

Northlake Village

7024 SMITH CORNERS BOULEVARD

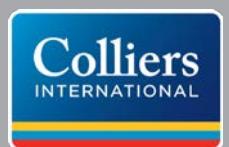
40,000 SF
Freestanding
Retail/Office Building

FOR SALE OR LEASE



Brad Grow, SIOR
Senior Director | Charlotte Region
+1 704 409 2365
brad.grow@colliers.com

Colliers International
300 W. Summit Avenue | Suite 200
Charlotte, NC 28203
+1 704 409 9933



Northlake Village

7024 SMITH CORNERS BOULEVARD

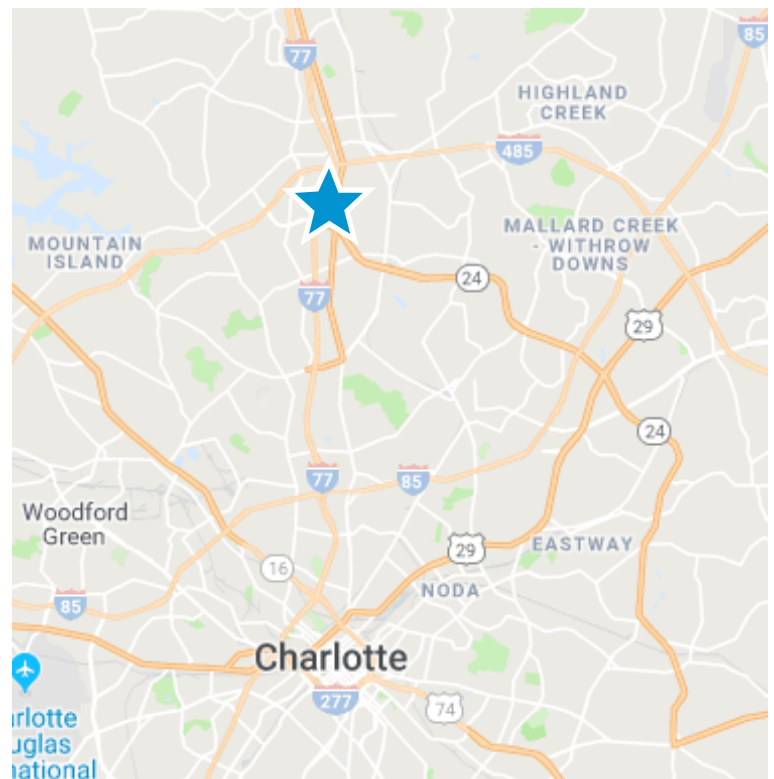


PROPERTY DESCRIPTION //

7024 Smith Corners is located in Northlake Village, a fast growing shopping destination with several nearby restaurants, hotels and retail establishments. Northlake Village is situated at the intersection of Statesville Road and W.W.T. Harris Boulevard with direct access to I-77 and I-485.

PROPERTY HIGHLIGHTS //

- > ±40,000 Total SF
- > 3.007 Acres
- > ±3.57/1,000 SF Parking Ratio
- > (1) Dock High Door
- > 285' Linear Frontage on Smith Corners Blvd.
- > 241' Linear Frontage on Panos Dr.
- > Fully Air Conditioned
- > Ability to Punch-in New Windows for Natural Light
- > Open Floorplan Ideal for Back Office or Open Office
- > For Lease: \$17.00 PSF NNN
- > For Sale: \$3,450,000 or \$86.00 PSF



CONTACT US //

Brad Grow, SIOR
Senior Director | Charlotte Region
+1 704 409 2365
brad.grow@colliers.com

Northlake Village

7024 SMITH CORNERS BOULEVARD



Northlake Mall

Dillards
AMC Northlake 14
Belk
Macy's
Dick's Sporting Goods
Apple
Brooks Brothers
Chico's
The Childrens Place
Express
FedEx Office
Forever21
H&M
Guess
Kay Jewelers
Loft
Men's Warehouse
Party City
Pottery barn
Reeds Jewelers
Sephora

Northcrest Shipping Center

Target
Verizon
Old Navy
REI
The Vitamin Shoppe
GameStop
Sally Beauty Supply
Five Below
David's Bridal
LifeWay Christian Store
Dollar Tree
Mattress Firm
Discount Tire

Perimeter Woods

Lowe's
PetSmart
OfficeMax
Best Buy
Off Broadway Shoe Warehouse
Charlotte Running Co.

Northlake Village

Stickley Audi & Co.
Golf Galaxy
American Freight
Staples
Haverty's Furniture
Palm Beach Tan
Northern Tool & Equipment
La-Z Boy Furniture

Statesville Road

Concentra Urgent Care
T-Mobile
Fairfield Inn by Marriott
Husqvarna Group
QuintEvents
Linet Americas
Carolina CAT
Sports Connection

CONTACT US //

Brad Grow, SIOR
Senior Director | Charlotte Region
+1 704 409 2365
brad.grow@colliers.com