



ARES
INDUSTRIAL
MANAGEMENT

4205 SHOPTON ROAD

CHARLOTTE, NORTH CAROLINA 28217

FOR LEASE | 29,184 SQ FT | Available Immediately



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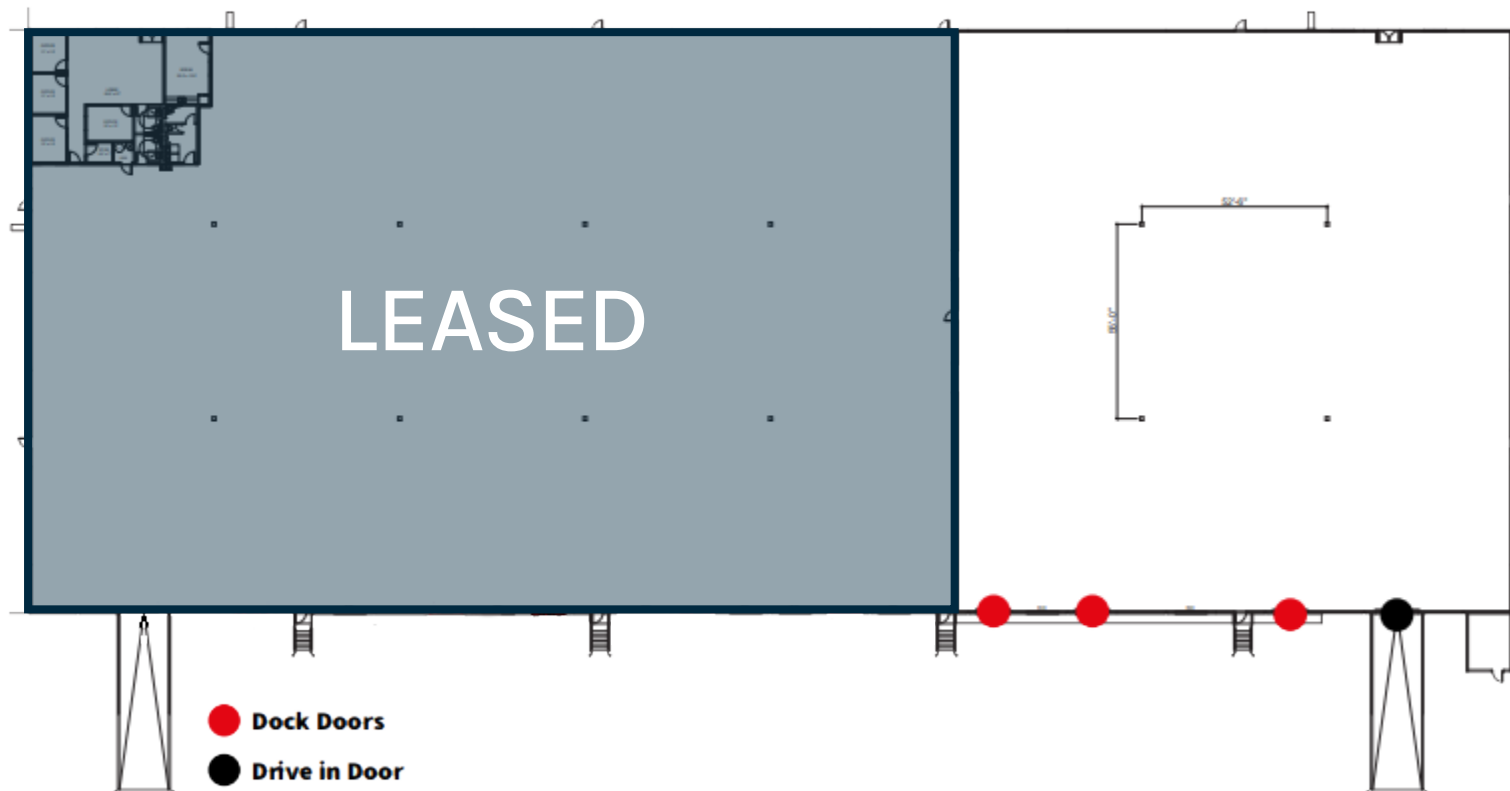
OWNED BY



