

MERIDIAN PLACE

Medical & Professional
Office Space for Lease



Overview

- ◀ 1,500 to 30,000 SF Available
- ◀ \$23 - \$26psf Modified Gross
- ◀ Class "A" Finishes & Design
- ◀ Convenient Free Parking
- ◀ Building Signage Opportunity
- ◀ Tenant Improvement Allowance Available
- ◀ Excellent Access to Downtown, Interstates, Charlotte Douglas International
- ◀ 20 Acre Mixed-Use Site Located on Proposed LYNX Silver Line
- ◀ Apartments, Restaurants and Retail Amenities within Walking Distance
- ◀ Drive-Thru Available





Meridian Place is strategically located at a setting adjacent to connector thoroughfares and the Independence Expressway. It is an integral part of both the Independence Area Plan and Southeast Rapid Transit Plan, initiatives that will bring a transit station to the border of Meridian Place and major change to the area and the southeast Charlotte metro.

Immediate neighbors include East Mecklenburg High School and the Charlotte-Mecklenburg Independence Library. Mason Wallace Park and the McAlpine Creek Greenway are located in close proximity as are Presbyterian Hospital Matthews, CPCC – Levine Campus in Matthews and a multitude of shops and businesses catering to area residents, workers and commuters.



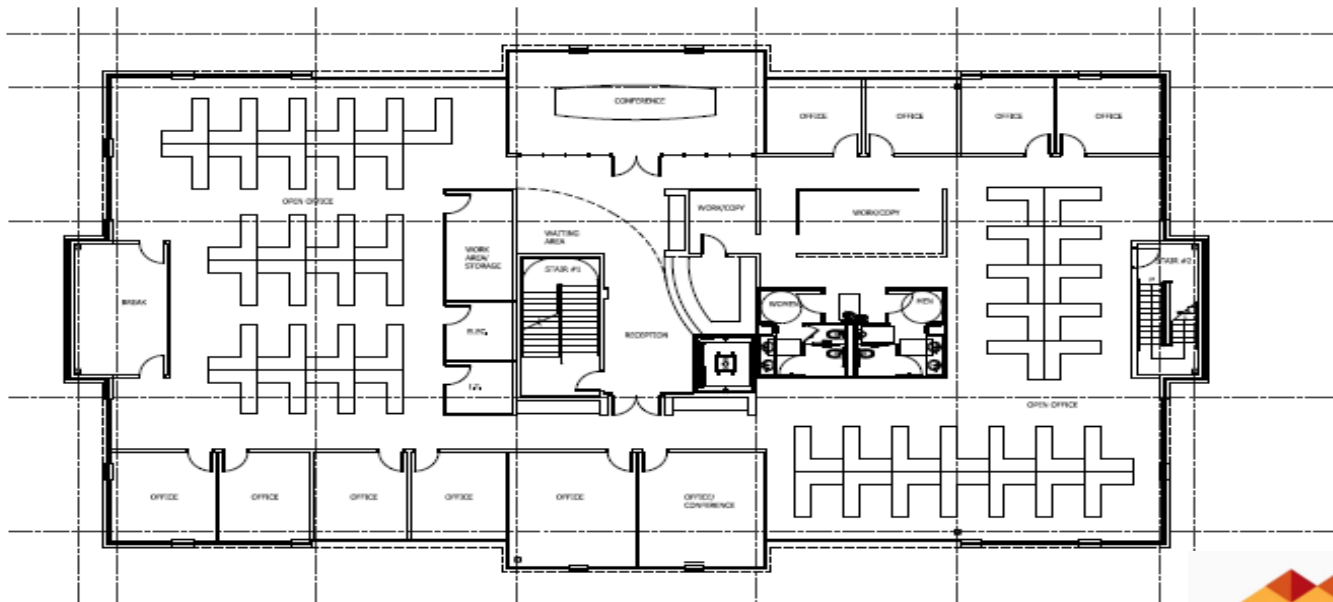
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Retail Tenants committed to Meridian Place include:

