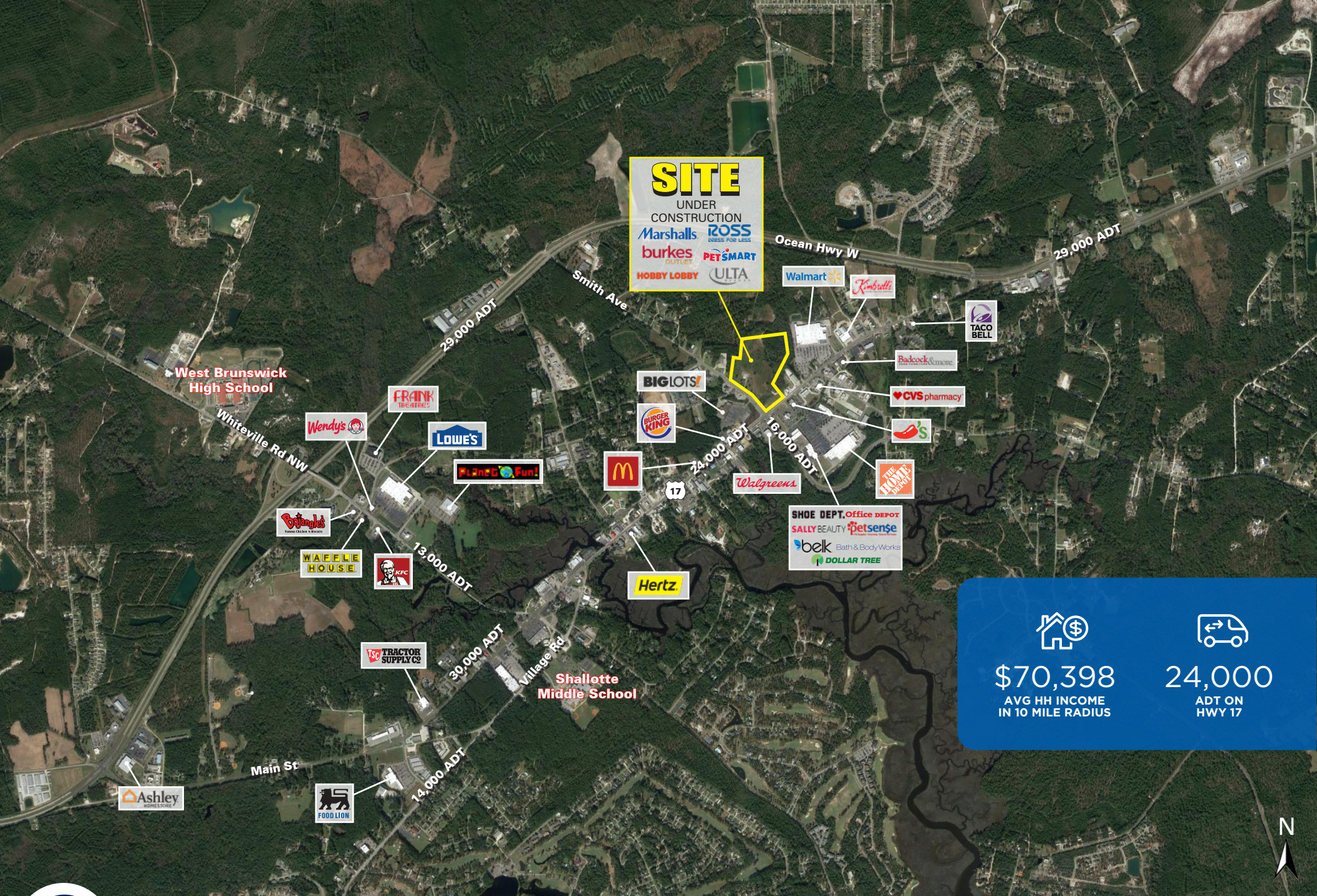


Under Construction For Lease



- New proposed 200,000 SF shopping center at the primary intersection in Shallotte, NC
- Strategically located to service Ocean Isle Beach, Holden Beach, Sunset Beach, Oak Island and Southport
- Site is anchored by Marshalls, Ross, Ulta, Hobby Lobby, Petsmart, and Burkes
- Brunswick County is the 5th fastest growing county in North Carolina

2019 DEMOGRAPHICS	5 MILE	10 MILE	15 MILE
Population	17,848	44,646	75,216
Avg HH Income	\$58,589	\$70,398	\$72,854

Ross Waters
561.424.3014
rwaters@atlanticretail.com



SITE
 UNDER
 CONSTRUCTION
 Marshalls ROSS
 burkes OUTLET PET SMART
 HOBBY LOBBY ULTA



