



FOUR

RESOURCE SQUARE

10735 DAVID TAYLOR DRIVE
CHARLOTTE, NC 28262

Five-Story Class A Office Building in University Research Park

Ample parking (ratio: 4.5 / 1,000 SF)
for tenants and guests

Move-in ready suites
available immediately

Updated common areas and building
lighting

Building amenities include:

- On-site conference/training room
- Fitness center with showers and locker rooms
- Outdoor dining area and walking trails
- On-site food options offered daily

SUITES AVAILABLE

FROM 1,000 - 59,837 SF

1st Floor:

Suite 170 - 1,180 SF
Suite 140 - 1,562 SF
Suite 120 - 4,637 SF

2nd Floor:

Suite 200 - 31,676 SF

3rd Floor:

Suite 350 - 6,569 SF
Suite 330 - 8,464 SF
Suite 310 - 5,749 SF



The Opportunity

Why University?

- 3.3 million square feet of multi-tenant office space
- LYNX Light Rail extension to be finished Spring 2018
- Get to major thoroughfares I-485, I-85 and I-77 within 5 minutes
- Charlotte Douglas International Airport and Uptown Charlotte only 15 minutes away
- Urban and pedestrian friendly environment

Why Four Resource Square?

- Large, efficient floor plates
- Floor to ceiling glass
- Full floor availability
- Views of uptown Charlotte
- Multiple points of ingress/egress



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