



SHARON CORNERS

SHARON ROAD AND FAIRVIEW ROAD, CHARLOTTE, NC 28211



DESCRIPTION

- 8,640 SF available.
- Targeting soft goods/service only. No additional food uses in center due to parking restriction
- Specialty center with approximately 88,000 SF
- Located in the SouthPark submarket at the intersection of Fairview Road & Sharon Road
- Anchored by national leading retailers including HomeGoods, Destination Maternity & Men's Wearhouse
- Directly across from Charlotte's premier SouthPark Mall and adjacent to a new Hilton Garden Inn and Homewood Suites

BUILDING FEATURES

PROPERTY SIZE	87,837 SF
AVAILABLE	8,640 SF

TRAFFIC

FAIRVIEW RD	36,528 VPD
SHARON RD	35,132 VPD

FOR MORE INFORMATION, PLEASE CONTACT:

KEELY HINES | 704.676.1563

Vice President/Broker

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Licensed Real Estate Broker

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DEMOGRAPHICS



1 MILE RADIUS

	12,767 ESTIMATED POPULATION 2020
	43.0 AVERAGE AGE
	\$568,438 MEDIAN HOME VALUE 2020
	24,215 TOTAL EMPLOYEES
	\$153,866 AVG HOUSEHOLD INCOME

3 MILE RADIUS

	89,616 ESTIMATED POPULATION 2020
	40.1 AVERAGE AGE
	\$517,748 MEDIAN HOME VALUE 2020
	53,341 TOTAL EMPLOYEES
	\$155,885 AVG HOUSEHOLD INCOME

5 MILE RADIUS

	257,665 ESTIMATED POPULATION 2020
	37.0 AVERAGE AGE
	\$431,320 MEDIAN HOME VALUE 2020
	195,572 TOTAL EMPLOYEES
	\$124,470 AVG HOUSEHOLD INCOME

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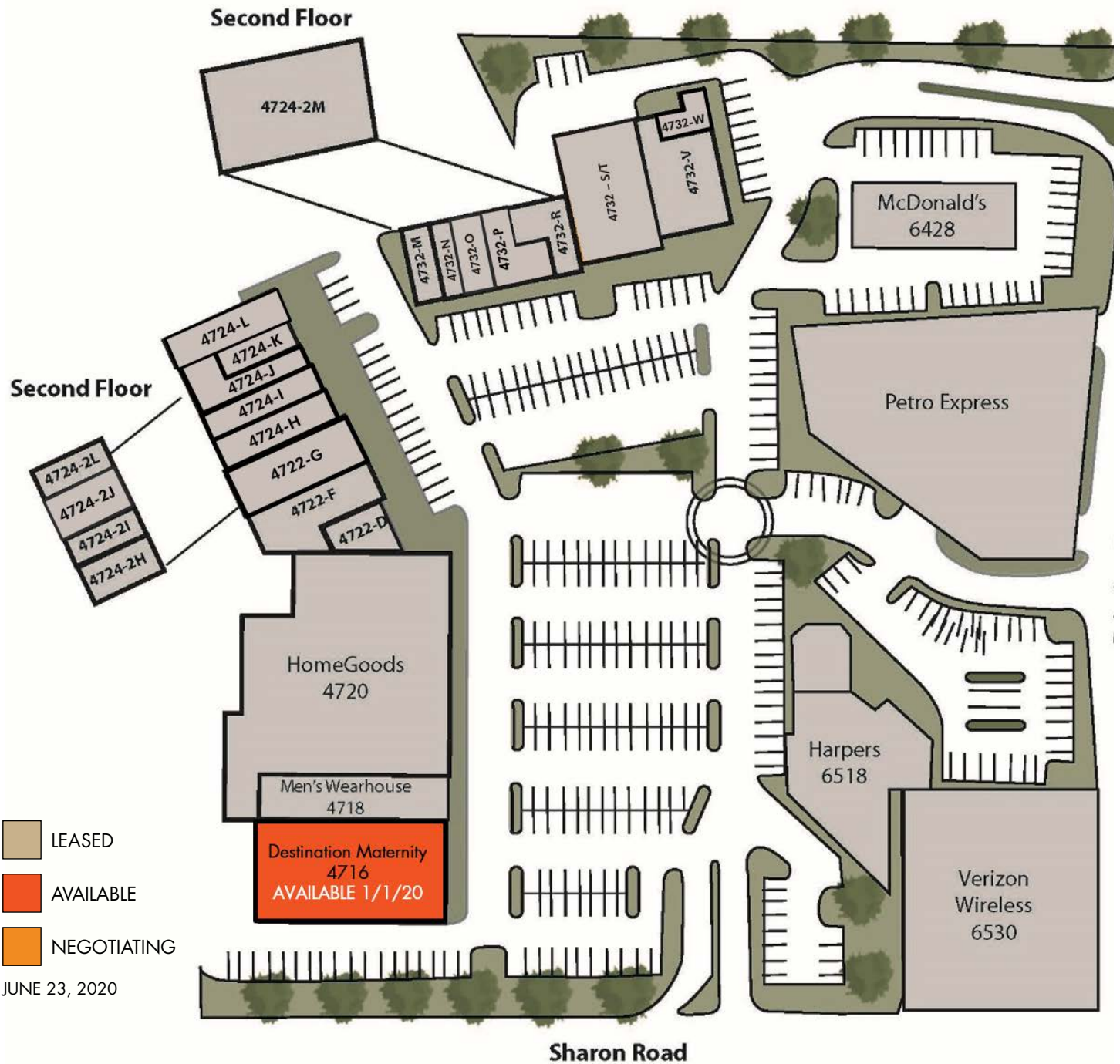
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SITE PLAN



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SUITE	TENANT	SF
4720	HOMEGOODS	23,344
4716	AVAILABLE	8,640
4718	MEN'S WAREHOUSE	5,500
4722D	ELEMENTS MASSAGE	1,606
4722G	BAODING	4,000
4724H	MOE'S SOUTHWESTERN GRILL	2,168
4724I	JERSEY MIKE'S	1,779
4724-J	PAINTING WITH A TWIST	2,533
4724-K	GREAT CLIPS	1,063
4724-L	DENTIST	2,168
4724-2H	H&R BLOCK	1,392
4724-2I	GORGEOUS GLO	1,290
4724-2J	CLUB CHAMPION	2,300
4724-2L	NAILS 2	1,500
4724-2M	JESS BROWN'S OUTDOOR	7,200
4732-M	GIGI'S CUPCAKES	1,200
4732-N	TOOTSIES TOO	1,200
4732-O	QUEEN CITY TENNIS	1,200
4732-P	ELEMENT 5 SALON	1,800
4732-R	EUROPEAN WAX CENTER	1,800
4732-S/T	PET SUPPLIES PLUS	5,451
4732-V	ORIGINAL PANCAKE HOUSE	4,211
4732-W	SMOOTHIE KING	982



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