\$70,398 **24,000**
 AVG HH INCOME ADT ON
 IN 10 MILE RADIUS HWY 17



SHALLOTTE, NC
Coastal Walk - US 17 & Smith Ave

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SITE
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SHALLOTTE, NC

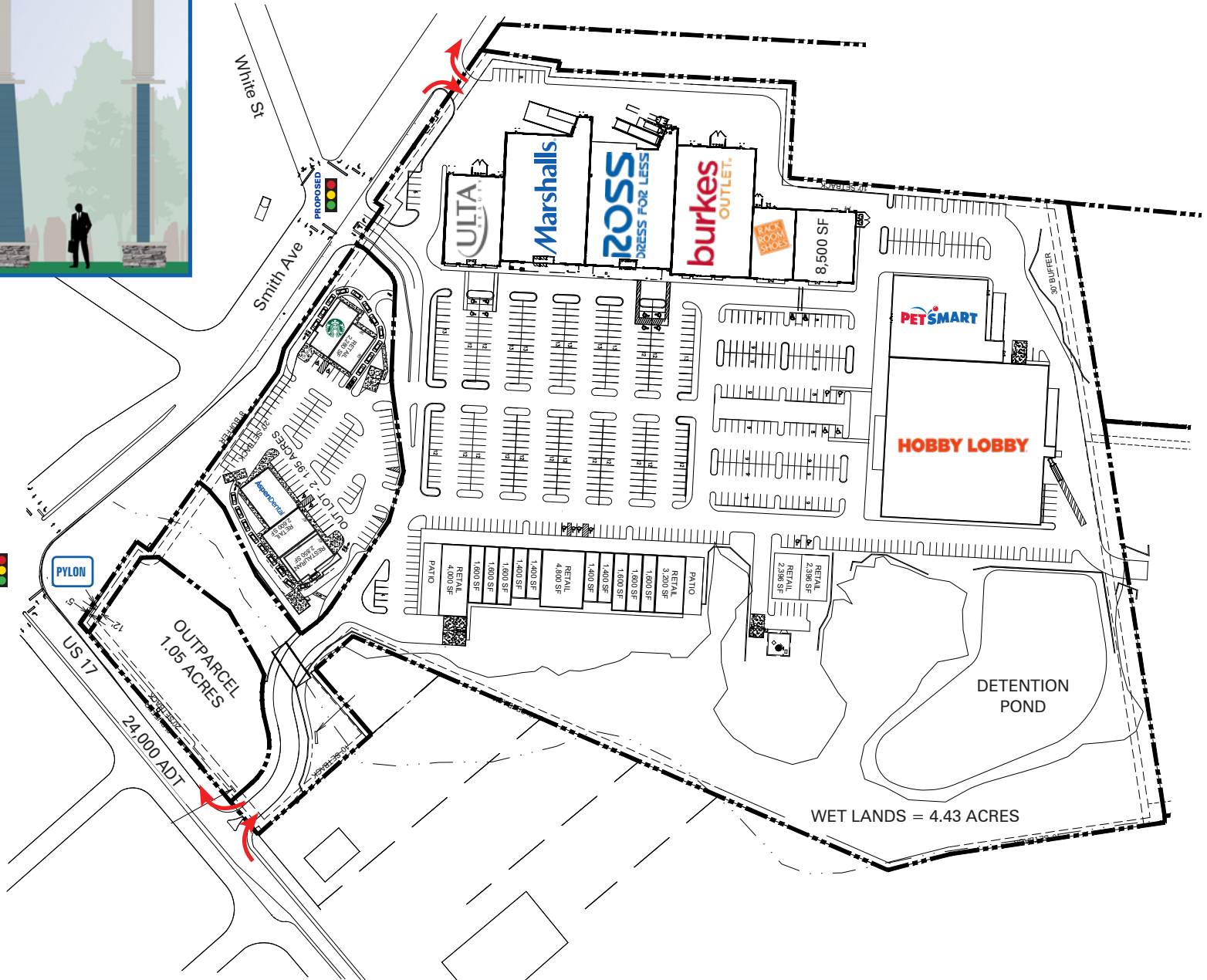
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SITE PLAN OVERLAY

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SITE PLAN



Walmart

PETSMART

HOBBY LOBBY

burkes
OUTLET

ROSS
DRESS FOR LESS

Marshalls

ULTA

Smith Ave

16,000 ADT

Main St
24,000 ADT



BIG LOTS!



SHALLOTTE, NC Coastal Walk - US 17 & Smith Ave

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BIRDS EYE