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Property FEATURES

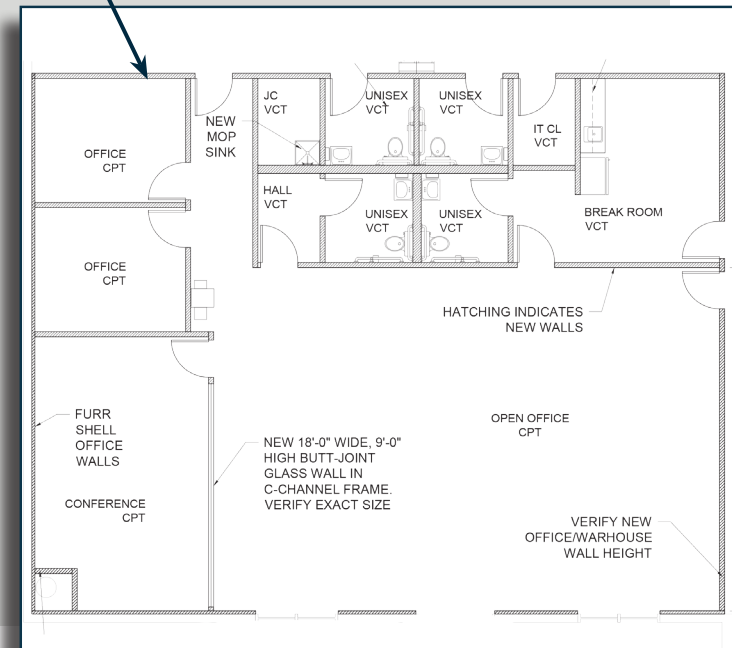
- Available SF: 29,184 SF
- Office SF: 2,500 SF
- Total Building Size: 70,600 SF
- Year Built: 2017
- Clear Height: 24'
- Parking: 24 Auto
- Dock High Doors: (3) 9' x 10'
- Drive-In Doors: (1) 12' x 14'
- Knock-Outs: 3
- Sprinkler System: ESFR
- Power: 800 Amps, 480V
- Column Spacing: 52' x 55'
- Lease Rate: Call for Pricing Details



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Office Floor Plan

- Office SF: 2,500 SF
- Four Restrooms
- Two Private Offices
- Breakroom
- Conference Room
- Completion Date: April 2026



