LPA

Lat Purser & Associates, Inc.

BARLEY PARK

159 BARLEY PARK LN. | MOORESVILLE, NC 28115



Lat Purser & Associates, Inc.
4530 Park Road, Suite 410, Charlotte, NC 28209

Phil Chambers
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Property Overview

INDUSTRIAL-FLEX FOR LEASE

3,000 - 4,175 SF

- ±36,000 SF Industrial-Flex property
- Located in the heart of NASCAR Country
- 5 miles from I-77
- Convenient to Lake Norman
- Low Iredell County taxes

Availability

159B: ±3,000 SF

- 1,480 SF warehouse, 1,215 SF office & 1,233 SF mezzanine
- 12′ x 12′ OHD

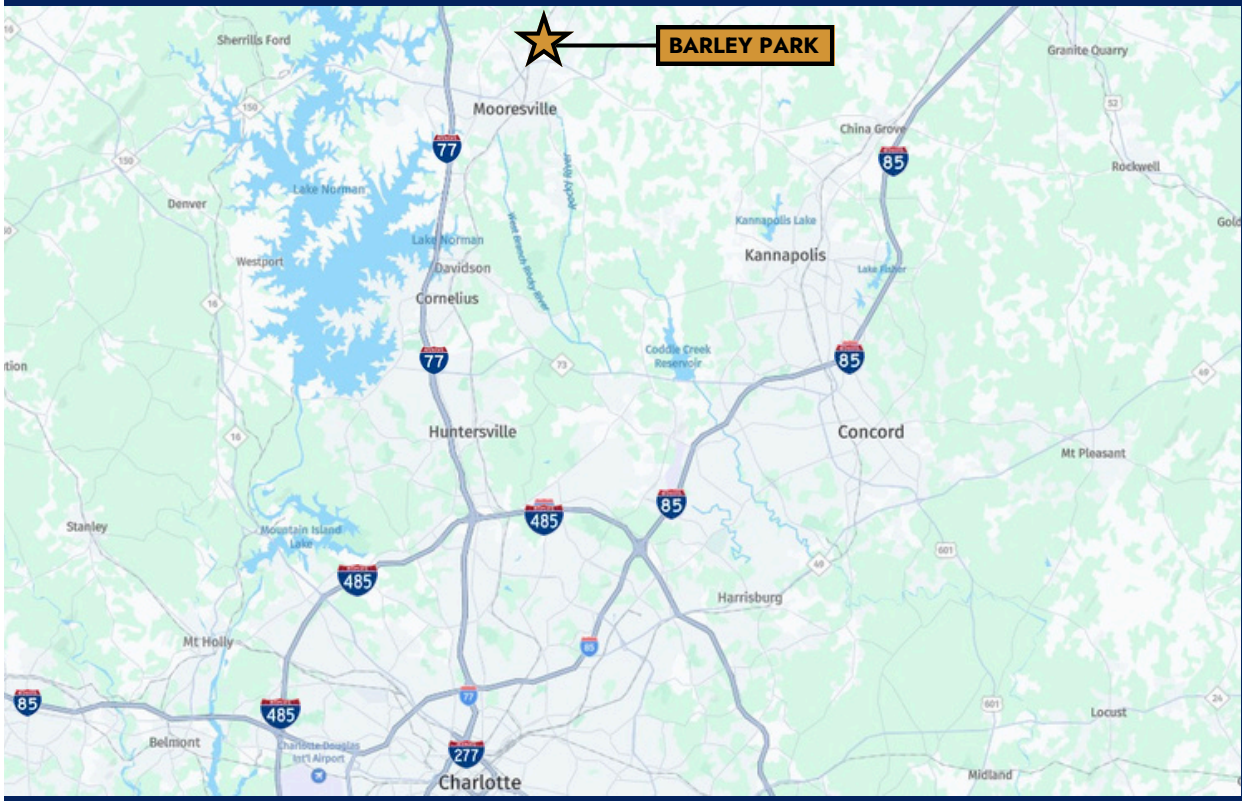
159E: ±4,175 SF

- 3,245 SF warehouse, 461 SF office & 469 SF mezzanine
- 12′ x 12′ OHD & 14′ x 14′ OHD
- Outside fenced storage yard

