

HUNTERSVILLE MEDICAL PAVILION I & II



9920 & 9930 KINCEY AVENUE
HUNTERSVILLE, NC 28078

HUNTERSVILLE MEDICAL PAVILION I

9920 Kincey Avenue

[Click Here
To Explore
Huntersville Medical
Pavillion I](#)

Turnkey
Buildouts

New
common
area
construction
to begin Jan.
2024

- 9920 Kincey Ave is a 2-story medical office building
- Monument signage provides excellent visibility
- Has the ability to buildout a surgery center on the second floor
- Improvements include covered drop off, new gurney sized elevator, new common areas
- Abundant parking
- Adjacent to Novant Health - Huntersville Medical Center
- Generous T.I. Allowance



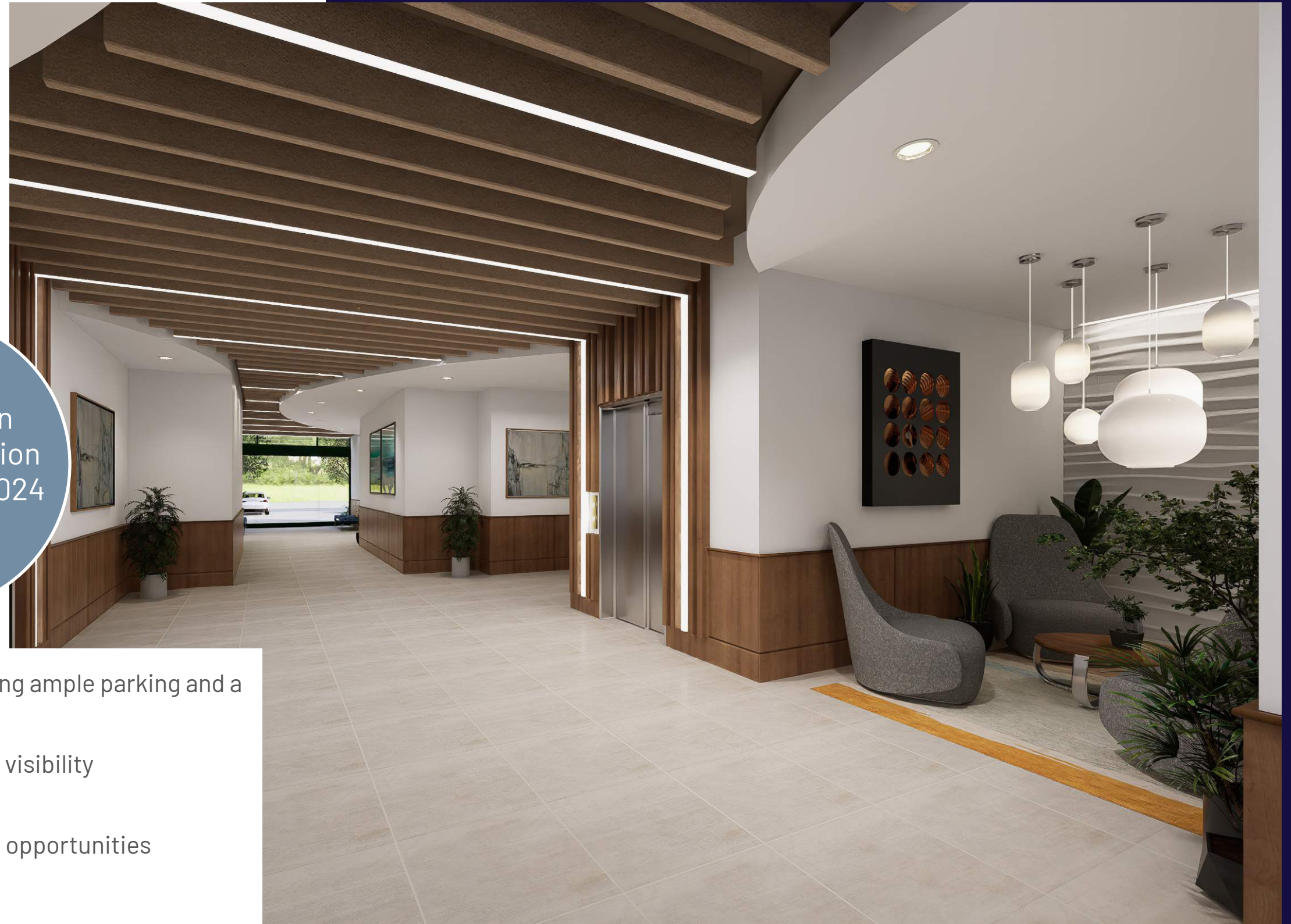
HUNTERSVILLE MEDICAL PAVILION II

9930 Kincey Avenue

Turnkey
Buildouts

New common
area construction
to begin Jan. 2024

- 3-story medical office building featuring ample parking and a diverse tenant mix
- Monument signage provides excellent visibility
- Easy access to I-77
- Surrounded by ample retail and dining opportunities
- Located in a strong medical corridor
- Abundant parking
- Adjacent to Novant Health - Huntersville Medical Center
