

LOWER TUCK

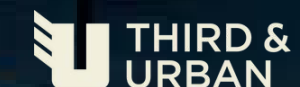


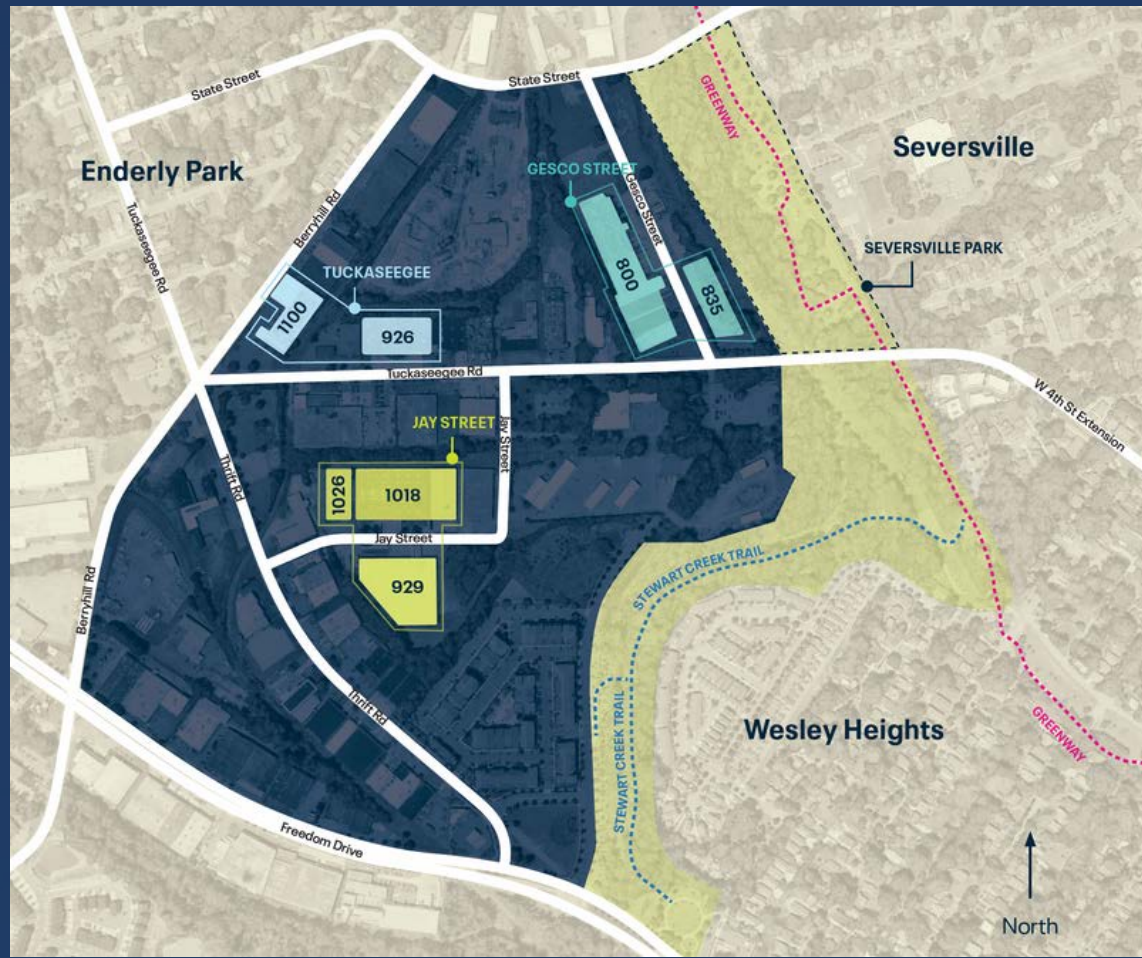
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A PROJECT BY





EXCEPTIONAL ACCESSIBILITY

1.6 MILES
PANTHERS STADIUM

1.2 MILES
I-77

5.5 MILES
CLT AIRPORT

1.9 MILES
I-85

0.8 MILES
UPTOWN

2.3 MILES
SOUTH END

6 remixed warehouse buildings
+1 new construction

FREE-MORE WEST neighborhood

ample patio + useable outdoor space

FAST GROWING

LET'S WALK!