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Location HIGHLIGHTS

CLT AIRPORT
7.9
miles

CLT INTERMODAL
13.9
miles

RALEIGH, NC
180
miles

CHARLESTON, SC
221
miles

ATLANTA, GA
242
miles



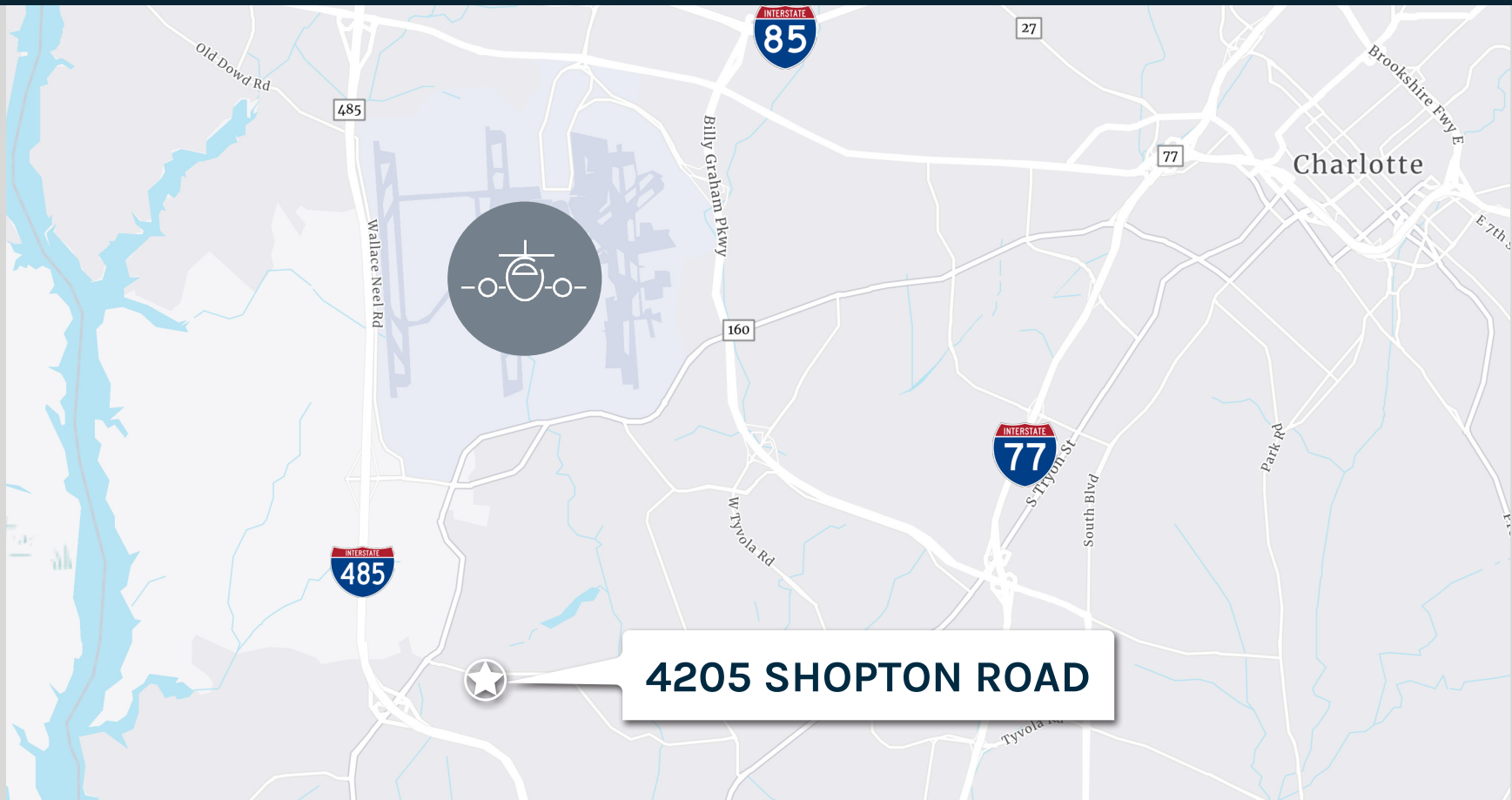
1.5
miles



4.3
miles

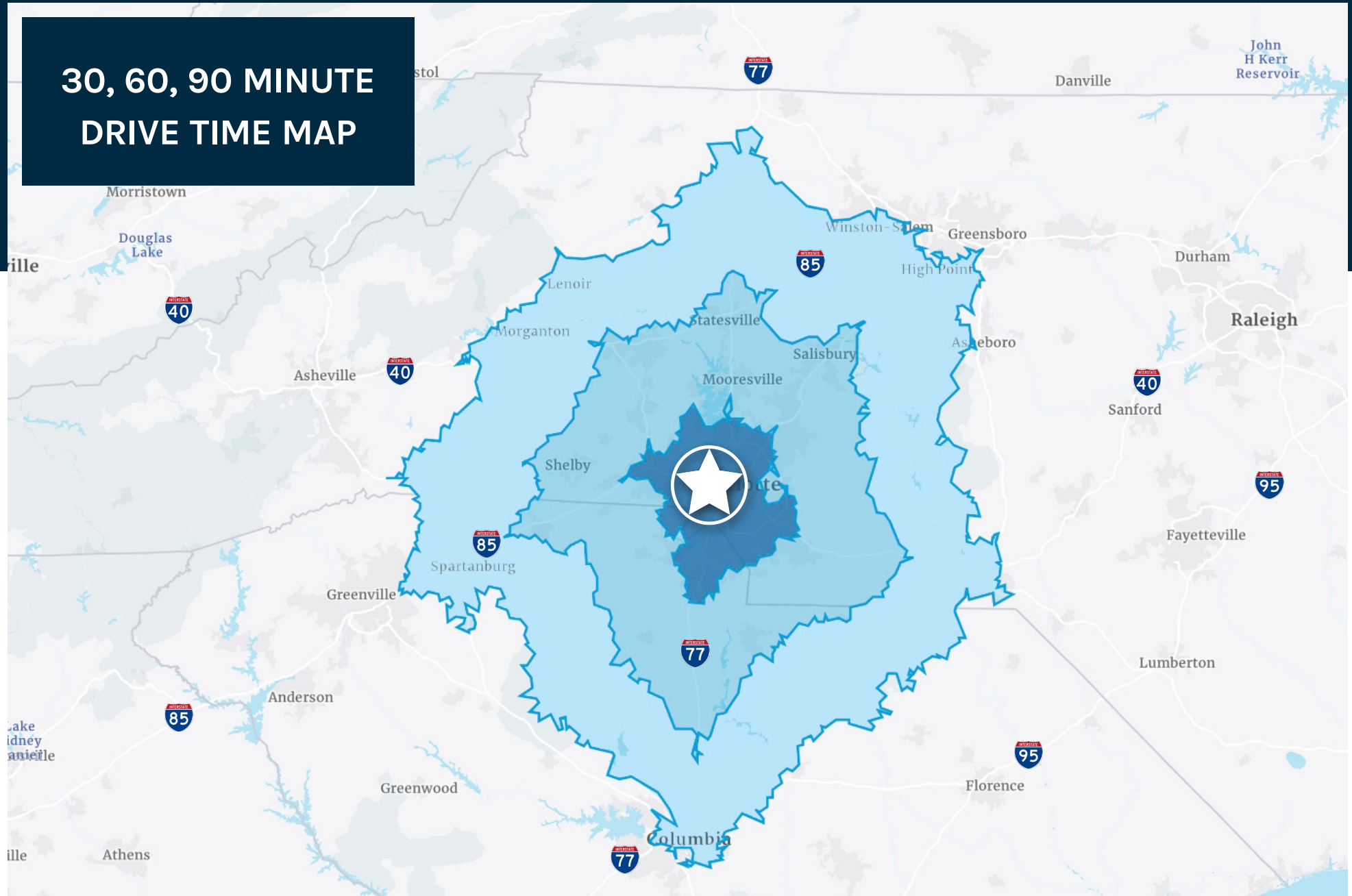


6.7
miles



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30, 60, 90 MINUTE DRIVE TIME MAP



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DIRECT ACCESS TO
I-485 VIA STEEL



HITACHI



Billy Graham HWY



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ABOUT ARES MANAGEMENT CORPORATION

Ares Management Corporation (NYSE: ARES) is a leading global alternative investment manager offering clients complementary primary and secondary investment solutions across the credit, private equity, real estate and infrastructure asset classes. We seek to provide flexible capital to support businesses and create value for our stakeholders and within our communities. By collaborating across our investment groups, we aim to generate consistent and attractive investment returns throughout market cycles. For more information, please visit www.aresmgmt.com.



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