

FOR LEASE

# Afton Ridge Shopping Center

6150 Bayfield Parkway | Concord, NC 28027



## PROPERTY HIGHLIGHTS

Afton Ridge is a 470,289 SF dynamic shopping center located in Concord, North Carolina strategically situated five (5) miles north of Concord Mills and Charlotte Motor Speedway at the intersection of Kannapolis Parkway (Exit 54) and Interstate 85.

Located directly in front of 1.4 million square feet of existing and planned industrial space, as well as Afton Ridge Apartments. The center boasts popular retailers such as SuperTarget, Marshall's, PetSmart, Haverty's and Party City. Popular restaurants at the center include: Buffalo Wild Wings, Asian Café, Starbucks, Chick-fil-A and McDonald's.

## DEMOGRAPHICS

MILE RADIUS	1 MI	3 MI	5 MI
POPULATION	12,257	44,027	107,369
NO. OF HOUSEHOLDS	4,662	16,964	41,915
AVG. HH INCOME	\$89,040	\$104,999	\$98,543

## AVAILABILITY

+/- 7,465 SF

+/- 1,474 SF

## LOCATION



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## SITE PLAN ■ Available

SUITE	TENANT NAME	SPACE SIZE (SF)	SUITE	TENANT NAME	SPACE SIZE (SF)	OUTPARCELS
A	Viva Nails	3,384	C1	European Wax Center	1,494	McDonalds
A	Falls Jewelers	2,059	<b>C2</b>	<b>Available</b>	<b>1,474</b>	Chick-Fil-A
A	Sports Clips	1,474	D	Beau Reve	2,211	Starbucks
A	Invision Family Eye Care	1,470	D	Anytime Fitness	5,323	Goodyear Tire & Automotive
A	Sweet Frog	1,595	D	Sally Beauty Supply	2,058	Mi Pueblo
A	Trinity Family Dentistry	2,445	D	Maurice's	4,844	Arby's
A	Asian Café	3,341	D	Rack Room Shoes	5,369	Buffalo Wild Wings
A	Adair	1,299	D	Lane Bryant	5,237	Showmars
A	44 Mills	2,958	E1	HomeSense	36,000	
B	Mattress Firm	4,638	E2	Party City	11,957	
B	Molly Malone's Boutique	1,708	E3	Dick's Sporting Goods	45,000	
B	Hallmark	3,567	E4	PetSmart	20,018	
C	Sprint	1,748	E5	Haverty's	30,000	
C	Carolina Dental Specialists	2,137	F	Super Target	173,900	
C	Batteries Plus Bulbs	1,919	G1	Burlington	30,083	
C	Jersey Mike's Subs	1,320	G2	Marshalls	30,000	
C	Great Clips	1,373	<b>G3</b>	<b>Available</b>	<b>7,465</b>	
C	The UPS Store	1,507				
C	Massage Envy - Concord	2,593				