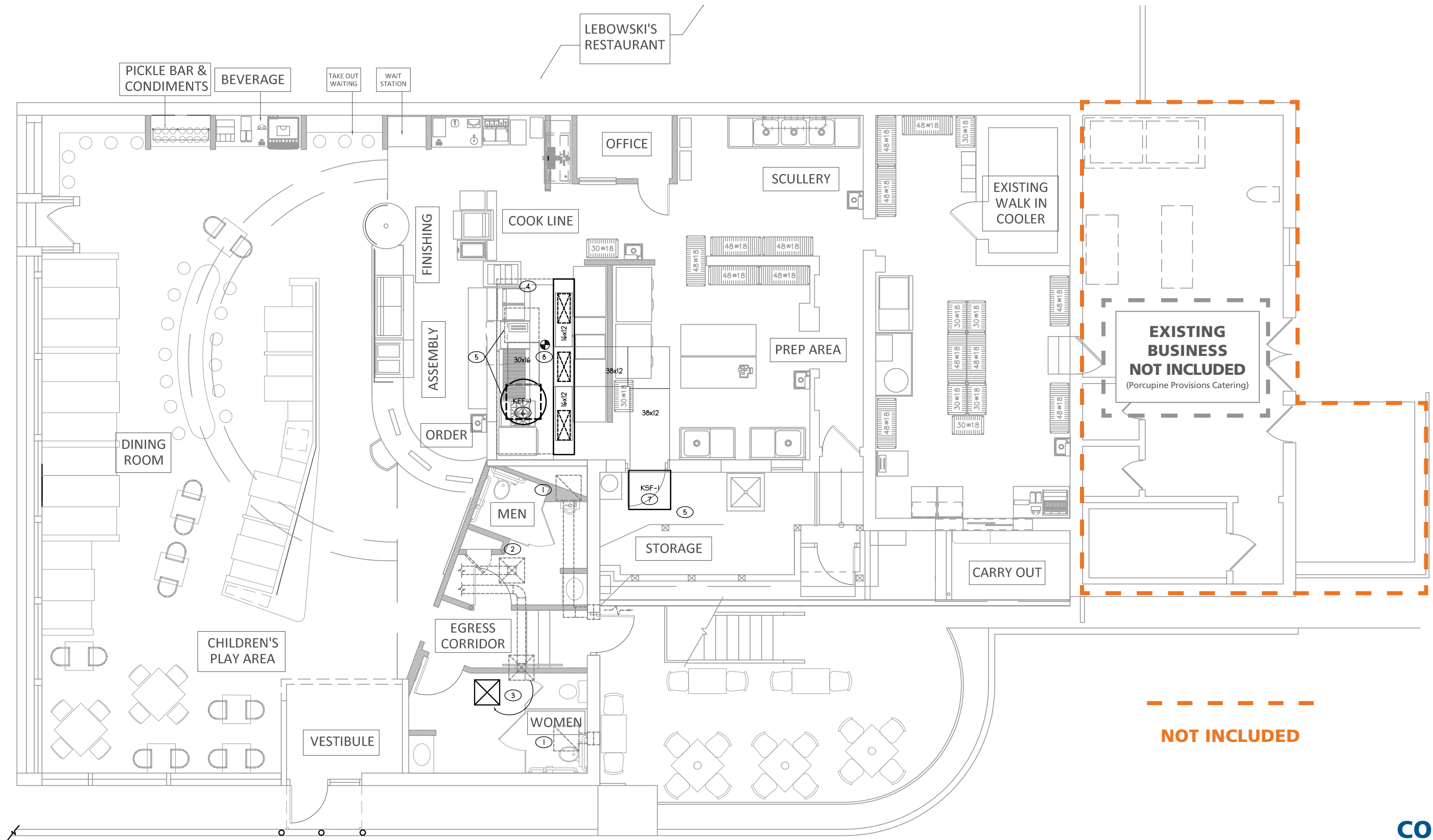


DEMOGRAPHICS (2024)

	1 MILE	3 MILE	5 MILE
POPULATION	15,161	135,880	293,717
AVERAGE HH INCOME	\$266,047	\$173,319	\$148,431
MEDIAN HH INCOME	\$151,768	\$111,686	\$99,048
BUSINESS ESTABLISHMENTS	1,682	13,230	22,699
DAYTIME EMPLOYMENT	18,783	136,426	234,567

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FLOOR PLAN

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FOR LEASE

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PENGUIN

Moe's southwest grill

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THE FRESH MARKET Pet Supermarket
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FedEx

SITE



Shell Domino's
MAVIS

POUR OLIVE ABODE FURNISHINGS & DESIGN
VESTIQUE

KID-CASHEW
Showmars southern · fresh · greek



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