

ELEVEN WATER RIDGE
2801 YORKMONT ROAD, CHARLOTTE, NC 28217

FOUNDRY
COMMERCIAL



OFFICE FOR LEASE: 2,805 – 18,181 SF



PROPERTY FEATURES

- Adjacent to Charlotte Douglas International Airport
- Brand new, state-of-the-art fitness centers
- Miles of natural walking trails throughout the park
- Six restaurants / dining options within the park

BUILDING FEATURES

TOTAL SQUARE FEET	± 70,793
PARKING RATIO	3.2 / 1,000
AVAILABLE	2,724 – 18,100 RSF
LEASE RATE	\$25.00 Full Service



For more information, please contact:

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KARAH STUMLER
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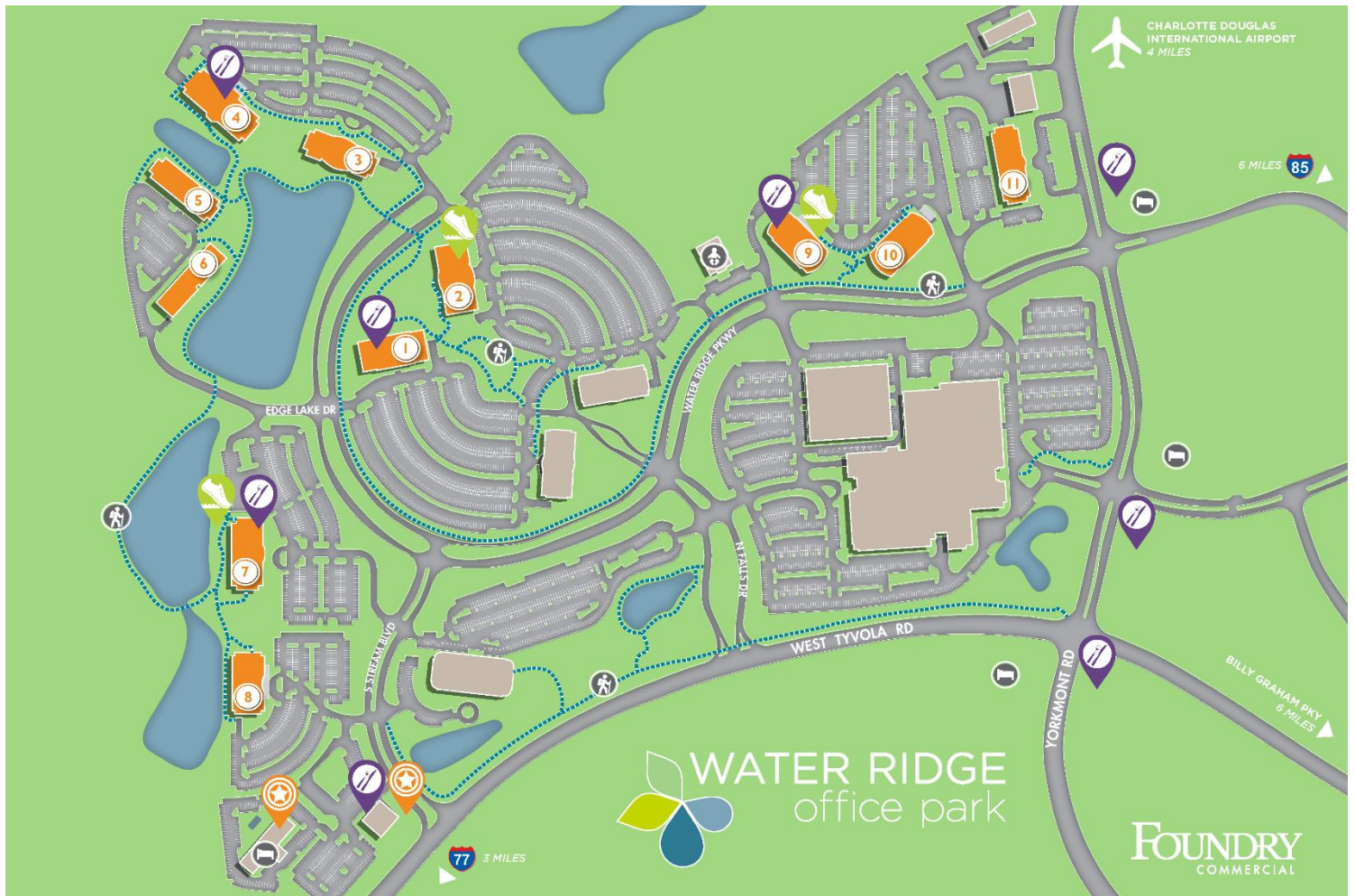
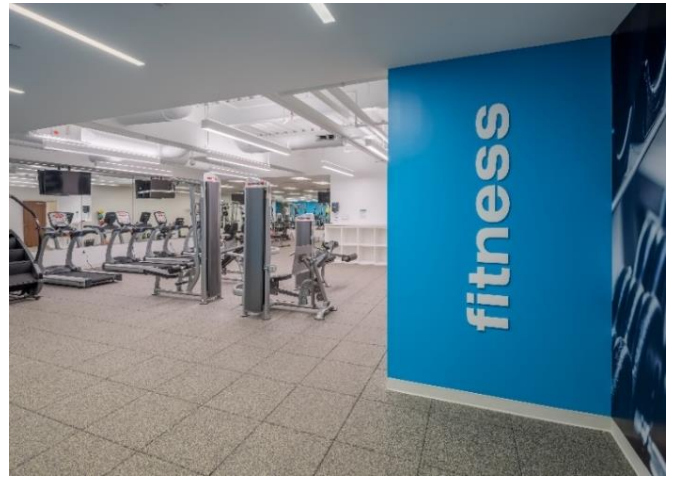
121 West Trade Street
Suite 2500
Charlotte, NC 28202

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SUITE	SF MIN	SF MAX	RATE
200	7,340 RSF	18,181 RSF	\$25.00/ PSF
230	2,805 RSF	18,181 RSF	\$25.00/ PSF
290	8,036 RSF	18,181 RSF	\$25.00/ PSF



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