

EASTWOOD ROAD & MILITARY CUTOFF ROAD
Wilmington | NC 28405



CENTER POINT WILMINGTON

A COASTAL
DESTINATION



RETAIL LEASING BY **CBRE**

DEVELOPMENT BY

An Affiliate of





ABOUT WILMINGTON

Wilmington is the crown jewel of Coastal North Carolina. With a booming population over 100,000 and a diverse economic engine, Wilmington is a lifestyle destination that attracts residents and visitors from around the world. Tourism spending is estimated to an amazing \$1 billion dollars annually in New Hanover County.

Center Point is Wilmington's newest mixed-use development with luxury residences, high-end restaurants and shops complemented by large green spaces, parks and outdoor dining areas. With full-service movement access from Military Cutoff Rd and Eastwood Rd, Center Point is easily accessible from all parts of Wilmington, Wrightsville Beach and New Hanover County.



\$89,970
Average Household
Income



119,306
2022 Population



86,846
Total Employees



44.6%
Bachelor's Degree or
Higher



18,031
UNC Wilmington
Enrollment



\$1 BILLION
Annual Tourism Spending

MARKET OVERVIEW



WILMINGTON INTERNATIONAL AIRPORT

An easy 15-minute drive from Center Point, Wilmington International Airport is served by five airlines offering 14 non-stop flights and access to over 360 destinations.



HIGHWAY ACCESSIBILITY

Intersected by I-40 and the future I-73/74 (under construction), Wilmington is one of North Carolina's most accessible coastal communities.



MEDIAN HOME VALUE

Within one mile of Center Point, the median home value is \$488,608.



NEW HANOVER COUNTY RETAIL SPENDING

\$311.34M in food & beverage spending and \$77.42M retail spending (2021)



PORT OF WILMINGTON

Located 26 miles from the open sea, the Port of Wilmington is North Carolina's busiest port.



ABUNDANT JOB GROWTH

In addition to several corporate expansions, 20,000 jobs have been added in the technology sector.



POPULATION GROWTH

35% population growth since 2010 within one mile of Center Point



UNC SCHOOL SYSTEM

As part of the 17-campus UNC System, UNCW has evolved into a nationally ranked university of nearly 18,000 students.



REGIONAL DESTINATION

12M people visit North Carolina's coast annually, with 83% of visits including overnight stays.

DEMAND DRIVERS

Mayfaire Town Center

With over 100 eclectic shops and restaurants, Mayfaire is a wonderfully innovative destination for one-stop shopping, dining and entertainment. Designed to emulate the sense of community and friendly commerce found at the center of town, this shopping haven is one of those rare places where you can go with a diverse shopping list and find everything you're looking for in one shopping center.

University of North Carolina Wilmington

As part of the 17-campus UNC System, UNCW offers a full range of baccalaureate- and graduate-level programs, as well as doctoral degrees in educational leadership, marine biology, nursing practice and psychology. The college that opened its doors to 238 students in 1947 has evolved into a nationally ranked university of nearly 18,000 students that is recognized for its commitment to excellence.

Wilmington Riverwalk

One of the best ways to explore downtown Wilmington is by way of the Wilmington Riverwalk. Spanning nearly two miles, the riverwalk is lined with boutique shops, river-view dining, relaxing green spaces, pedestrian art and a variety of river cruises departing from docks along the Cape Fear River. Veer off to explore the local shops and restaurants within the historic Cotton Exchange or the Chandler's Warf Warehouse Shops and Galleries.





