

44,000 SF

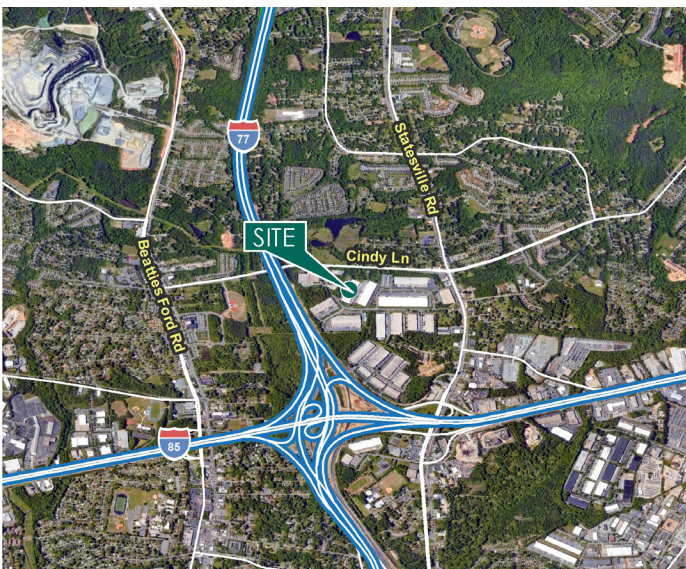
Industrial Space For Lease



Prologis Crosspoint Center Park 2701



2701 Hutchison McDonald Road, Suite A
Charlotte, NC 28269 USA



Your single-source service for efficient move-in and operations: [prologisessentials.com](https://www.prologisessentials.com)

LOCATION

- Immediate access to I-77 and I-85
- 10 minutes from Charlotte Douglas International Airport
- Strategic distribution location in North Submarket
- 6 miles to Charlotte Central Business District

FACILITY

- 128,000 total SF
- 44,000 available SF
- 4,428 office SF
- 24' clear height
- 10 dock doors with pit levelers
- 1 drive-in door
- 200' building depth
- 40' x 40' column spacing
- ESFR sprinkler system
- LED lighting
- 800 amps 277/480v power
- End cap unit

ADVANTAGES AND AMENITIES

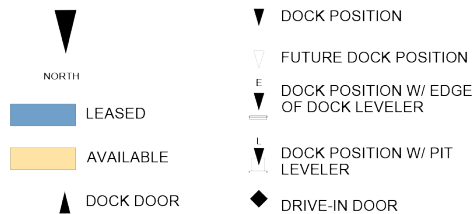
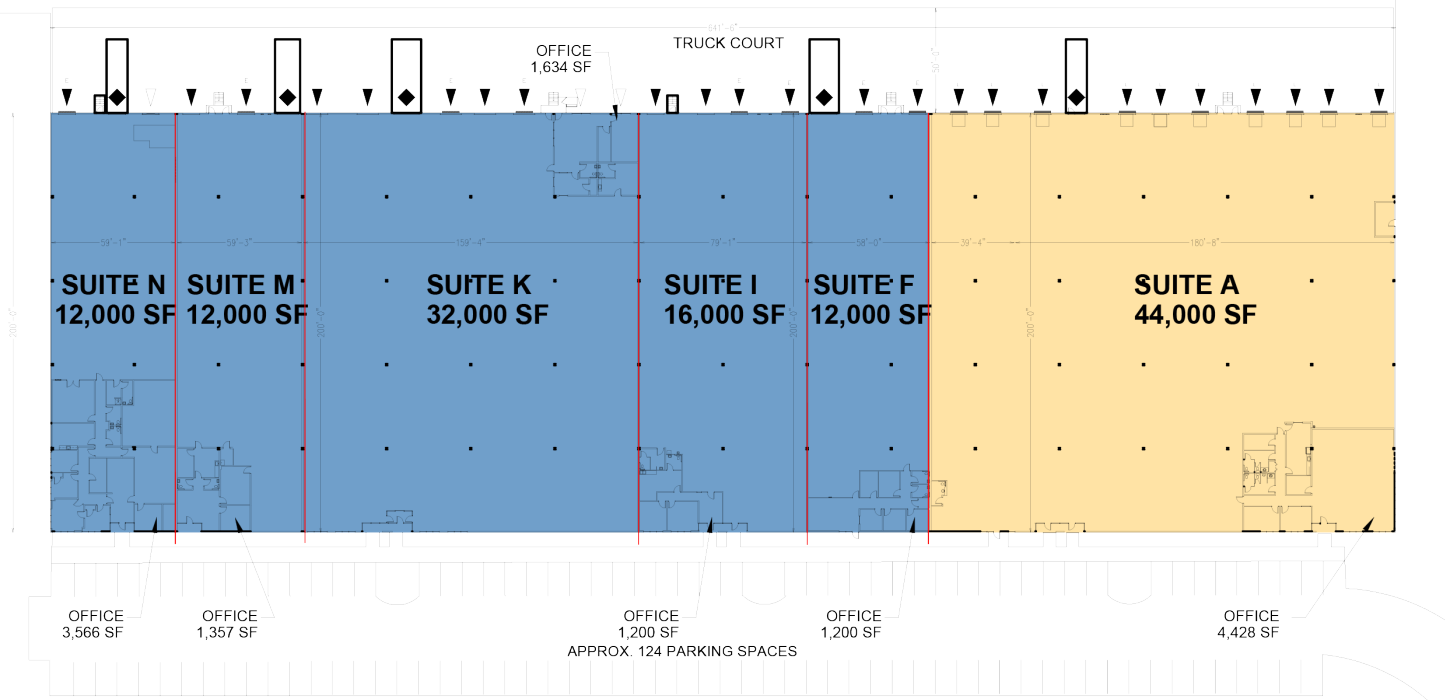
- Professionally landscaped, controlled environment
- Prologis Clear Lease - a simplified lease that fixes operating and capital expenses for the entire lease term
- Efficient and cost-effective warehouse solutions through Prologis Essentials

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