

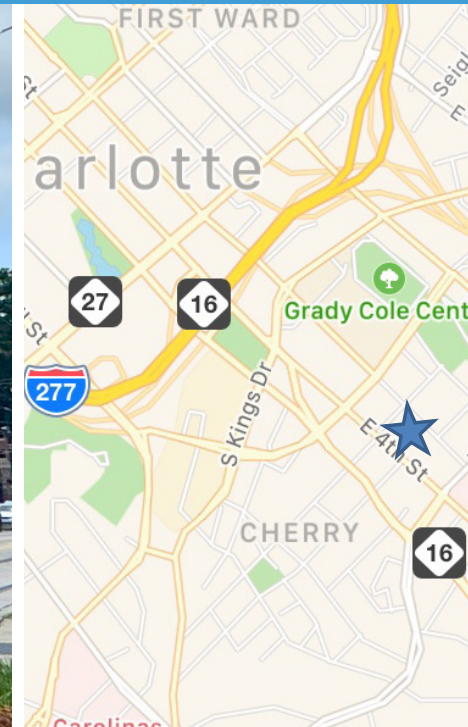
1601 ELIZABETH AVENUE

SUITE 200, CHARLOTTE, NC 28204

FOR LEASE

NS New South
Properties
NEWSOUTHPROP.COM

± 3,481 SF OFFICE SPACE AVAILABLE



PROPERTY HIGHLIGHTS

- ± 3,481 SF available
- Second generation office space with multiple offices, conference room, and balcony
- Off-street parking available
- Located along the Gold Line in Midtown's pedestrian friendly Elizabeth Avenue corridor
- Convenient to Uptown & Plaza Midwood
- Over 1,748 weekday Gold Line ridership
- Surrounding restaurants & retailers include Big Ben Pub, Tequila 1900 Mexican Grill, Rock N Roll Sushi, Viva Chicken, ISI Elite Training, The People's Market, The Custom Shop, The Visulite, Elizabeth Creamery and The Spoke Easy

- Within walking distance to offices, residences, Novant Hospital and CPCC
- Call Brokers for Pricing

DEMOGRAPHICS (2025)



POPULATION

1 Mile: 16,094
3 Miles: 147,744
5 Miles: 309,390



AVG. HH INCOME

1 Mile: \$155,881
3 Miles: \$168,711
5 Miles: \$145,461



DAYTIME EMPLOYEES

1 Mile: 35,212
3 Miles: 156,143
5 Miles: 306,050

BROKER CONTACT

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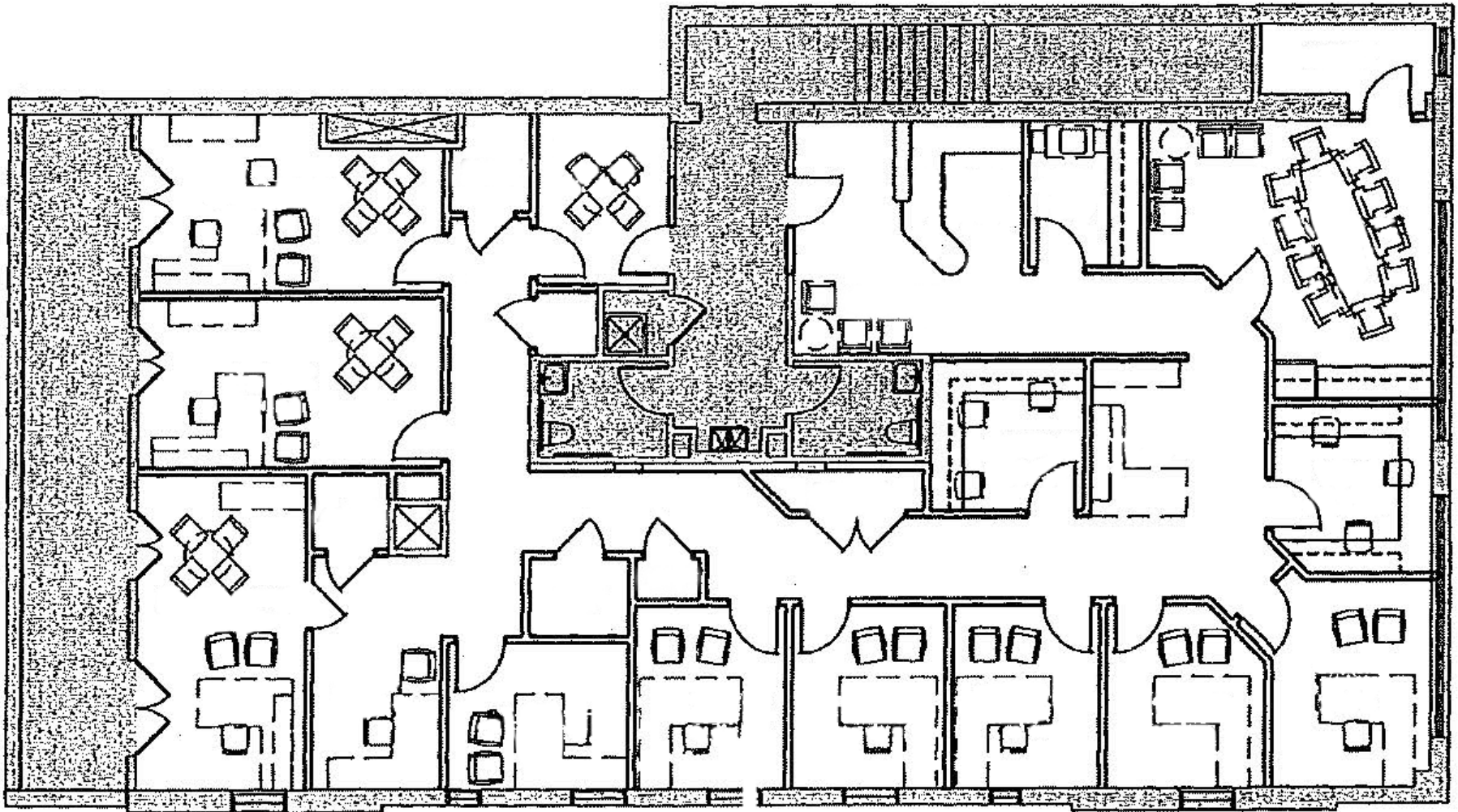
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EXISTING
FLOOR PLAN

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1601 ELIZABETH AVENUE

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AERIAL

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PHOTOS

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