

THE STATION ^{AT}
LoSo



FOR LEASE. FOR LEASE. FOR LEASE. FOR LEASE.

BEACON
PARTNERS

PROPERTY DETAILS ✓



3700 SOUTH BLVD
CHARLOTTE, NC 28209



15-ACRE MIXED-USE
DEVELOPMENT



LOSO NEIGHBORHOOD



PHASE 1: TWO 5-STORY
OFFICE BUILDINGS
TOTALING 200,000 SF



PHASE 1: +/- 25,000 SF
TOTAL RETAIL



SPACE DELIVERS
IMMEDIATELY



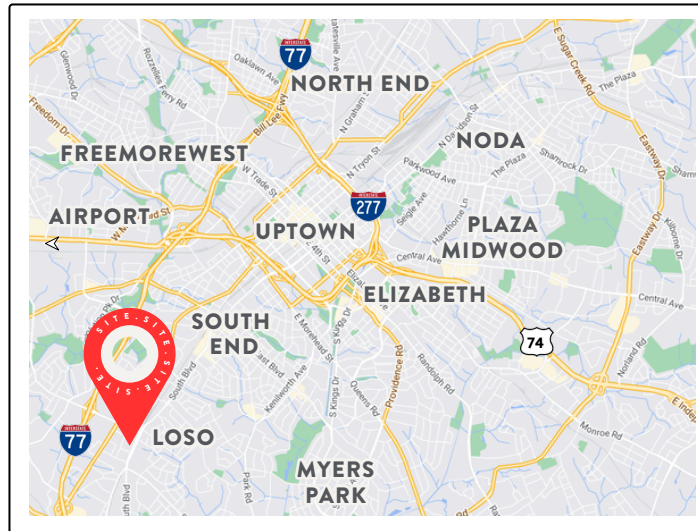
+/- 1000 CAR
PARKING DECK



100 YARDS TO LIGHT RAIL
STATION AT SCALEYBARK



344 APARTMENTS ON SITE

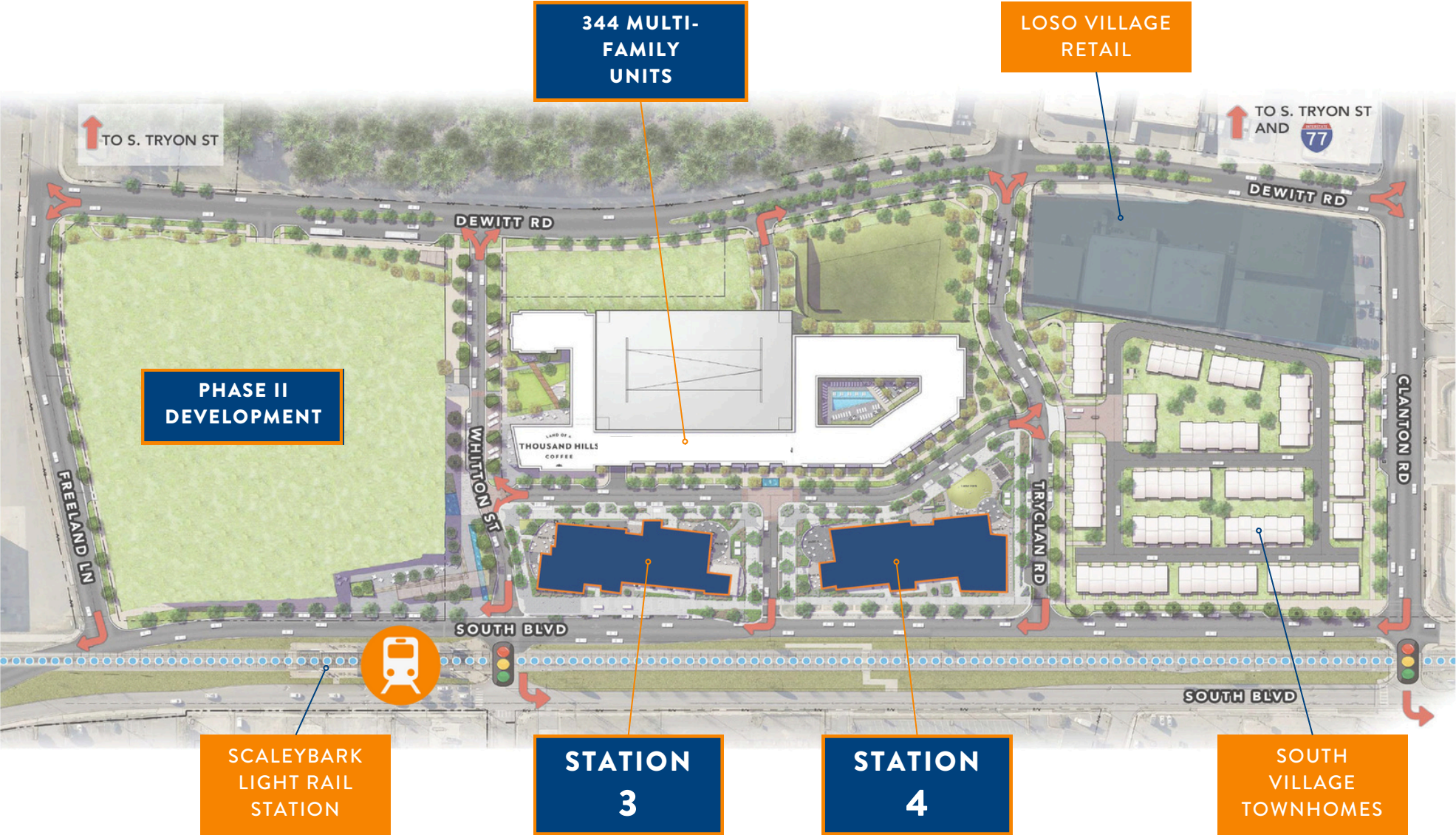