161C: ±3,000 SF

- 2,497 SF warehouse, 327 SF office & 429 SF mezzanine

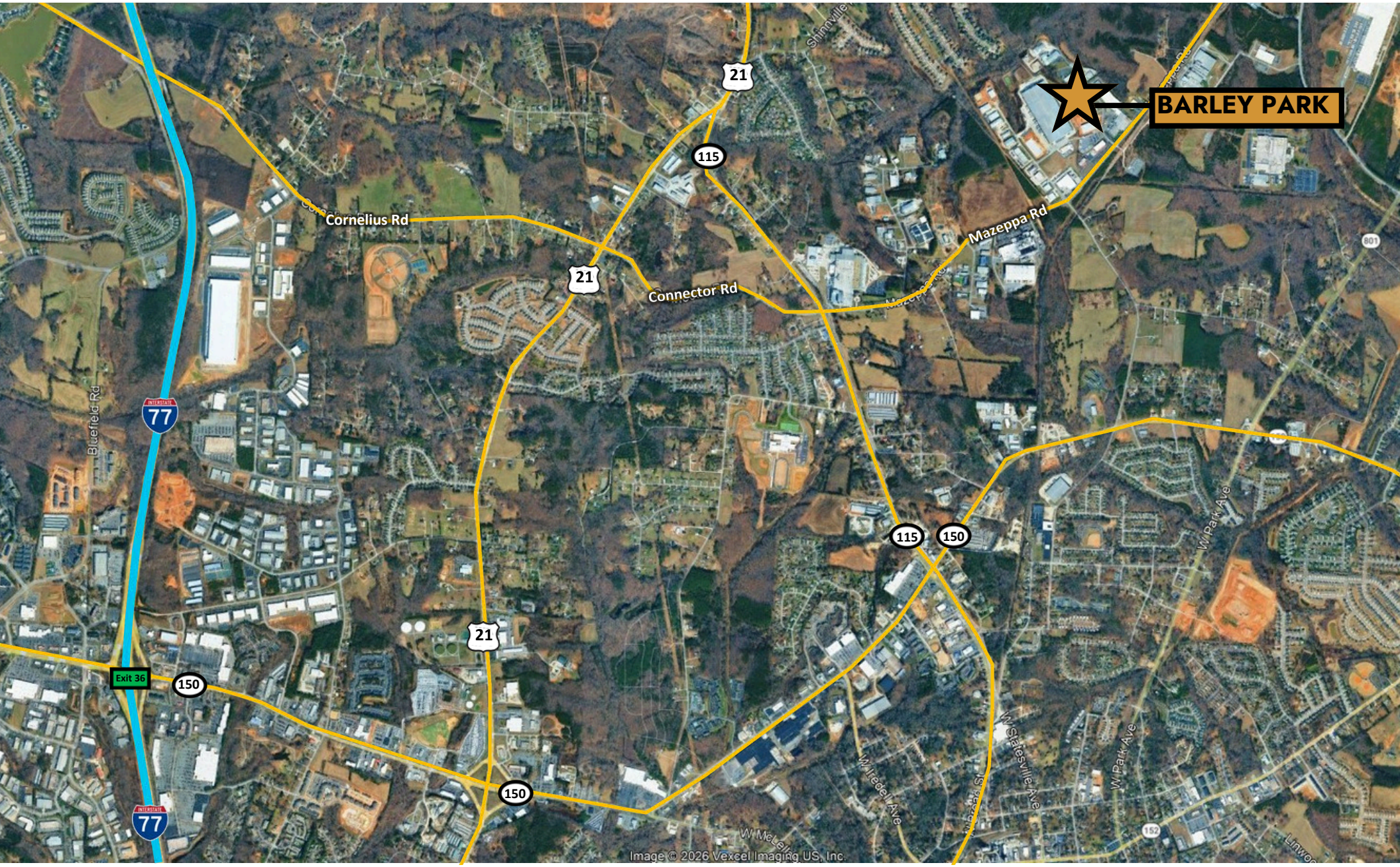




Site Plan


161B
3,000 SF
$13/SF NNN
161C
3,000 SF
$13/SF NNN
159B
3,000 SF
$13/SF NNN
159E
4,175 SF
$13/SF NNN
FENCED STORAGE YARD INCLUDED WITH 159E

