

# FOR SALE

10230 BERKELEY PLACE DRIVE, SUITE 260



**OFFICE SPACE AVAILABLE - 1,502 SF**

## UNIVERSITY CITY, CHARLOTTE, NC

- Less than 1 mile from the future Bank of America Campus & Light Rail Station
- Mallard Creek Church Road and Berkeley Place Drive at Interstate 85 Exit 45
- 1,502 SF Available
- Great Visibility & Access
- Medical Parking Available
- Highly visible signage available
- Located in a mixed-use development featuring a pedestrian friendly “main street” atmosphere
- Less than 2 miles from University Hospital
- Less than 1 mile from University Research Park & the UNC Charlotte campus
- Traffic light installation at main entrance COMPLETE!
- 1st Phase 100% Leased!

## CHRIS ORR

704-377-6134 ❖ [chris.orr@pinnacle-properties.net](mailto:chris.orr@pinnacle-properties.net)



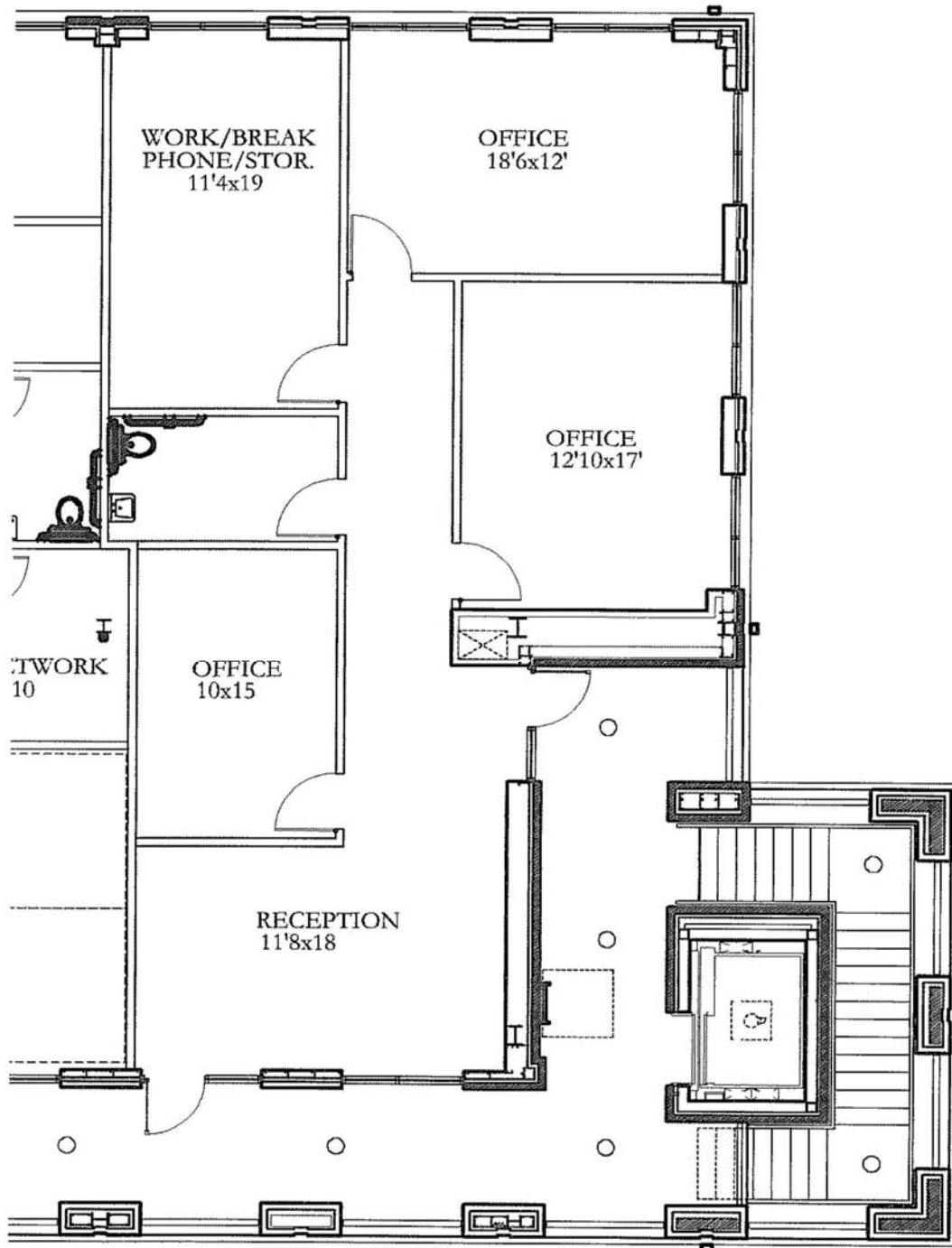
**PINNACLE POINT**

[www.PinnaclePointNC.com](http://www.PinnaclePointNC.com)



**PINNACLE  
PROPERTIES, LLC**

# OFFICE SPACE AVAILABLE



SUITE 260  
STATE FARM  
1365 USF / 1502 RSF  
PLAN1 - REV2 - 01/14/05