- Generous T.I. Allowance



PAVILION II: 3RD FLOOR

Spec Suite

View Suite 380 Here

View Suite 370 Here



View Suite 310 Here

View Suite 300 Here

View Suite 320 Here

Move in ready by July 2024



BUILDING SPECIFICATIONS

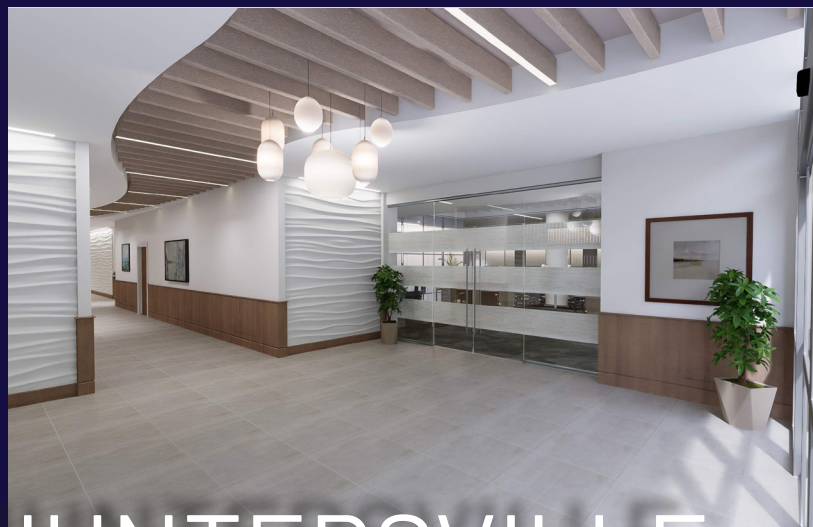
PAVILION I: 9920 KINCEY AVENUE

Total Building Area	± 67,623 SF
Total Space Available	Suite 120: ± 3,811 SF 2nd floor: ± 34,826 SF
Year Built/Reno	2000/2023
Asking Lease Rate	\$35.00/SF
Lease Type	Full Service

PAVILION II: 9930 KINCEY AVENUE

Total Building Area	±101,500 SF
Total Space Available	Suite 110: ± 2,887 RSF Suite 175: ± 2,295 RSF 3rd Floor ± 35,110 RSF
Year Built/Reno	2000/2023
Asking Lease Rate	\$35.00/SF
Lease Type	Full Service





HUNTERSVILLE
MEDICAL PAVILION I & II

TURNKEY
DEALS FOR
PAVILION I & II





AERIAL MAP



NEARBY AMENITIES

Harris Teeter

Famous Toastery

Lowe's Foods

Novant Health Medical

Publix

Starbucks

Rosedale Shopping

Tryon Medical Partners

Walgreens

Dunkin' Donuts

DaVita Huntersville

Carolina Urology

CVS

Pinky's

Vein Center of LKN

Atrium Health - Women's



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