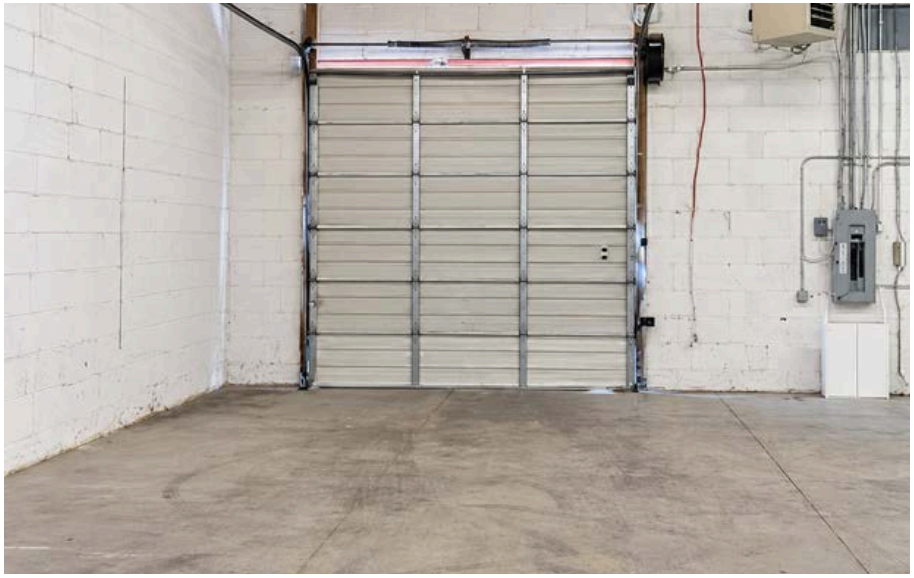
Area Map

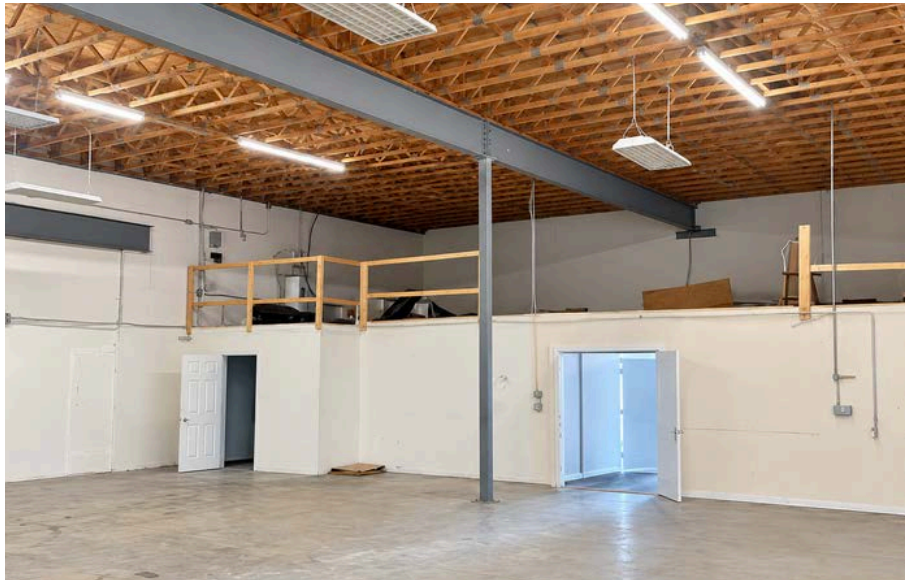

BARLEY PARK
Cornelius Rd
Connector Rd
Mazeppa Rd
Bluefield Rd
21
115
150
77
Exit 36
W Park Ave
W Statesville Ave
W Tradell Ave
Image © 2026 Vexcel Imaging US, Inc.

