

**Retail Spaces  
Available for Lease**  
+/- 1,200- 2,500 SF



**+/- 1,200 - 2,500 SF Retail Spaces Available for Lease**

**CONTACT BROKER FOR PRICING**

**Churton Grove**

101 N Scotswood Blvd, Hillsborough, NC 27278

**FOR LEASE**

Lucas Barnhardt  
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COMMERCIAL

# Property Overview

## PROPERTY HIGHLIGHTS

- +/- 1,200 - 2,500 SF Retail spaces available for lease
- +/- 10.0 AC shopping center off Hwy 70 E anchored by a top-performing Food Lion
- Area retailers include Circle K and State Employees Credit Union
- Churton Grove sits in front of a 400-home neighborhood with convenient access to Hwy 70 and I-85
- Traffic Counts:  
Hwy 70 | 14,000 VPD



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# Site Plan

Suite	Tenant	Size
Suite A	Available	1,200 SF
Suite B	Whole Dog Institute	3,800 SF
Suite C	Available	2,500 SF
Suite D	Zhang Garden	1,475 SF
Suite E	M.A. Hair Salon	1,475 SF
Suite F	Coco Nail & Beauty Salon	1,475 SF
Suite G	Subway	1,475 SF
Suite H/I	Vinny's Restaurant	4,000 SF
Suite J	Ooh La La Pet Spa	1,300 SF
Suite K	Moore & Alphin	2,500 SF
Suite L/M	Above & Beyond Realty	5,000 SF



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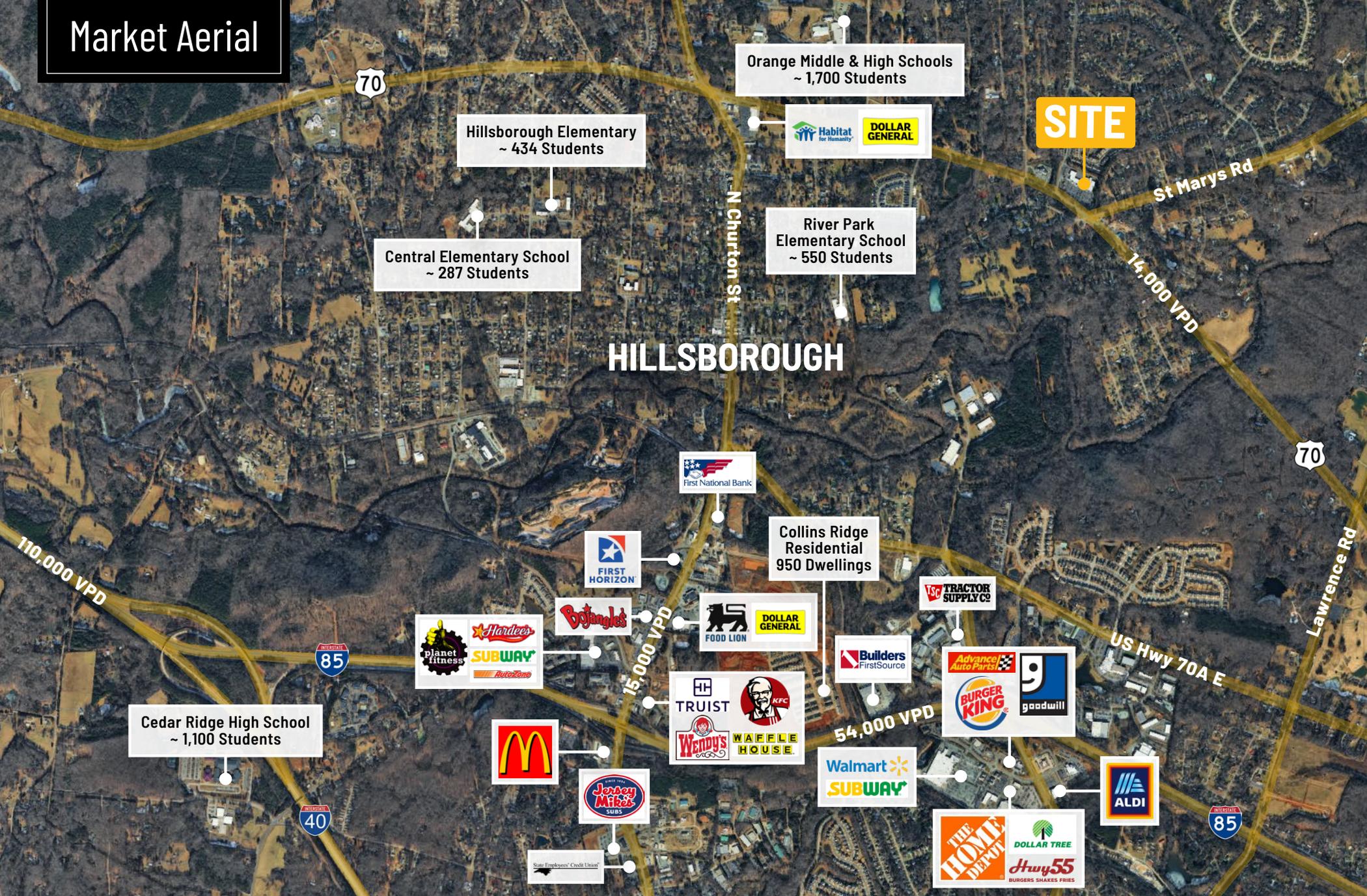
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# Market Aerial



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# Demographic Profile

## HILLSBOROUGH | NORTH CAROLINA



**\$117,912**  
Average HH Income



**54,870**  
Households



**8,174**  
Businesses



**119,001**  
Employees



**106,780**  
Population



	1 Mile	3 Mile	5 Mile
<b>Population</b>			
2025 Estimated Population	3,356	17,840	26,756
2030 Projected Population	3,338	17,809	26,586
<b>Households</b>			
2025 Estimated Households	1,320	7,279	10,690
2030 Projected Households	1,340	7,376	10,785
<b>Household Income</b>			
2025 Estimated Avg Household Income	\$248,890	\$153,415	\$148,505
<b>Businesses</b>			
2025 Estimated Total Businesses	96	931	1,140
2025 Estimated Total Employees	895	10,586	12,428

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