



**SERIOUS BUSINESS.
SERIOUS FUN.**

LAKE NORMAN REGION / NORTH CAROLINA AVAILABLE OFFICE SPACE

NORTH LAKE BUSINESS PARK

Statesville Road
Huntersville, NC 28078



DETAILS

Size: 40,000 square feet
Zoning: Commercial
Park Name: Northlake Business Park
Park Location: Mecklenburg County
Inside City?: Yes (Huntersville)
Utilities:
Water: CMUD
Sewer: CMUD
Gas: Piedmont Natural Gas
Power: Duke Energy
Phone: AT&T/Bellsouth

Transportation:

I-77: .50 miles
I-85: 19 miles
I-40: 33 miles
I-485: .25 miles
Hwy. 73: 6 miles
Airport: 15 miles (CLT/Douglas)
Rail: N/A
Port:
Wilmington: 200 miles
Charleston: 206 miles

PRICING

Sale Price: \$180-\$200/sq. ft.
Lease Price: \$18-\$20/sq. ft.

CONTACT INFORMATION

Jerry Broadway CEcD
Executive Director
Lake Norman Regional EDC
O: 704.992.2300
E: jbbroadway@lakenormanregion.com

ADDITIONAL INFORMATION

Features of NLBP Phase 1 Office Building

- Beautiful stone veneer building with stunning use of glass and natural accents
- 3-story Class A office space
- 40,000 square feet of office space
- 180 parking spaces
- Situated on 26.62 acres that feature lush natural areas and forested trails
- New home for the world-renowned plastic surgeon Joseph Hunstad and the Hunstad Center

Location

- Located on the corner of Alexanderana Road and Hwy. 21
- Easy access to I-77 and I-485
- Minutes away from Uptown Charlotte, Charlotte Douglas International Airport and Lake Norman

Features of NLBP

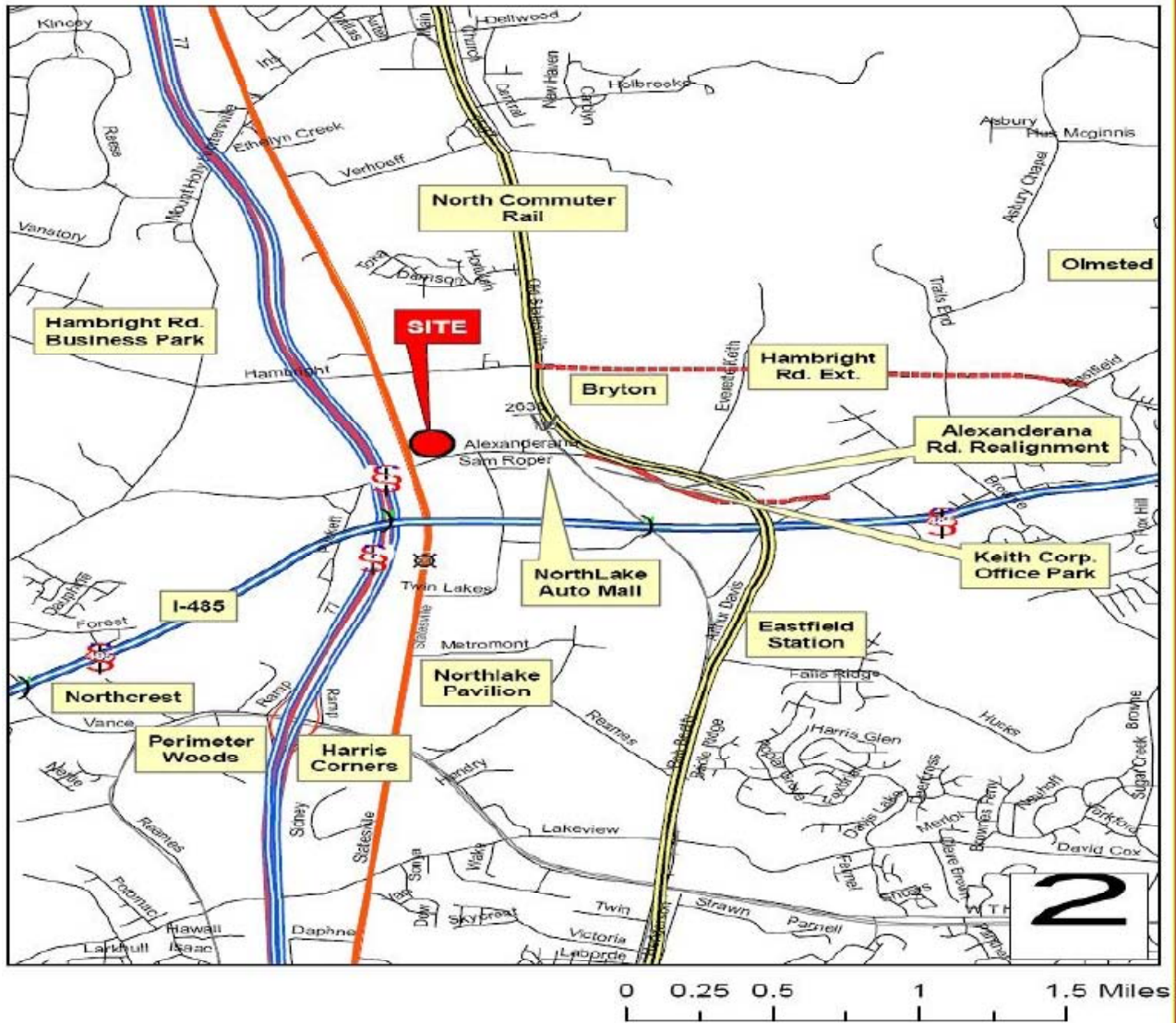
- Phase 2 of NLBP to include supporting retail and additional office space
- Three 30,000 square feet mixed retail and office buildings with frontage on Hwy. 21
- Accompanying 6,000 square feet of restaurant or bank supported development
- Last 13 acres to help provide road access from Alexanderana Road to Hambright Road

MOVE-IN READY OCTOBER, 2009

LAKE NORMAN REGION
NORTH CAROLINA

LAKE NORMAN REGIONAL ECONOMIC DEVELOPMENT CORPORATION
HUNTERSVILLE BUSINESS PARK
13801 REESE BLVD. WEST, SUITE 200-A · HUNTERSVILLE, NC 28078
PHONE: 704-992-2300 · FAX: 704-992-2233

NORTH LAKE BUSINESS PARK LOCATION MAP



LAKE NORMAN REGION
NORTH CAROLINA

LAKE NORMAN REGIONAL ECONOMIC DEVELOPMENT CORPORATION
HUNTERSVILLE BUSINESS PARK
13801 REESE BLVD. WEST, SUITE 200-A · HUNTERSVILLE, NC 28078
PHONE: 704-992-2300 · FAX: 704-992-2233