400K SF

office, retail, showroom

greenway access

SURFACE PARKING



WELCOME TO THE NEIGHBORHOOD



NOTABLE AREA DEVELOPMENT

EXISTING



625K
RSF
OFFICE



250K
RSF
RETAIL

PLANNED/UNDER CONSTRUCTION



380K
RSF
OFFICE

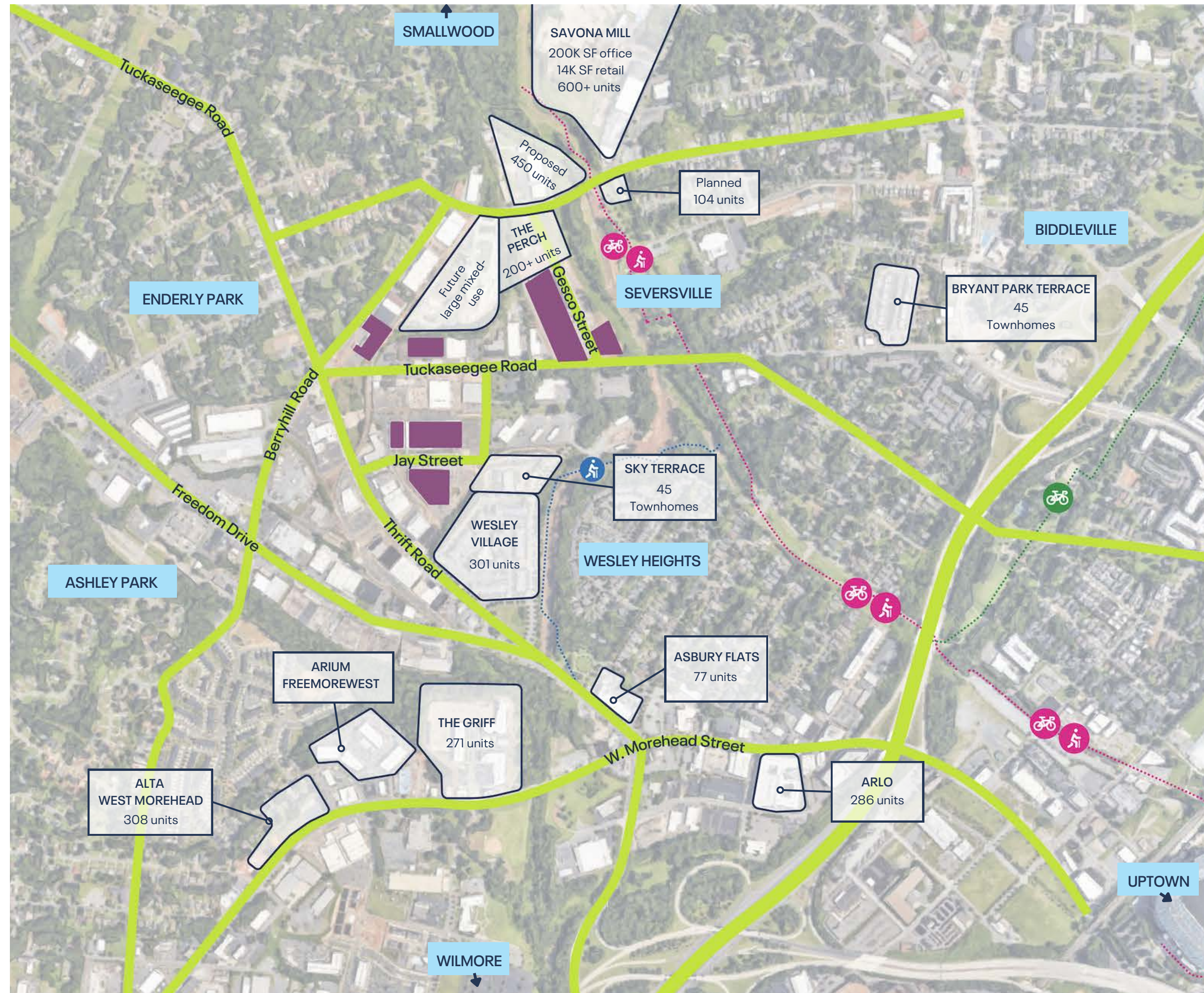