DEMAND DRIVERS

Battleship North Carolina

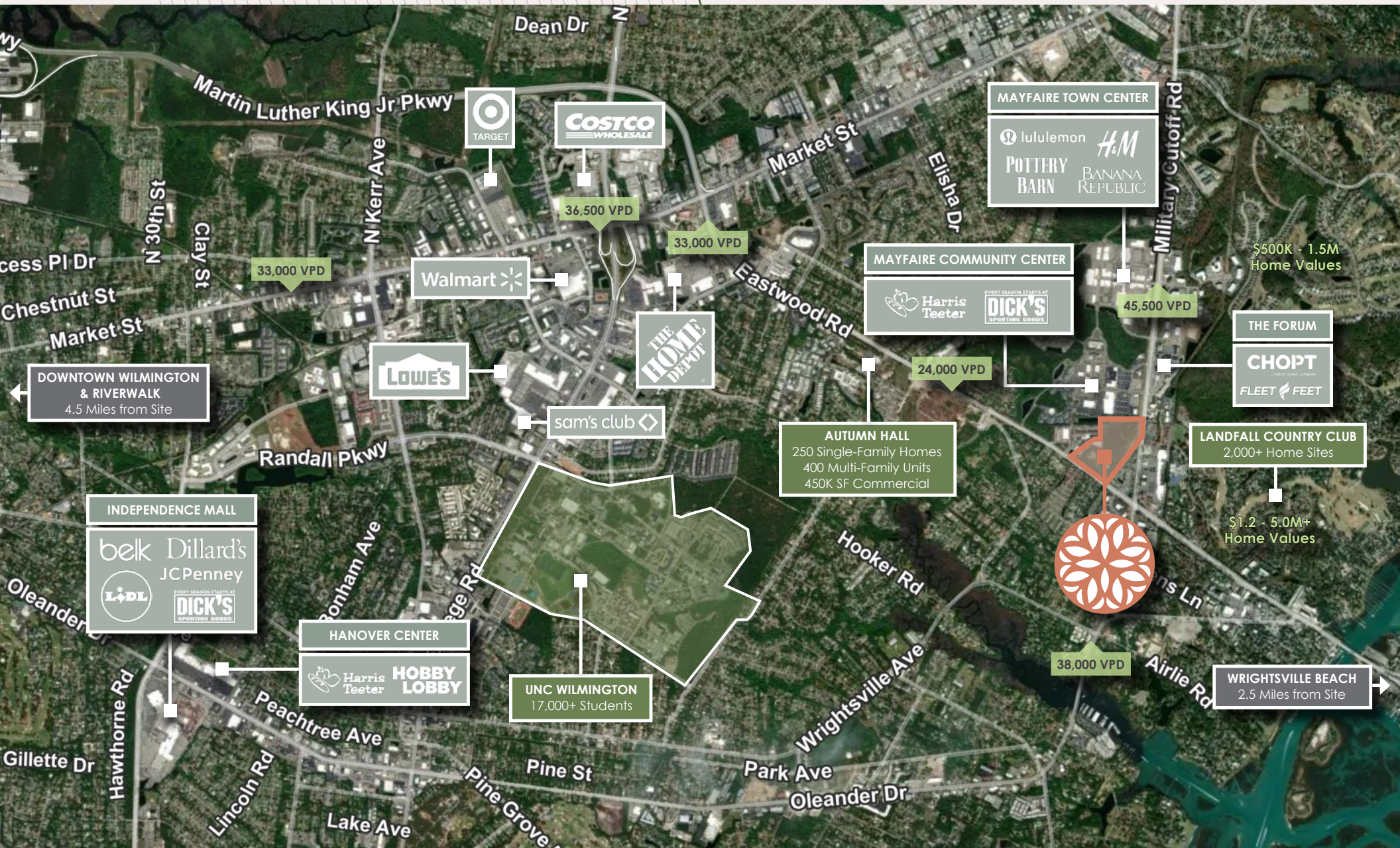
The Battleship North Carolina Memorial was opened to the public in October 1961 as an authentically restored World War II battleship, a National Historic Landmark, a museum, and a memorial honoring North Carolinians of all branches of service who gave their lives in World War II.

