

MATTHEWS MEDICAL OFFICE BUILDING

HIGHWAY 51 | MATTHEWS, NC

AVAILABLE 2025



- Three story MOB
- Located off of Highway 51 in Matthews, NC
- Excellent building signage opportunity
- High parking ratio
- Pad on-site for a mobile MRI trailer
- Spaces are being pre-leased for 2025

BUILDING SPECIFICATIONS

Total Building Area	± 42,000 SF
Parking Ratio	5.0/1,000 SF
Delivered	2025
Asking Lease Rate	Contact Broker

Reed Griffith
d. 704-971-8908
reed@FlagshipHP.com

2701 Coltsgate Road, Suite 300 Charlotte, North Carolina 28211
P. 704-442-0222 | F. 704-367-0196 | www.FlagshipHP.com



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RETAIL & AMENITIES

- Walgreens
- MOD Pizza
- Harris Teeter
- Verizon
- Charlotte Dermatology
- Hampton by Hilton
- River Run Animal Hospital
- See Eye Care Optometry
- Starbucks
- Charlotte Premium Outlets
- Novant Mintview OB/GYN
- Sam's Xpress Car Wash
- And more



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 HEALTHCARE PROPERTIES