RETAIL SPACE IN LOSO!

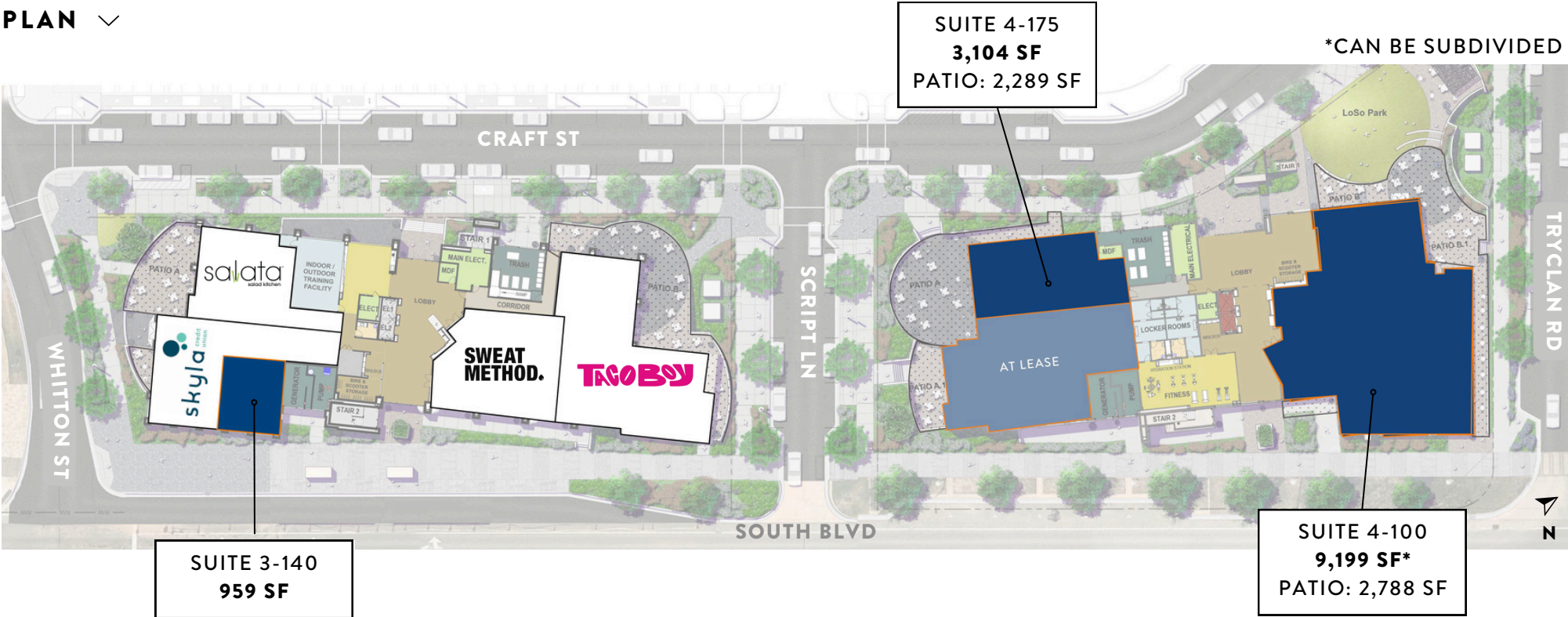
The LoSo neighborhood is the newest up and coming location in South End for new breweries, restaurants, residential developments and on-trend office space. The Station at LoSo is a 15-acre mixed-use development ideally located on the Rail Trail in front of the Scaleybank Light Rail Stop. The first phase, Station 3 and Station 4, will anchor this development, and provide a hub for the growing and vibrant neighborhood.



