

FORMER WALGREENS AVAILABLE FOR SUBLEASE

1123 E RALEIGH BLVD | ROCKY MOUNT, NC 27803



**THE
PROVIDENCE GROUP**
EXCELLENCE IN RETAIL REAL ESTATE

300 West Summit Ave | Suite 250 | Charlotte, North Carolina 28203
WWW.PROVIDENCEGROUP.COM

PROUD PARTNER
XTEAM
RETAIL ADVISORS

PROPERTY / LEASE INFORMATION

Modified Gross Rent: \$9.75 / SF
Total Square Footage : 14,217 SF
Sublease Expiration: 05 / 31 / 28

PROPERTY DESCRIPTION

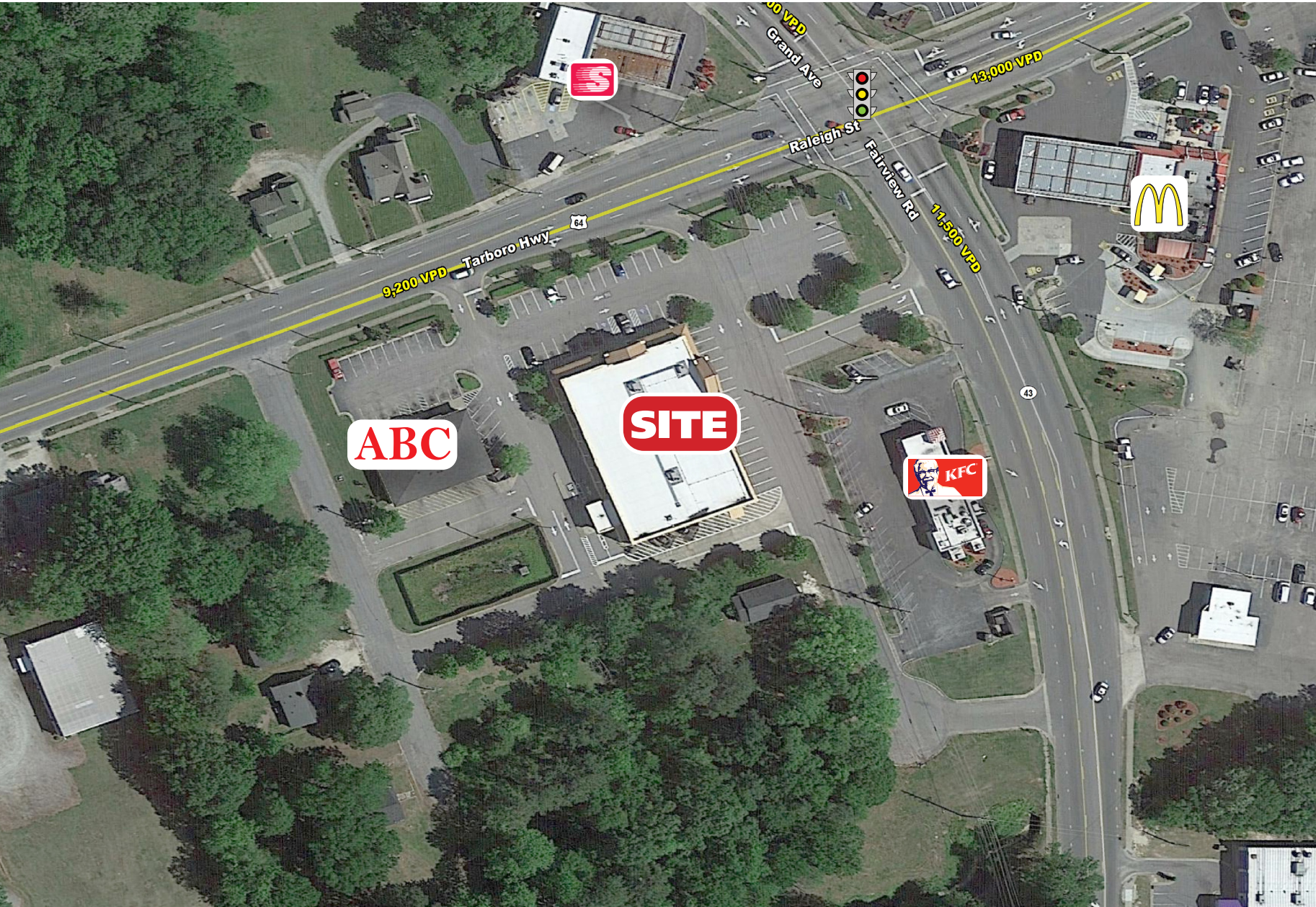
Freestanding building located near signalized intersection
Double drive-thru
62 parking spaces

DEMOGRAPHICS (2020)	1 MILE	3 MILE	5 MILE
POPULATION	6,765	25,689	50,534
AVERAGE HH INCOME	\$42,898	\$47,972	\$61,465
MEDIAN HH INCOME	\$33,604	\$39,203	\$50,203
BUSINESS ESTABLISHMENTS	180	1,345	2,607
DAYTIME EMPLOYMENT	1,738	14,932	30,582

*ALL OFFERS ARE SUBJECT TO APPROVAL BY WALGREENS REAL ESTATE COMMITTEE

Henry Breaux | 704.644.4580
hbreaux@providencegroup.com

Andrew Tanneberger | 704.315.5250
atanneberger@providencegroup.com



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