

# FOR LEASE

4135 Chesapeake Drive | Charlotte, NC  
Currently used for Hazmat Storage

**± 40,585 SF**

## Property Overview

± 40,585 s.f. available for lease

- 4 dock high doors
- 1 drive-in doors
- 19' clear height

Multi-tenant facility

Located less than 2 miles from I-85

Available 7/1/2024

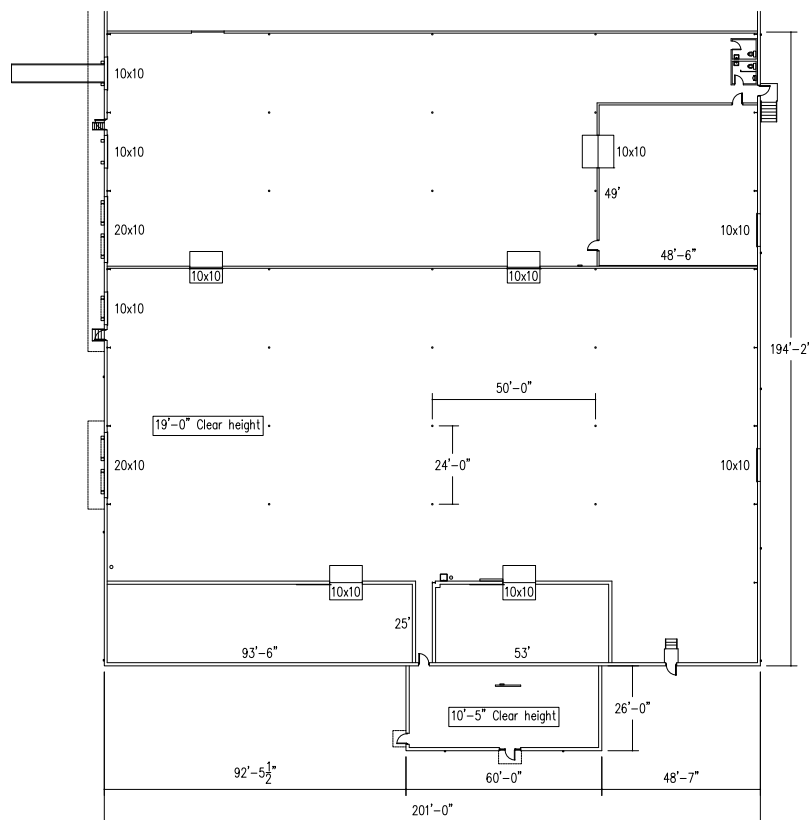
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**JLL**  
650 S. Tryon St.  
Suite 600  
Charlotte, NC 28202

# Property Specifications

Address	4135 Chesapeake Drive Charlotte, NC 28216
Building size	104,490 s.f
Available size	40,585 s.f
Submarket	Chemway
Tenancy	Multi-tenant facility
Clear height	19'
Dock high doors	4
Drive-in doors	1
Sprinklers	Wet
Power	200 amps, 120/208V, 3 phase
Lease Rate	\$5.95/SF NNN
TICAM	\$1.10/SF
Availability	7/1/2024



For more information:

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