



Garden Style Office Suites For Lease

Location

George W Liles Pkwy & Poplar Tent Rd
Concord, NC 28027

Property Features

- Next to Harris Teeter at Coddle Creek Market
- Concord is one of the fastest growing submarkets in Charlotte MSA
- The population within a 3-mile radius is expected to grow by 10.9% in the next 5 years
- Conveniently located 1/2 mile from I-85
- 5 minute drive from the new West Cabarrus High School, the largest school in the county with 1,850 students

Traffic Counts

George W Liles Pkwy	34,000 cars per day
Poplar Tent Rd	20,000 cars per day

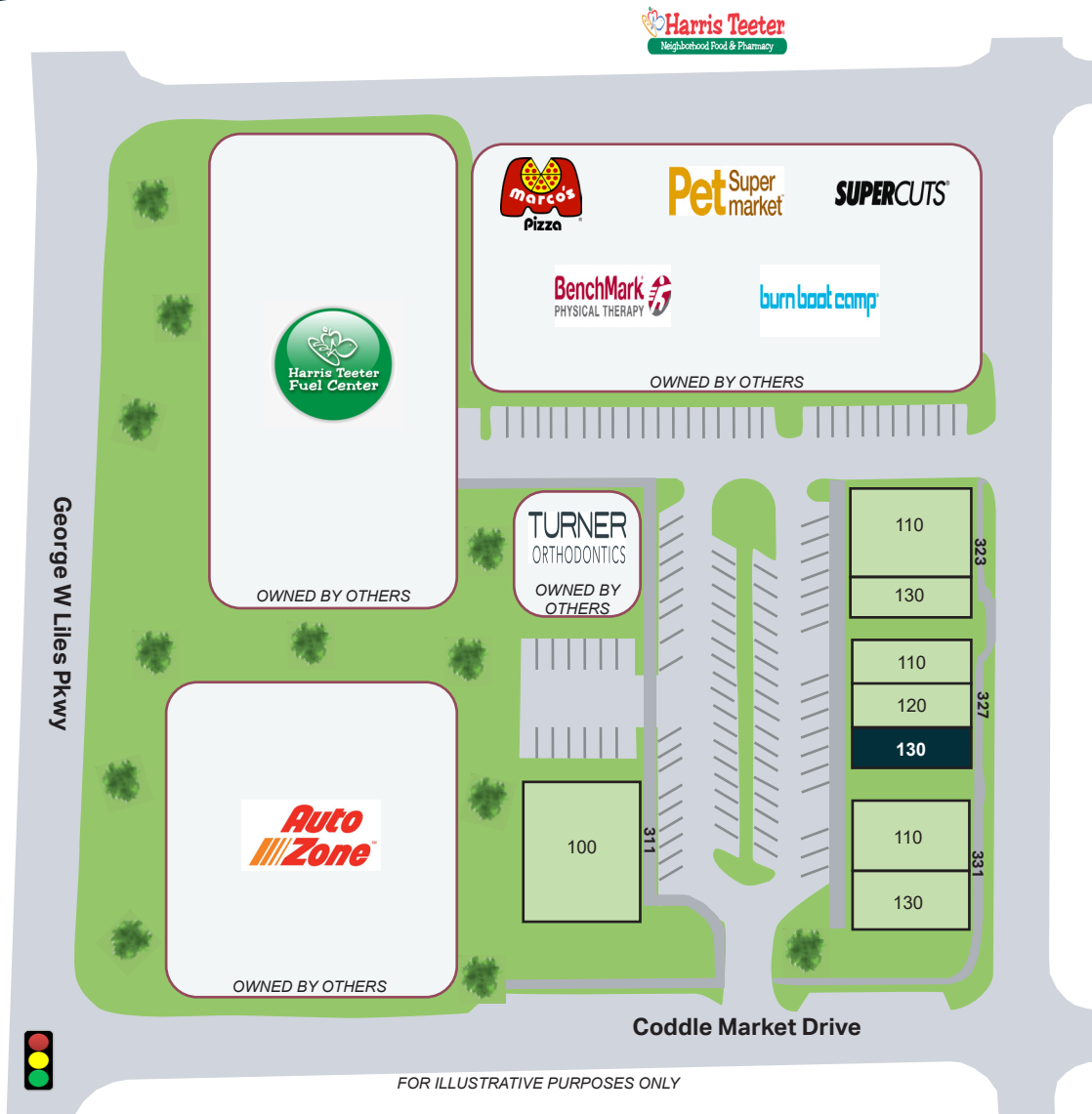


Demographics

	1 mile	3 mile	5 mile
Population	5,853	36,199	98,758
Avg. HH Income	\$119,903	\$103,968	\$97,468

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Suite	Tenant	SF
311 Coddle Market Drive		
100	Novant Medical	9,854
323 Coddle Market Drive		
110	Gordon, Keeter & Co.	3,667
130	Carolina Planning Consultants	1,260
327 Coddle Market Drive		
110	McCarthy Insurance	1,560
120	Power of Life Chiropractic	1,784
130	AVAILABLE	1,560
331 Coddle Market Drive		
110	Carolina TotalCare	2,975
130	Simplistic Elegance	1,955

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