
**AVISON
YOUNG**

**5600 DAVID COX RD
SUITE A**

CHARLOTTE, NC 28269



±78,282 SF available for lease

INNERLOOP NORTH BUSINESS PARK

Henry Lobb, SIOR
Principal
704 469 5964
henry.lobb@avisonyoung.com

Tom Tropeano, SIOR
Principal
704 413 0228
tom.tropeano@avisonyoung.com

Abby Rights
Senior Vice President
704 413 0235
abby.rights@avisonyoung.com

5600 David Cox Rd - Suite A
Charlotte, NC 28269

PROPERTY DETAILS

Total Building SF:	±307,761 sf
Available SF:	±78,282
Office SF:	±3,752
Year Built:	2015
County:	Mecklenburg
Zoning:	ML-1
Column Spacing:	50' x 52'5" with 60' deep speed bays
Clear Height:	32'
Dock High Doors:	Twelve (12) 9' x 10' with six (6) pit levelers
Drive-In Doors:	One (1) 12' x 14' with ramp
Truck Court:	185' (100% concrete)

Sprinkler:	ESFR
Construction:	Concrete tilt-up panels
Floor:	6" Reinforced concrete; 4,000 psi
Roof:	TPO Membrane system
Warehouse Lights:	T-5 Fluorescent Fixtures
Water & Sewer:	8" Main
Warehouse HVAC:	Four (4) 25-ton units and one (1) 10-ton unit
Gas:	Piedmont Natural Gas
Heat:	Gas fired unit heaters
Power:	800 Amp 277/480v and 200A 120/208v
Availability:	11/1/2025

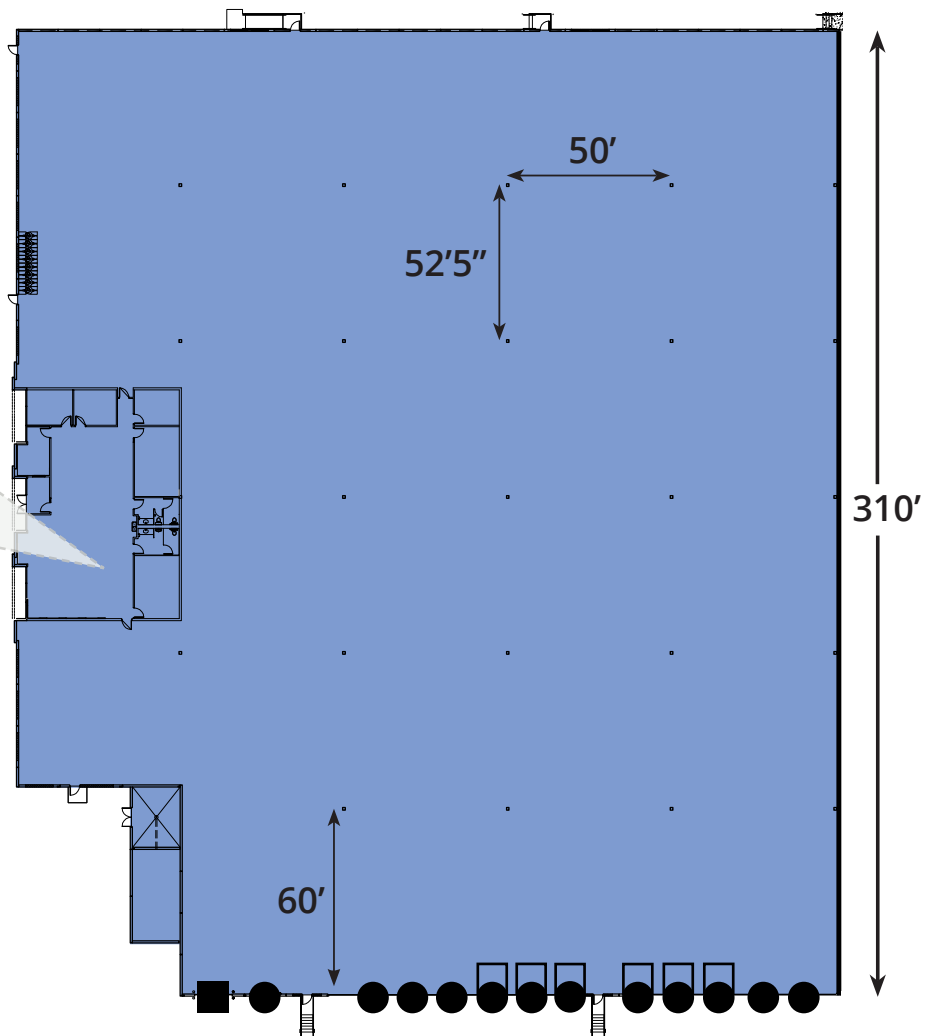
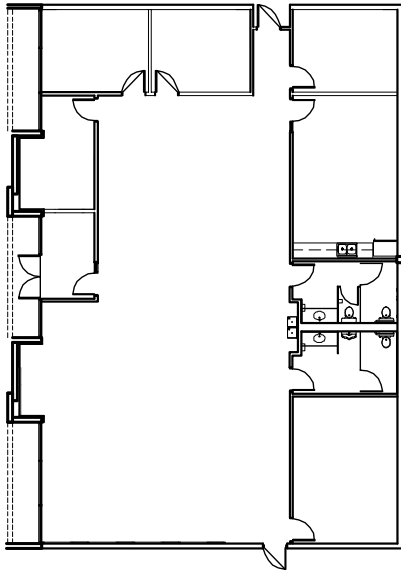


