



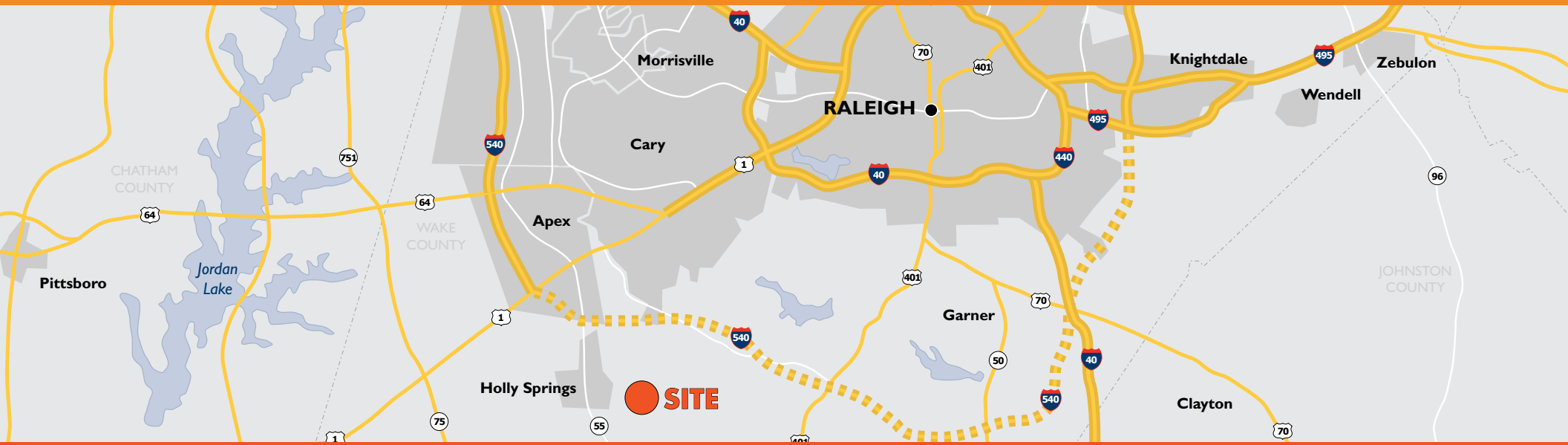
HOLLY SPRINGS CROSSING

HOLLY SPRINGS, NORTH CAROLINA

RETAIL FOR LEASE
±1,200 - 1,610 SF

HOLLY SPRINGS CROSSING

RETAIL FOR LEASE



PROPERTY FEATURES

- Ideally situated 16 miles southwest of the Raleigh Central Business District and within the North Carolina Research Triangle
- Lowes Foods renovated to current prototype
- Significant residential growth at the intersection of Holly Springs Road and Bass Lake Road
- Holly Springs Road widening to four lane road under construction

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
2019 EST. POPULATION	10,703	48,218	96,257
2024 PROJ. POPULATION	11,765	53,061	106,080
AVERAGE HH INCOME	\$104,284	\$107,846	\$109,196

TRAFFIC COUNTS	
HOLLY SPRINGS ROAD	16,000 VPD

For more information, please contact:

TEXT FOR INFORMATION
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RETAIL OVERVIEW



