

# The Nexus

6325 Ardrey Kell Road | Charlotte, NC 28277



## Suburban Location. Urban Energy.

Totalling 154,000 square feet, The Nexus is the second creative office building at Waverly, a mixed-use development just south of Interstate 485 at the intersection of Providence and Ardrey Kell — a location that is in the center of one of the most impressive growth corridors in the Charlotte region. Featuring a dedicated parking garage for office tenants, floor to ceiling windows and more than 40 restaurants and retailers just steps outside the front door, The Nexus provides an amenity-rich environment designed to recruit and retain top talent.

Through careful planning, well-curated community spaces, and a keen understanding of what tenants want, Childress Klein has created a urban-like campus where associates can walk to a cafe, gym, or have dinner with out-of-town clients staying at a hotel in the area. This new connectivity and push for a true live-work-play environment not only enhances the office employee's experience, but provides companies a significant recruiting edge.

Tenants of the Nexus include The Remi Group, a business management consultant, who outgrew their existing space in Ballantyne and moved their headquarters to Waverly. Brent Howison, the company's President loved the idea that employees — if needed, could run errands at retailers like CVS or Whole Foods Market during their lunchtime break. This unique feature made it the ideal location to expand and grow their company.

**This property was sold in 2019 and is now part of a joint venture partnership with Ascentris. Childress Klein currently leases and manages the Hub and the Nexus.**

### PROPERTY TYPE

Office  
Mixed Use

### SERVICES

Development  
Project Management  
Property Management  
Agency Leasing

### SIZE

154,000 SF, 6-story

### YEAR COMPLETED

2019

### PARTNER / ARCHITECT

Ascentris  
RJTR (Architect)

### SUSTAINABILITY

LEED Certified Building

### PROPERTY DETAILS

- Typical Floor Plate: +/- 25,000 RSF
- Upgraded spiral ductwork throughout for open ceiling layouts
- 40+ best in class restaurants, fitness, wellness providers and boutiques at your front door
- Designated adjacent parking structure

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