

Ogden Marketplace

Middle Sound Loop Road & Market Street
Wilmington, NC 28411

Bell Moore
GROUP, INC.

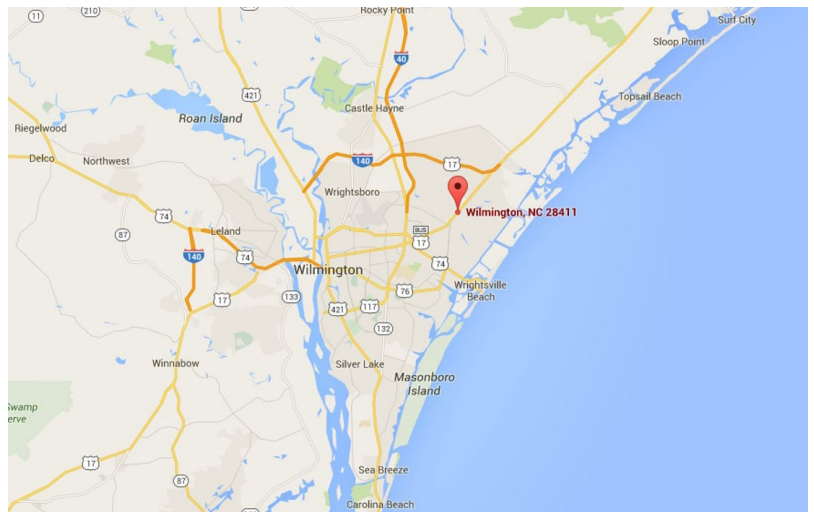


PROPERTY HIGHLIGHTS:

- Gourmet grocery store anchored center
- Approximately 72,000 SF of leasable space
- 2,574 SF expansion space available
- Great visibility from US 17 Business/Market Street
- Located on the “going home” side of US 17 Business
- Easy ingress/egress with four access points and a signalized intersection

TRAFFIC COUNTS:

- US 17 Business/Market Street - 56,845 VPD
- Middle Sound Loop Road - 12,416 VPD



<u>DEMOGRAPHICS (2018):</u>	<u>5 Minute Drive</u>	<u>10 Minute Drive</u>	<u>15 Minute Drive</u>
Population:	17,064	64,832	125,556
Average HH Income:	\$84,143	\$83,329	\$77,342
Daytime Population:	7,811	39,600	68,717

OWNED BY

HALPERN
ENTERPRISES, INC.

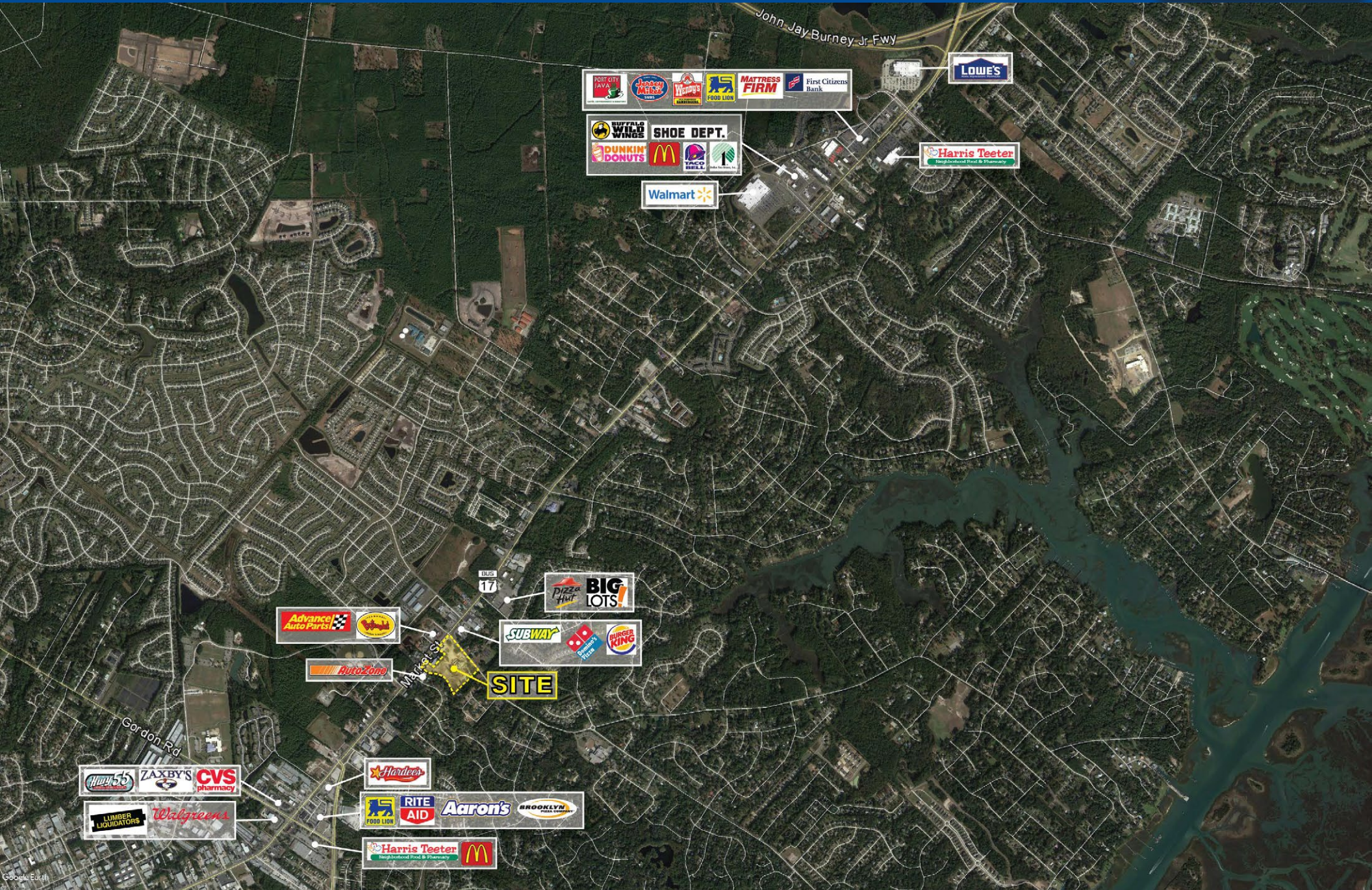
FOR MORE INFORMATION CONTACT:

