South End

Over the past decade, South End has grown into one of Charlotte's most dynamic places, evolving from a predominantly commercial and industrial area into a creative, engaging neighborhood that is proximate to Uptown, major highways, and access to the light rail system. It has been rezoned from commercial areas in the past year alone, with over 150 acres either rezoned or under construction.

South End Opportunities

1. GATEWAY TO SOUTH END
20 acres in South End at the Port of Charlotte

2. STRAWN TOWER & APARTMENTS
50+ units in the hearth of south end

3. CAMDEN & SUMMIT
15 acres primarily in one contiguous parcel

4. E/M/W BOULEVARD
6.5 acres in the heart of South End

5. TRYON & TREMON TRACKS
25 acres new South End light rail corridor

6. SOUTH BOULEVARD & REMOUNT
20 acres new Blue Line light rail and a major arterial

South End Fast Facts

- Over 9,000 workers
- 15% decrease in vacancy since 2007
- 1.5 million square feet of new office
- 33% of office space on the market in 2007
- TOD-friendly commercial businesses
- 250 housing units now under construction
- 1.5 million square feet of new retail
- 9,000 employees

South End will soon be growing in this direction, beginning with the addition of a neighborhood park at the corner of South Tryon and Kingston Street. As two of the largest, most underdeveloped tracts, some parcels offer a Tryon Street address and other sites offer excellent visibility from I-77 as well as convenience to the East/West Blue Line station.

The Charlotte-Mecklenburg Planning Commission has been working to identify the best sites for development within the South End corridor, including the area east of the Blue Line between the New Bern Station and the King Street Station. The Commission is currently reviewing applications for a new transit-oriented development project within the corridor, which will include a mix of housing, retail, and office space.

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Meanwhile, Center City's recent population growth has been sustained by public and private sector efforts to attract substantial residential development to the core—and supported by a growing national trend in which cities of all sizes are renaturing older parts of downtown with mixed-use projects. Streets, retail, and commercial space are being infused by mixed-use developments, which is occurring both inside the light-damaged core and throughout the Charlotte region.

In the future, the Levine Center for the Arts, Harper Point, the John Denver Center for the Arts, and the Center for Performing Arts will open. The Levine Center for the Arts will be a cultural hub that will attract new residents to the downtown area.

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5. CENTRAL FOURTH WARD

Central Fourth Ward is the neighborhood located between Trade Street, Brevard Street, and South Tryon Street. It is the largest of all the neighborhoods and includes the area around the Bank of America Stadium, the NASCAR Hall of Fame, and the Charlotte Convention Center. The area is home to several entertainment and cultural nodes, including the Bank of America Stadium, the NASCAR Hall of Fame, and the Charlotte Convention Center. The area is home to several entertainment and cultural nodes, including the Bank of America Stadium, the NASCAR Hall of Fame, and the Charlotte Convention Center.