**AVISON
YOUNG**

5600 David Cox Rd - Suite A
Charlotte, NC 28269

PROPERTY FLOORPLAN

SPEC OFFICE LAYOUT 3,752 SF



LEGEND

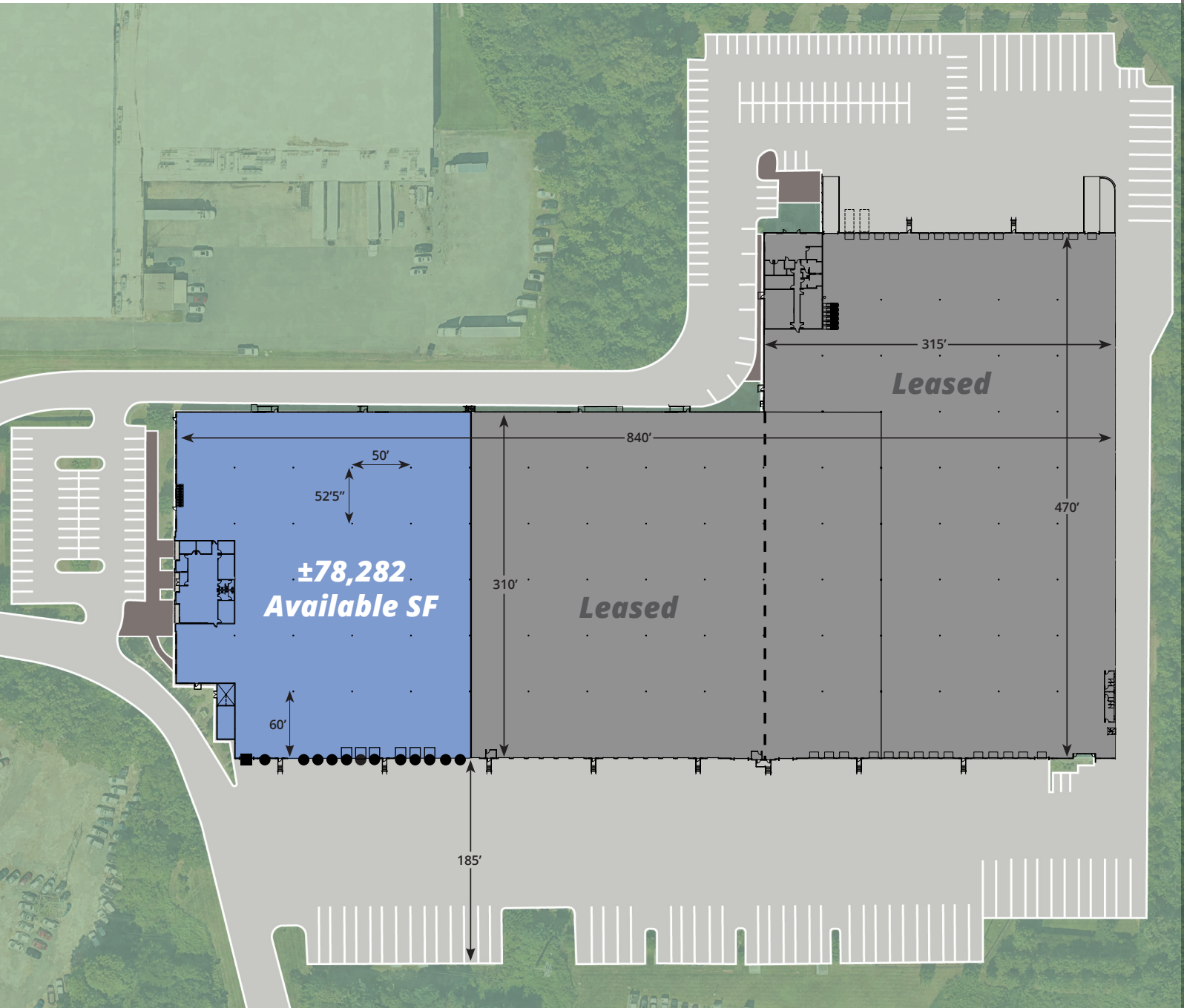
- Dock High Door
- ◻ Dock High Door with Pit Leveler
- Drive-In Door



**AVISON
YOUNG**

5600 David Cox Rd - Suite A
Charlotte, NC 28269

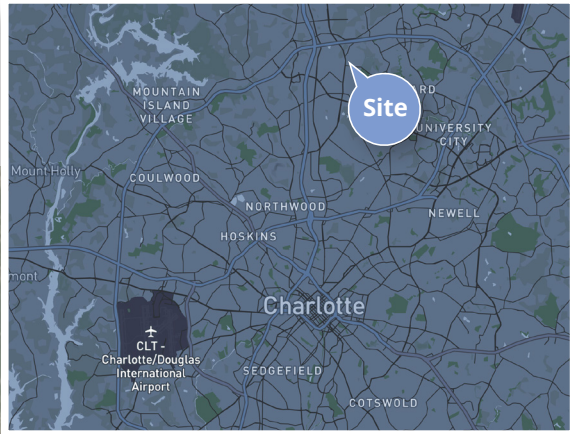
PROPERTY SITEPLAN



**AVISON
YOUNG**

5600 David Cox Rd - Suite A
Charlotte, NC 28269

LOCATION OVERVIEW



Henry Lobb, SIOR
Principal
704 469 5964
henry.lobb@avisonyoung.com

Tom Tropeano, SIOR
Principal
704 413 0228
tom.tropeano@avisonyoung.com

Abby Rights
Senior Vice President
704 413 0235
abby.rights@avisonyoung.com



**AVISON
YOUNG**

© 2025 Avison Young - North Carolina, LLC.
All rights reserved. E. & O.E.: The information
contained herein was obtained from sources
which we deem reliable and, while thought to be
correct, is not guaranteed by Avison Young.