- Hawthorne's Pizza
- Others in negotiations



Potential Open Floor Plan Layout

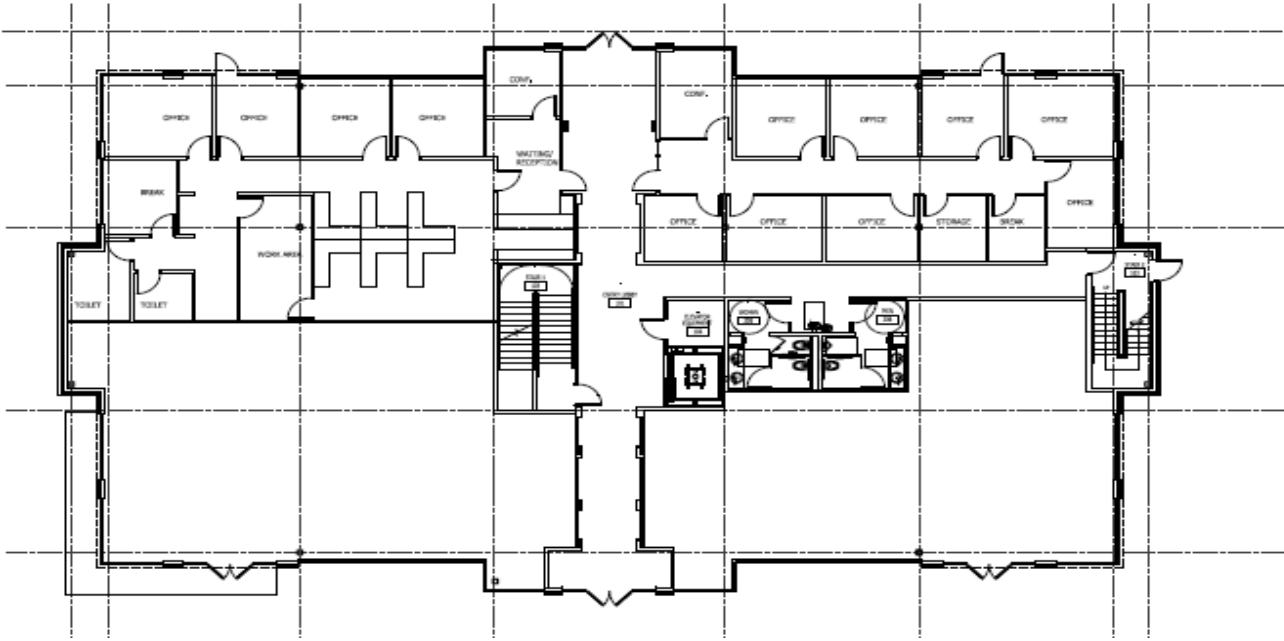




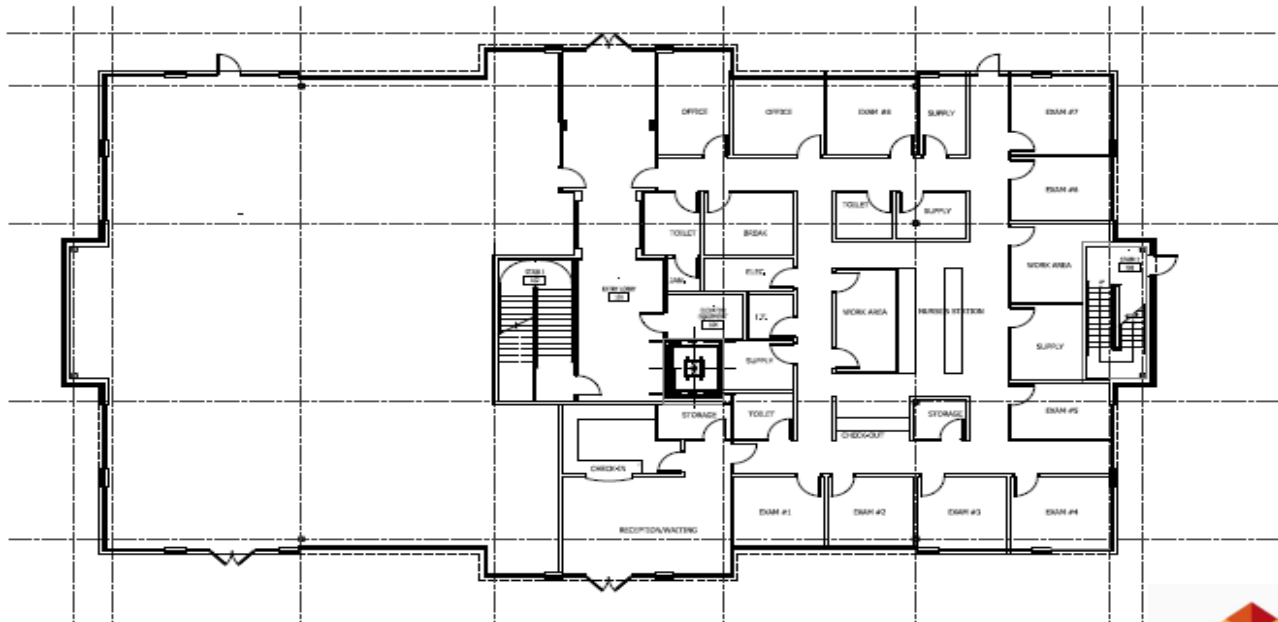
Childress
Klein

MERIDIAN PLACE

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Test-Fit Floor Plans



Potential Multi-Tenant Layouts



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