

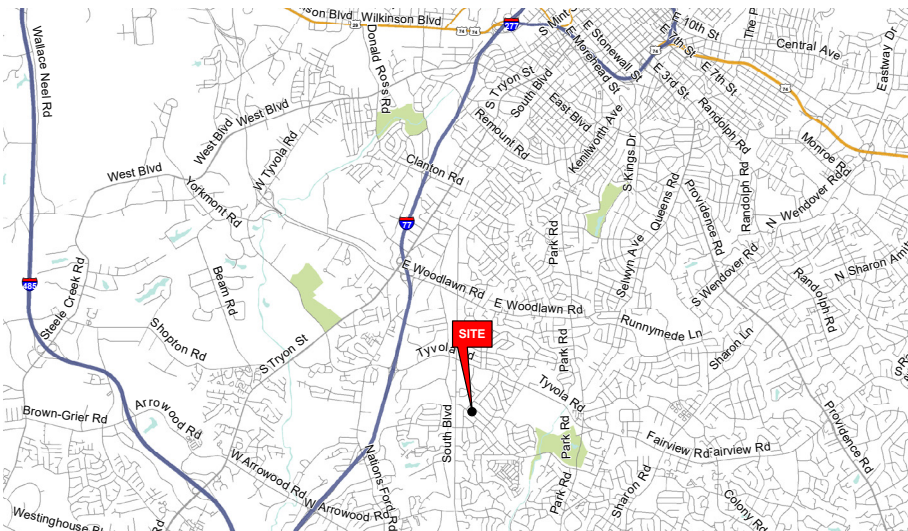


ARCHDALE MARKETPLACE

5831 SOUTH BOULEVARD | CHARLOTTE, NORTH CAROLINA



PROPERTY PHOTO



PROPERTY INFORMATION

SPACE(S) AVAILABLE:	1,000 - 4,129 SF
CAM:	\$2.33 / SF
TAX:	\$1.07 / SF
INSURANCE:	\$0.10 / SF
	\$3.50 / SF total
LEASE RATE:	Please Call

PROPERTY DESCRIPTION

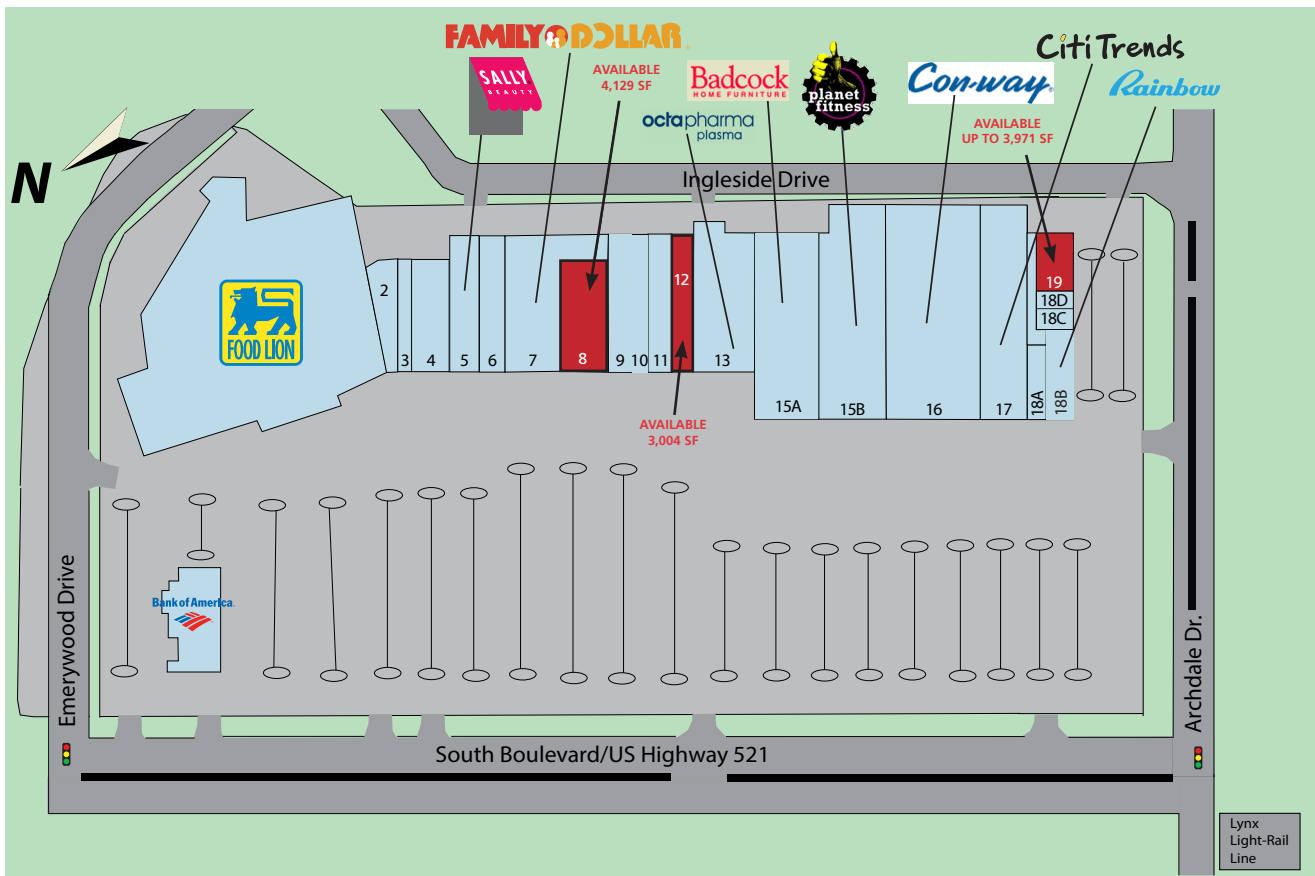
Archdale Marketplace is one of the largest centers along the heavily travelled South Blvd. corridor (27,300 vpd) in Charlotte. Anchored by Food Lion, Badcock Furniture, Conway and Planet Fitness, the 180,000 square foot center has long been a good draw for other junior anchor and small shop tenants. Strategically located at the intersection of South Boulevard and Archdale Drive, the center attracts customers from both the nearby residential neighborhoods as well as areas along the entire South Boulevard corridor stretching from Pineville to downtown Charlotte.

DEMOGRAPHICS (2018)

	1 MILE	3 MILE	5 MILE
Population	12,667	93,259	204,485
Average HH Income	\$69,935	\$92,891	\$113,830
Median HH Income	\$59,140	\$74,058	\$83,349
Business Establishments	577	5,762	16,330
Daytime Employment	5,914	87,664	227,477

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TRAFFIC COUNTS 2016 (NCDOT)

- 25,000 VPD on South Boulevard
- 14,000 VPD on Archdale Drive

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