

# 36& NODA

CHARLOTTE, NC





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## ICONIC NODA DESTINATION

A 26,447 sf experiential retail property at the corner of 36th & North Davidson in Charlotte's arts and entertainment district

## CONNECTED AND WALKABLE

Just one block from the LYNX Blue Line and surrounded by multifamily, office, and retail developments fueling demand

## AUTHENTIC CHARACTER

Originally built in 1947 and redeveloped in 2016, the property preserves NoDa's artistic energy and timeless neighborhood identity

## DEMOGRAPHICS

RADIUS	1 MILE	3 MILES	5 MILES
POPULATION	16,641	117,883	305,732
DAYTIME POPULATION	5,278	81,049	174,181
AVG HH INCOME	\$119,470	\$113,332	\$124,890



F

**BOUDREAUX'S**



*Sanctuary*

G



**NEIGHBORHOOD  
THEATRE**

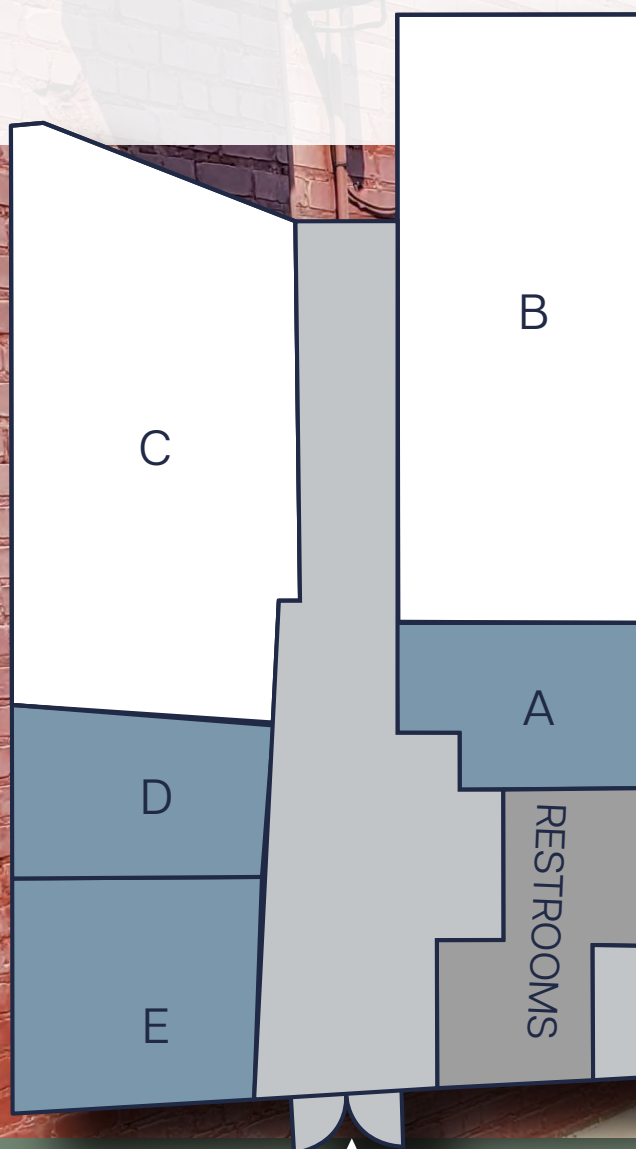
H

I

*Johnny Fly*

Shop	Tenant	Sq Ft
F	Salud Cerveceria	5,438
G	Boudreaux's	4,432
H	Neighborhood Theatre	13,242
I	Johnny Fly	700





## THE UNDERGROUND LOWER LEVEL

 Available  
 Leased

Shop	Tenant	Sq Ft
A	AVAILABLE	210
B	Johnny Fly Storage	900
C	Ink Lounge	1,000
D	AVAILABLE	250
E	AVAILABLE	325



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*For more information, please contact:*



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