SUITE 4-100 PATIO



RETAIL
PLAN



Businesses and Establishments:

- Top Left:** 4001 YANCEY, Queen Park Social, HIVE FITNESS, Chef Alyssa's, ESCAPE TACTIC, Sugar Creek Brewing Company, RALLY, PROTAGONIST, CrossFit.
- Top Center:** RAM REALTY ADVISORS FUTURE MIXED-USE.
- Top Right:** IRONTRIBE, LENNY BOY BREWING CO.
- Center Left:** DMB, salata, SWEAT METHOD.
- Center:** BEAT THE BOMB, Gilde, STATE OF CONFUSION.
- Center Right:** RVP SOUTHEND, ZONA ROSA AT SOUTHERN.
- Bottom Left:** LOWER LEFT BREWING COMPANY, NIGHT SW/M COFFEE, BATL, KUNG FU TEA.
- Bottom Center:** SCALEY PARK STATION, NORTHWOOD RAVIN FUTURE MIXED-USE, SEUL PRO BOWL, Goldies, SKI COUNTRY SPORTS, bar LoSo.
- Bottom Right:** PHAT BuKkato, YAMA, SUPPERCLUB SOUTHWEST, THE EVERYDAY Market, ZINICOLA, RED CLAY CIDERWORKS, SUFFOLK PUNCH, triple c brewing co., NEW BERN STATION, FIVE GUYS, catalu, Harris Teeter, THE WATERMAN FISH BAR, CORE 704, GREEN BROTHERS JUICE COMPANY.

Transit and Infrastructure:

- Light Rail:** LYNX BLUE LINE LIGHT RAIL.
- Stations:** SCALEY PARK STATION, NEW BERN STATION.
- Roads:** YANCEY RD, SOUTH BLVD, CLANTON RD, S TRYON ST, DEWITT LN, FREELAND LN, SOUTH BLVD, SOUTH BLVD.
- Exit:** EXIT 7.
- Interstate:** INTERSTATE 77.

Map Labels:

- TERWILLIGER PAPPAS 310 UNITS
- WHITE POINT PARTNERS 350 UNITS
- LOSO TERRACES TOWNHOMES 80 UNITS
- LOSO WALK TOWNHOMES 87 UNITS
- SOUTH TRYON TOWNHOMES 80 UNITS
- KAIROI 350+ UNITS
- MODERA LOSO 351 UNITS
- RAM REALTY ADVISORS FUTURE MIXED-USE
- NRP 310 UNITS
- BRADHAM APARTMENTS 432 UNITS
- MAA RESERV 353 UNITS
- THE ARTIZIA 350+ UNITS
- ELLO HOUSE 343 UNITS
- SCALEY PARK STATION
- LYNX BLUE LINE LIGHT RAIL
- NEW BERN STATION
- THE EDGE
- SOUTH & HOLLIS 310 UNITS
- SEDGEFIELD STATION 40 UNITS
- SOUTH VILLAGE TOWNHOMES 96 UNITS
- MAA LOSO 344 UNITS
- SOUTHERLY AT LOSO 403 UNITS
- QUARTERRA 273 UNITS
- GREYSTAR 350+ UNITS
- 92 UNITS

Streets: YANCEY RD, SOUTH BLVD, TRYON ST, FREELAND LN, DEWITT LN, SOUTH BLVD, SCALEY PARK RD, SOUTH BLVD, OLD PINEVILLE RD, SOUTH BLVD.

Interstate: INTERSTATE 77

Exit: EXIT 7

North Arrow: N



PROTAGONIST



QUEEN PARK
SOCIAL



CHEF ALYSSA'S
KITCHEN



LENNY BOY



GILDE



BREWERS @ 4001
YANCEY



OLDE MECKLENBURG
BREWERY



THE EVERYDAY
MARKET



SUGAR CREEK
BREWING CO.



THE STATION

— AT LOSO —

GET IN TOUCH ▾



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