Property Photos







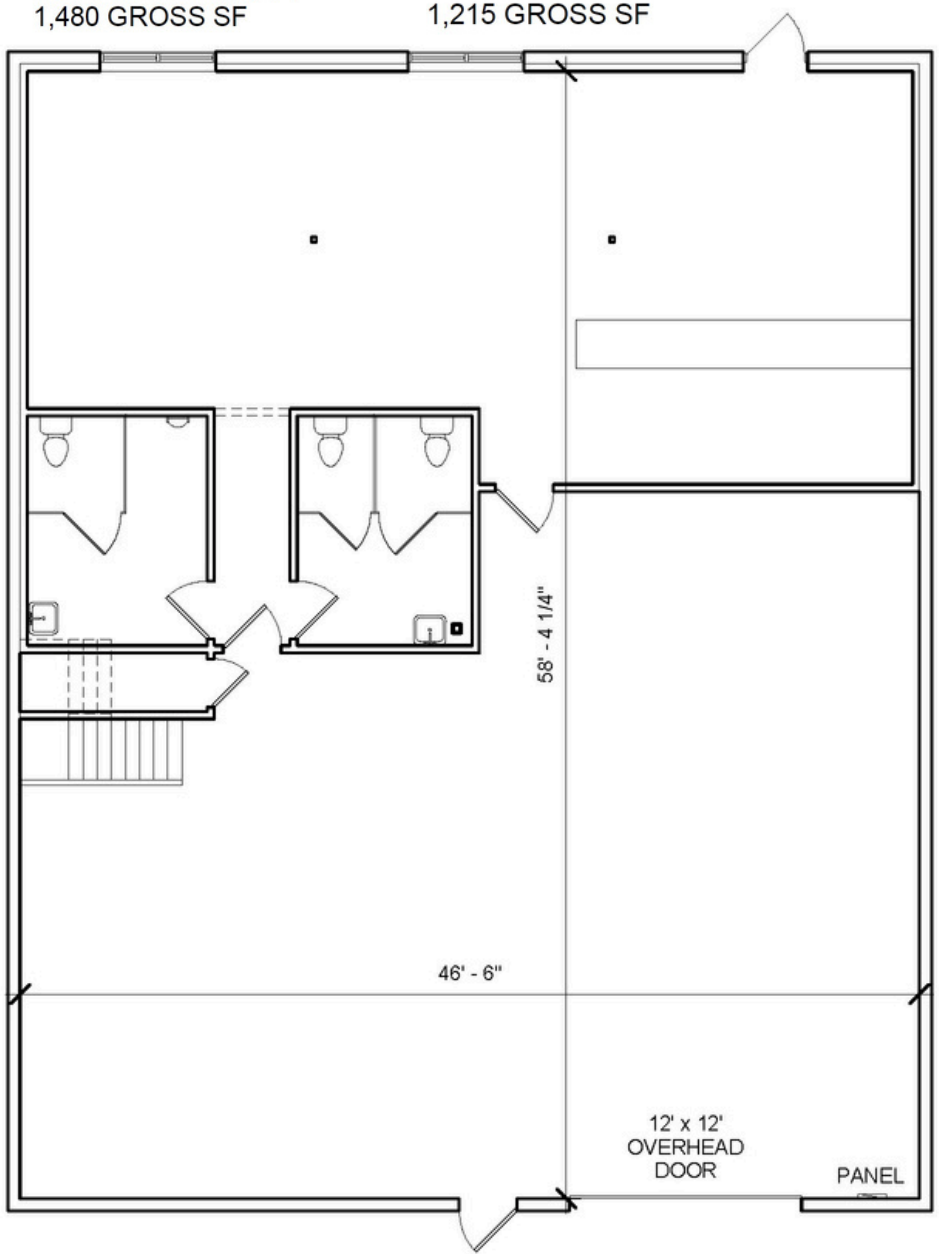


159B Floor Plan
3,000 SF

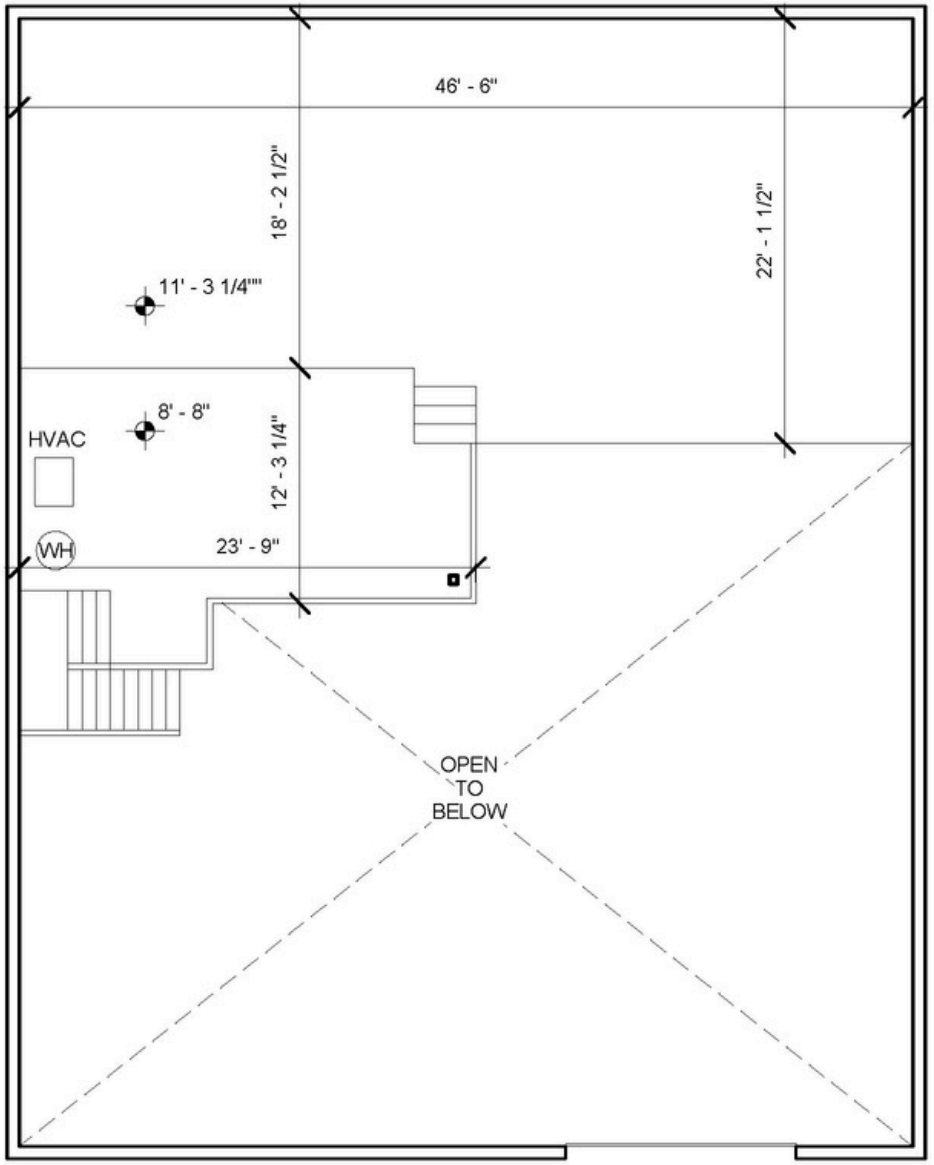