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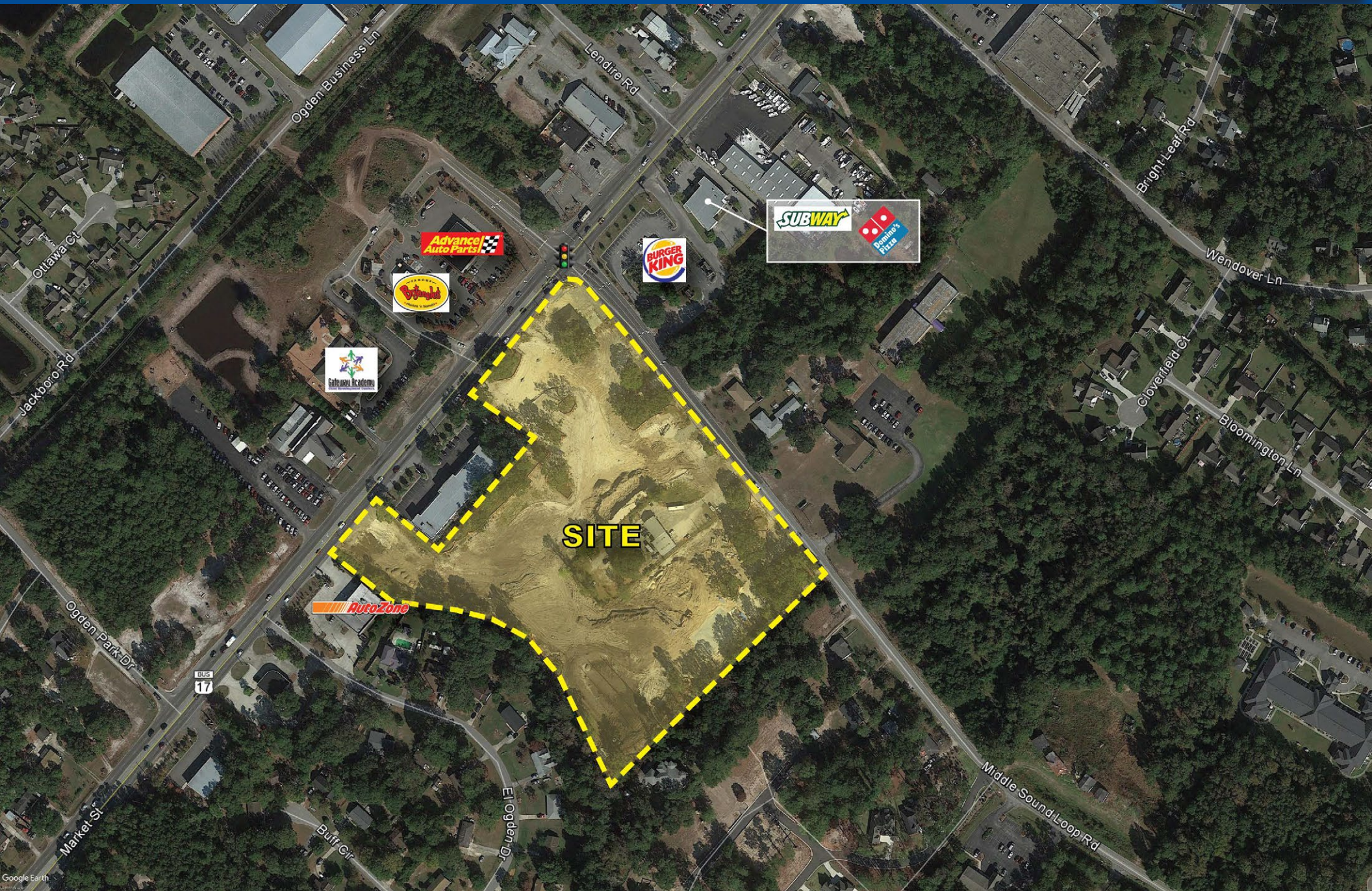
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Space #	Tenant	Size (SF)
1	Publix	45,600 SF
2	Invictus Martial Arts	1,805 SF
3	A+ Nails & Body Massage	2,784 SF
4	9Round Fitness	1,651 SF
5	Moe's Southwest Grill	2,500 SF
6	The Fairy Circle	2,318 SF
7	Double Happiness	3,551 SF
8-9	Phenix Salon Suites	5,425 SF
10-11	MOD Pizza	2,697 SF
12	Benchmark Physical Therapy	1,306 SF
13-14	O2 Dental Group	2,360 SF
15	Smoothie King	1,036 SF
16	Pizza Hut	1,400 SF
17	Available	2,574 SF



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2,574 SF Expansion Space

Under construction at highly visible intersection of US 17/Market Street and Middlesound Loop Road

- Up to 2,574 SF available
- Publix-anchored retail center located on the “going home” side of US 17/Market Street
- National tenants include 9 Round, Moe’s Southwest Grill, MOD Pizza and Smoothie King

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