

# FOURCE 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



## 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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