$13/SF NNN

WAREHOUSE AREA:
1,480 GROSS SF

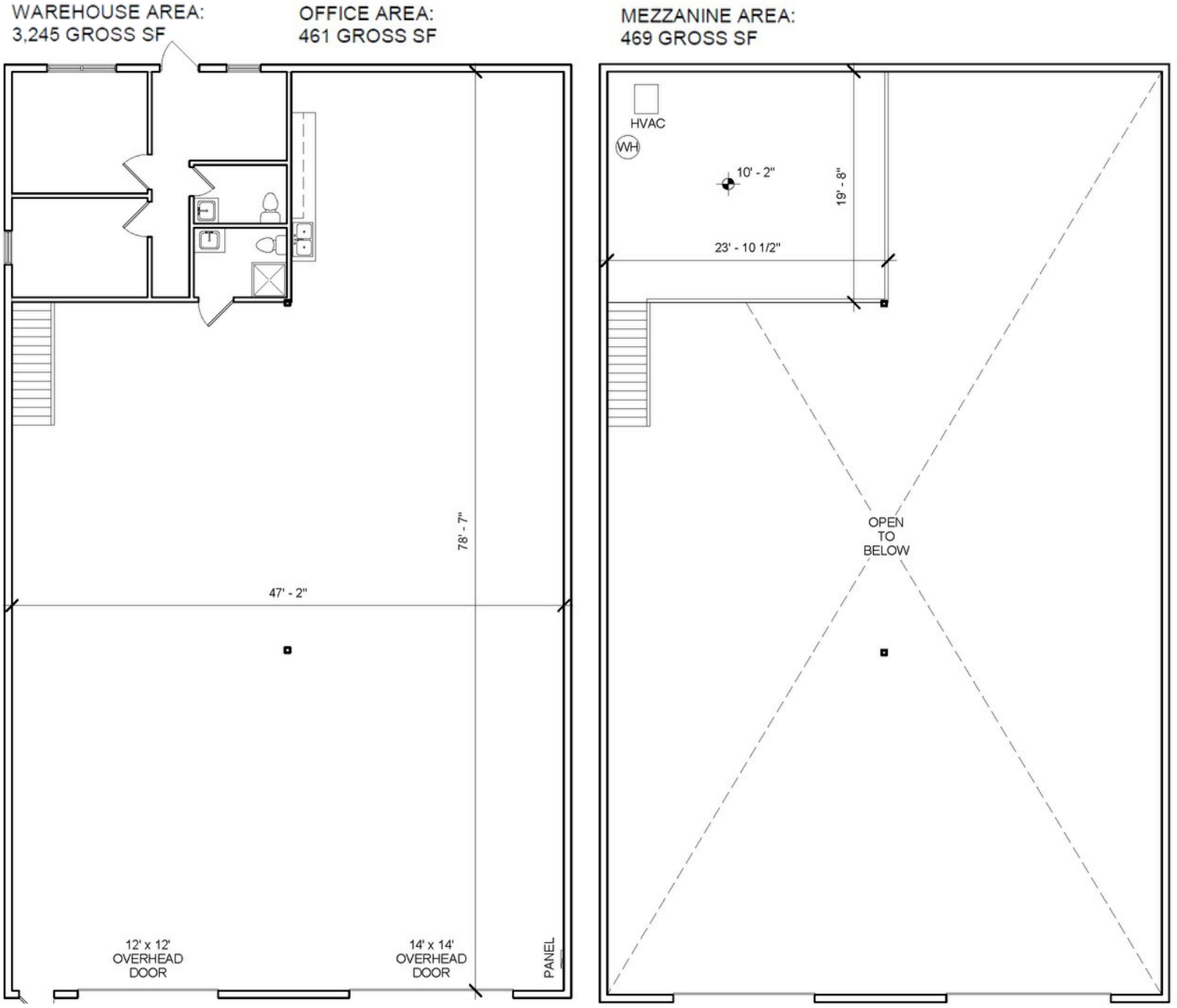
OFFICE AREA:
1,215 GROSS SF



MEZZANINE AREA:
1,233 GROSS SF



159E Floor Plan
4,175 SF
+ IOS Yard
$13/SF NNN



161C Floor Plan
3,000 SF

$13/SF NNN