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LOCATION



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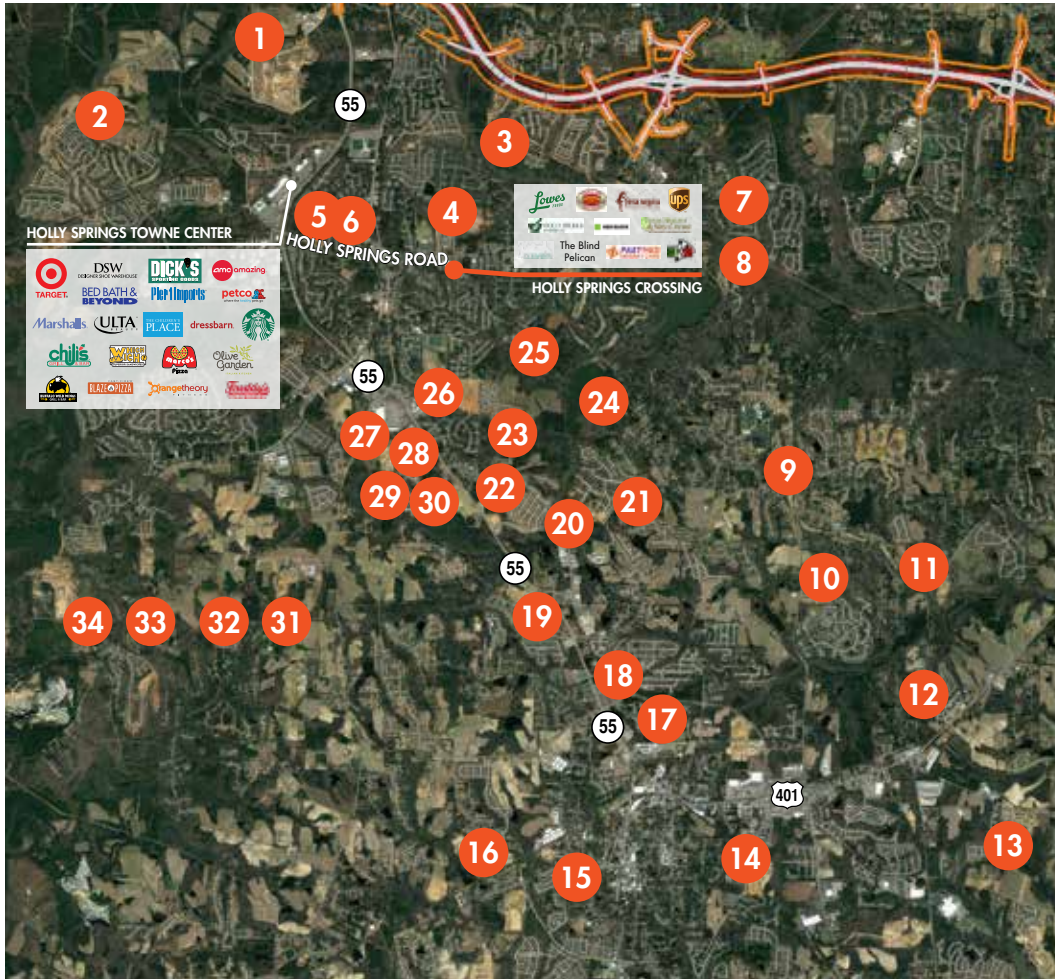
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RESIDENTIAL GROWTH AND NEW RETAIL DEVELOPMENTS



- | | | | |
|----|--|----|------------------------------------|
| 1 | Carolina Springs 396 AC Mixed-Use Development | 25 | 200 Homes Under Construction |
| 2 | 1,223 Homes Under Construction | 26 | 33 Townhomes Under Construction |
| 3 | Woodcreek 871 Single Family & Townhomes Under Construction | 27 | 292 Town Homes Approved |
| 4 | 2018 Market 344 Single Family & Townhomes | 28 | Proposed Retail Lowe's & Wegmans |
| 5 | Downton Square 88 Townhomes Under Construction | 29 | 316 Townhomes Under Construction |
| 6 | Savannah Place 35 Homes Under Construction | 30 | 157 Homes Under Construction |
| 7 | 12 Homes Under Construction | 31 | 392 Homes Under Construction |
| 8 | 46 Homes Under Construction | 32 | 210 Townhomes Under Construction |
| 9 | 126 Homes Under Construction | 33 | 677 Homes Under Construction |
| 10 | 59 Homes Under Construction | 34 | 129 Homes Under Construction |
| 11 | 239 Homes Under Construction | | |
| 12 | 52 Homes Under Construction | | |
| 13 | 2,688 Homes Under Construction | | |
| 14 | 92 Homes Under Construction | | |
| 15 | 201 Homes Under Construction | | |
| 16 | 66 Homes Under Construction | | |
| 17 | 432 Apartments & 53 Townhomes Under Construction | | |
| 18 | 216 Apartments Under Construction | | |
| 19 | Lane Dental & Proposed Retail/Multi-Family | | |
| 20 | 399 Homes Under Construction | | |
| 21 | 126 Homes Under Construction | | |
| 22 | 174 Apartments Under Construction | | |
| 23 | 114 Homes Under Construction | | |
| 24 | 24 Homes Under Construction | | |

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SITE PLAN



Unit #	Tenant	SF
A-1	Blind Pelican	3,200
A-2	Serasana	5,940
Anchor	Lowes Foods	46,592
B-1	Total Health & Skin Center	3,040
B-2	FastMed Urgent Care	4,800
B-3	Fera'Wyn's Artisan Chocolate	1,160
B-4	Holly Springs Pharmacy	1,610
B-5	Available	1,596
B-6	Dr. Joyce P. Guanga, DDS	1,920
B-7a	Available	1,610
B-7b	NY Pizza	2,070
B-8	China Cafe	1,400
B-9	Nail Experts	1,200
B-10	The UPS Store	1,200
B-11	Lifetime Academy	1,200
B-12	H&R Block	1,200
B-13	Available	1,500
B-14	Holly Springs Eye	2,100
B-15	Available 8/1/2020	1,200
C-1	Bass Lake Draft House	6,070
C-2	Harvest Moon	1,600

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