

FOUNDRY
COMMERCIAL

SHOPTON RD

SHOPTON
SQUARE

STEELE CREEK RD

SHOPTON RIDGE
INDUSTRIAL PARK

485

485

CHARLOTTE
PREMIUM OUTLETS™
A SIMON CENTER



COACH
OUTLET



POLO
RALPH LAUREN

kate spade
OUTLET

OLD NAVY

BANANA REPUBLIC

SHOPTON SQUARE

HIGHWAY 160 & SHOPTON ROAD, CHARLOTTE NC, 28269

1,200 - 2,400 SF AVAILABLE FOR LEASE



PROPERTY DESCRIPTION

- 1,200 SF second gen barbershop and 2,400 SF second gen restaurant available for lease
- Shopton Square is located in southwest Charlotte, the area’s fastest growing submarket, and features easy access to I-485 and Charlotte Premium Outlets
- The center is situated minutes from Berewick, a 1,200+ acre multi-use master planned community that includes retail, office, hotel and residential. The average home closing price in Berewick is \$312,000, and new houses continue to be built every day
- The center sits at the signalized intersection of the highly traveled Steele Creek Road (18,000 VPD) and Shopton Road, across the street from the Steele Creek Commerce Park

TRAFFIC	
I-485	109,000 VPD
HIGHWAY 160	18,000 VPD
SHOPTON ROAD	8,600 VPD

FOR MORE INFORMATION, PLEASE CONTACT:

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SITE PLAN



BUILDING 4847

SUITE	TENANT	SF
01-02	ONE SIXTY SPORTS BAR	2,400
03-04	SHOPTON DENTAL	2,400
05	SMALLCAKES CUPCAKERY & CREAMERY	1,200
06-07	BONZAI THAI	2,400

BUILDING 4841

SUITE	TENANT	SF
08-09	AVAILABLE	2,400
10-11	PERFORMANCE STAFFING	2,400
12	MOJI TEAHOUSE	1,200
13	CHARLOTTE PERFORMING ARTS	2,650
14	AVAILABLE	1,200
15	THE KIDDIECADE	1,200

BUILDING 4819

SUITE	TENANT	SF
16	PAPA JOHN'S	1,400
17	PAYMORE	900
18-19	CRYSTAL NAIL BAR	2,400

OUTPARCEL

	TENANT	SF
ANCHOR	GOODWILL	21,000
	CHRISTIAN BROTHERS AUTOMOTIVE	1.72 AC

FOR MORE INFORMATION, PLEASE CONTACT:

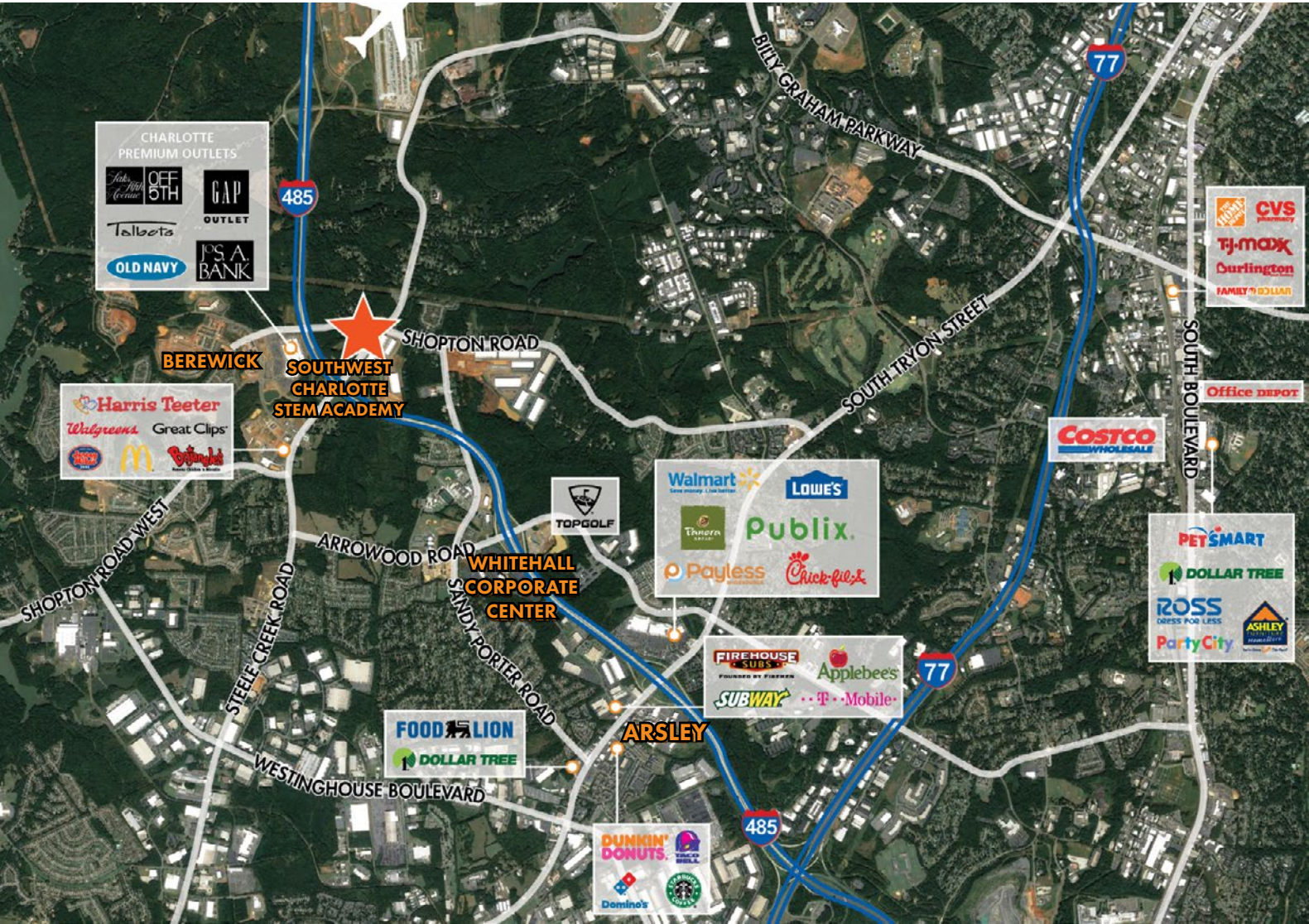
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DEMOGRAPHICS

1 MILE RADIUS	3 MILE RADIUS	5 MILE RADIUS
5,645 ESTIMATED POPULATION 2025	37,855 ESTIMATED POPULATION 2025	118,626 ESTIMATED POPULATION 2025
37.1 MEDIAN AGE	34.1 MEDIAN AGE	34.5 MEDIAN AGE
\$353,507 MEDIAN HOME VALUE	\$372,008 MEDIAN HOME VALUE	\$398,164 MEDIAN HOME VALUE
\$121,159 AVG HOUSEHOLD INCOME	\$123,544 AVG HOUSEHOLD INCOME	\$110,344 AVG HOUSEHOLD INCOME

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