14K
RSF
RETAIL

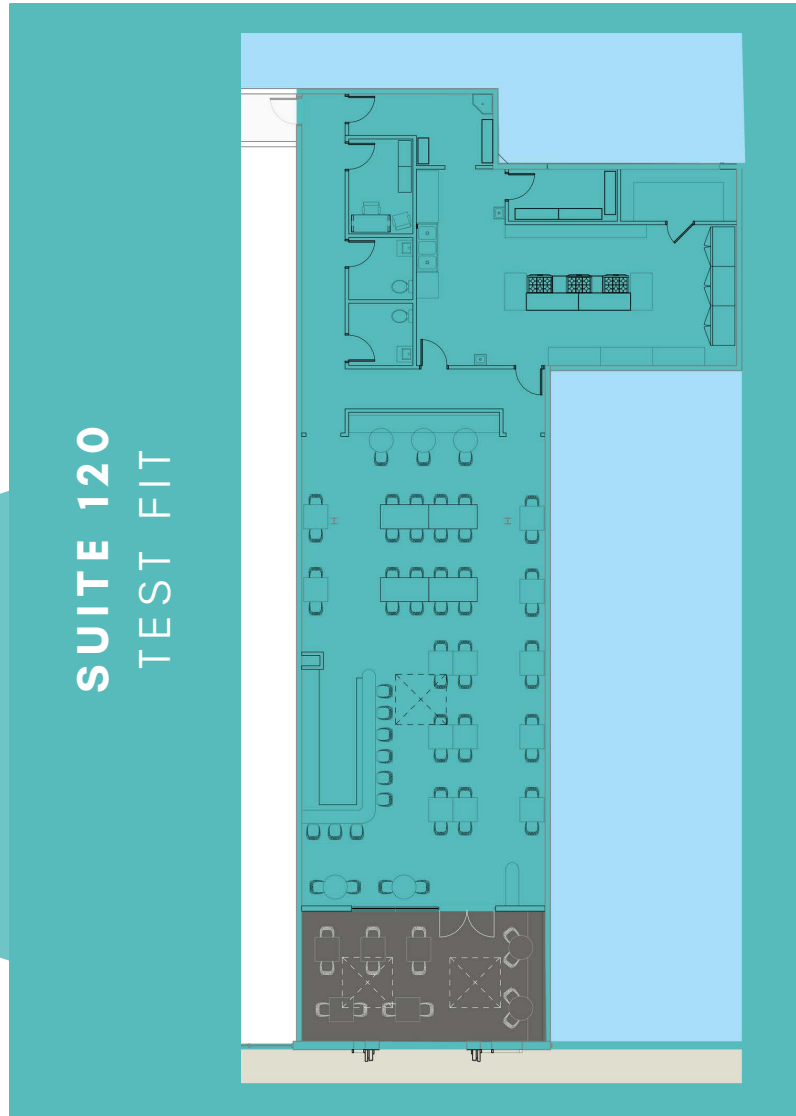
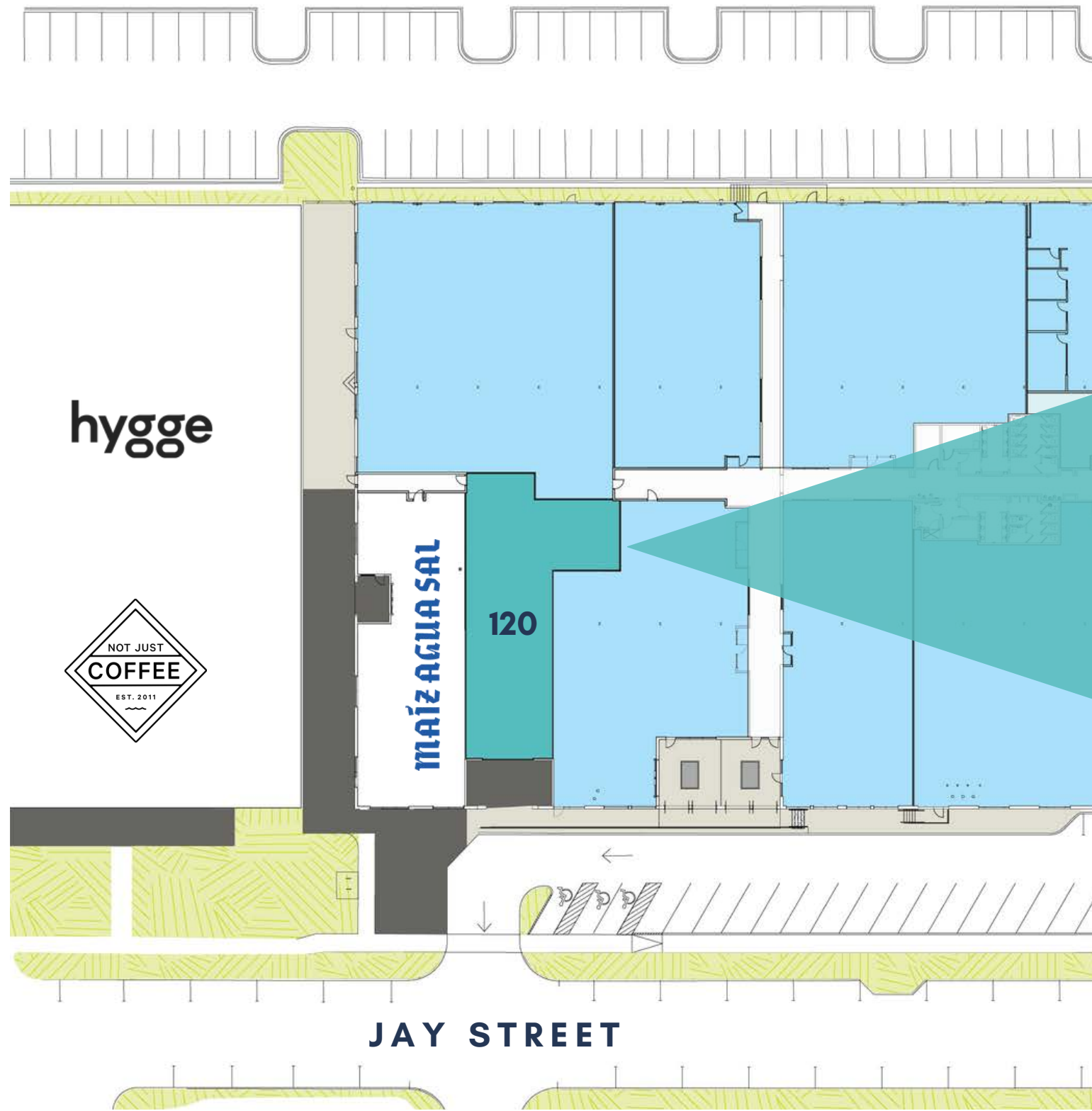


CHANGE IN MEDIAN HOME SALES PRICE 2017-2022

ASHLEY PARK ↑ 139%	SEVERSVILLE ↑ 91%	UPTOWN ↑ 27%
SMALLWOOD ↑ 81%	ENDERLY PARK ↑ 350%	BIDDLEVILLE ↑ 151%
WILMORE ↑ 34%	WESLEY HEIGHTS ↑ 29%	



1018 JAY STREET



Available Retail Office Patio

SUITE	INTERIOR USF	OUTDOOR SF	USE
110	- Signed Lease -		
120	3,153	440	F&B/Retail



6,999 SF
F&B/Retail



61,498 SF
Office



Easy on-site
surface parking



Skyline
views