Wrightsville Beach

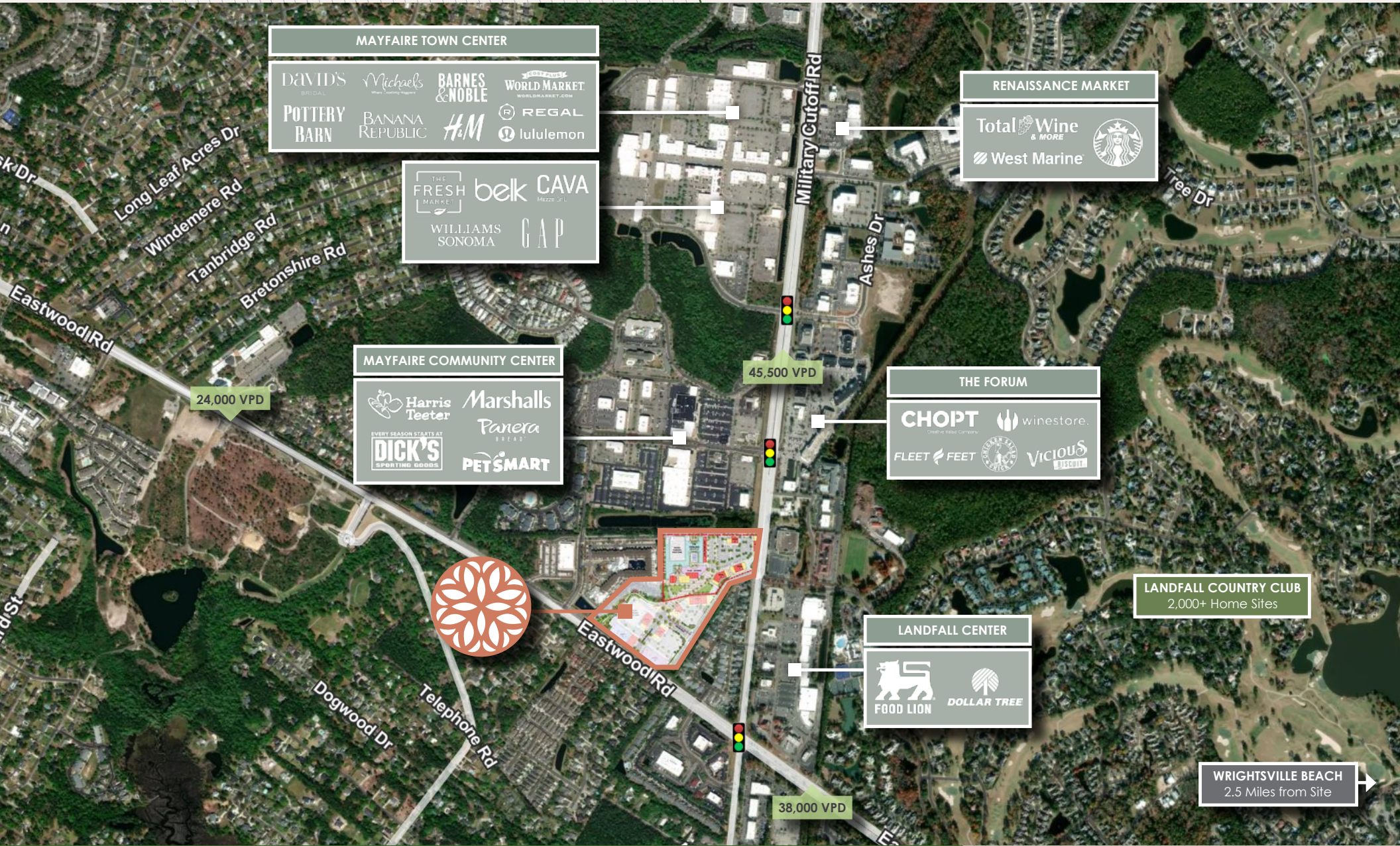
From active lifestyles with plenty of watersports and outdoor healthy and wellness activities to friendly community gatherings, there's never a shortage of something happening year-round in Wrightsville Beach, North Carolina's most accessible beach located just 8.5 miles from Wilmington. This vibrant beach town and walkable island has great shopping spots at beach boutiques, surf shops and nearby open-air villages.

Landfall

A mature, member-owned, financially stable private club located in historic Wilmington, North Carolina. The Club boasts many amenities and is located inside the gated community of Landfall. For 25 years, Landfall has been one of the premier gated communities in the southeast, just minutes away from Wrightsville Beach.



TRADE AREA AERIAL



MAYFAIRE TOWN CENTER

DAVID'S BRIDAL Michaels BARNES & NOBLE WORLD MARKET
POTTERY BARN BANANA REPUBLIC H&M REGAL lululemon

THE FRESH MARKET beik CAVA
WILLIAMS SONOMA GAP

RENAISSANCE MARKET

Total Wine & MORE Starbucks
West Marine

MAYFAIRE COMMUNITY CENTER

Harris Teeter Marshalls Panera BREAD
DICK'S SPORTING GOODS PETSMART

THE FORUM

CHOPT winestore.
FLEET FEET VICIOUS

LANDFALL COUNTRY CLUB
2,000+ Home Sites

LANDFALL CENTER

FOOD LION DOLLAR TREE

WRIGHTSVILLE BEACH
2.5 Miles from Site

24,000 VPD

45,500 VPD

38,000 VPD

SURROUNDING AREA

MASTER SITE PLAN



RETAIL SITE PLAN



RENDERINGS



RENDERINGS



RENDERINGS





CONTACT US

CBRE

CHARLIE COYNE

Executive Vice President
charlie.coyne@cbre-raleigh.com
+1 919 831 8233

MATT LARSON

Executive Vice President
matt.larson@cbre-raleigh.com
+1 919 831 8268



**CENTER
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