



RETAIL PROPERTY FOR LEASE

# FORMER JACK IN THE BOX SUBLEASE

405 WESTINGHOUSE BOULEVARD, CHARLOTTE, NC 28273



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## PROPERTY SUMMARY



### PROPERTY DESCRIPTION

Former drive thru restaurant with some remaining infrastructure. Well located directly off Exit 1 of I-77 on Westinghouse Blvd. with high daytime population and commuter traffic.

### PROPERTY HIGHLIGHTS

- Sublease Expires on 8.27.28
- 2nd Generation Restaurant
- Drive Thru
- 170' of Frontage
- Ideal for Restaurant or Coffee Concepts
- Westinghouse Blvd: 21,400 VPD
- I-77: 162,000 VPD

### OFFERING SUMMARY

<b>Lease Rate:</b>	\$35.00 SF/yr (NNN)
<b>Available SF:</b>	2,838 SF
<b>Lot Size:</b>	1.353 Acres
<b>Building Size:</b>	2,838 SF

<b>DEMOGRAPHICS</b>	<b>3 MILES</b>	<b>5 MILES</b>	<b>10 MILES</b>
<b>Total Households</b>	20,862	74,383	265,171
<b>Total Population</b>	51,087	181,699	634,144
<b>Average HH Income</b>	\$90,520	\$112,556	\$138,998
<b>Daytime Population</b>	55,017	117,207	418,830

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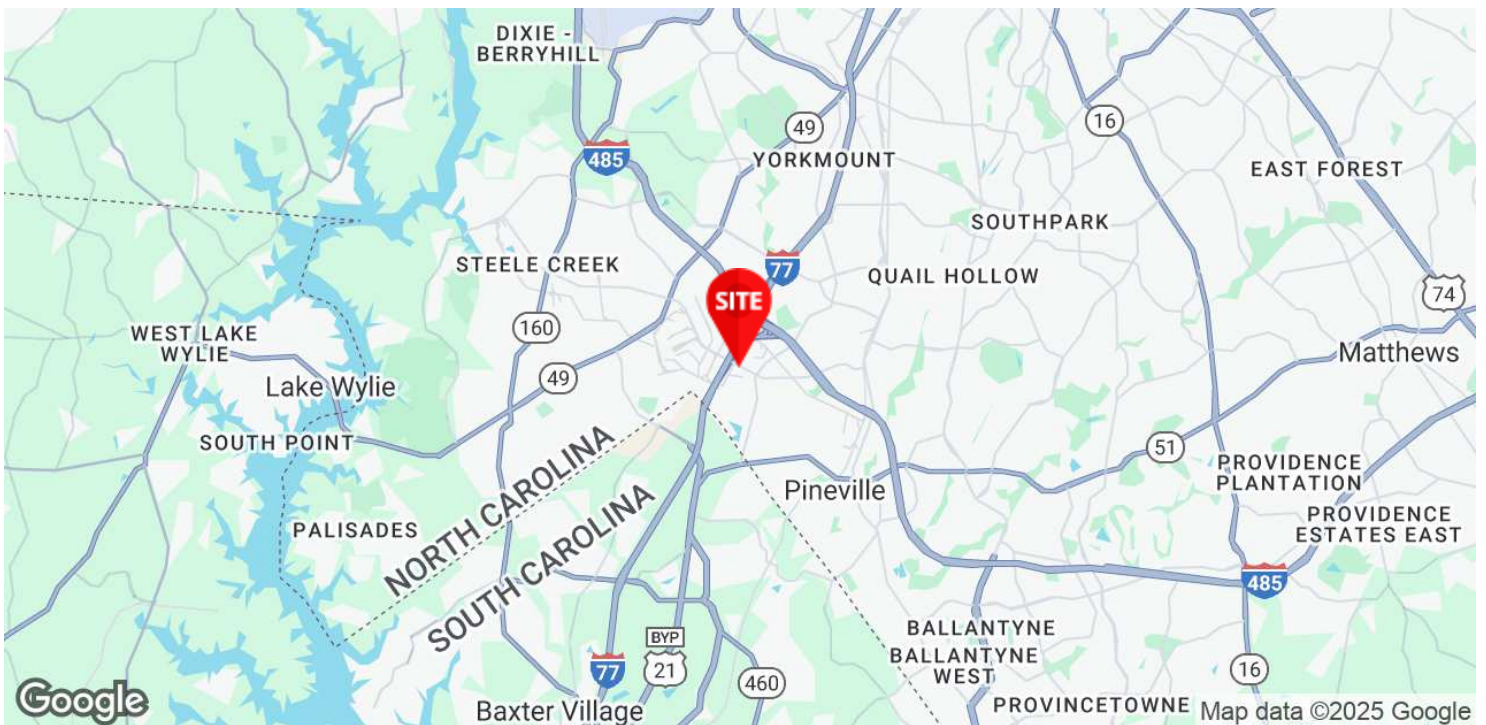
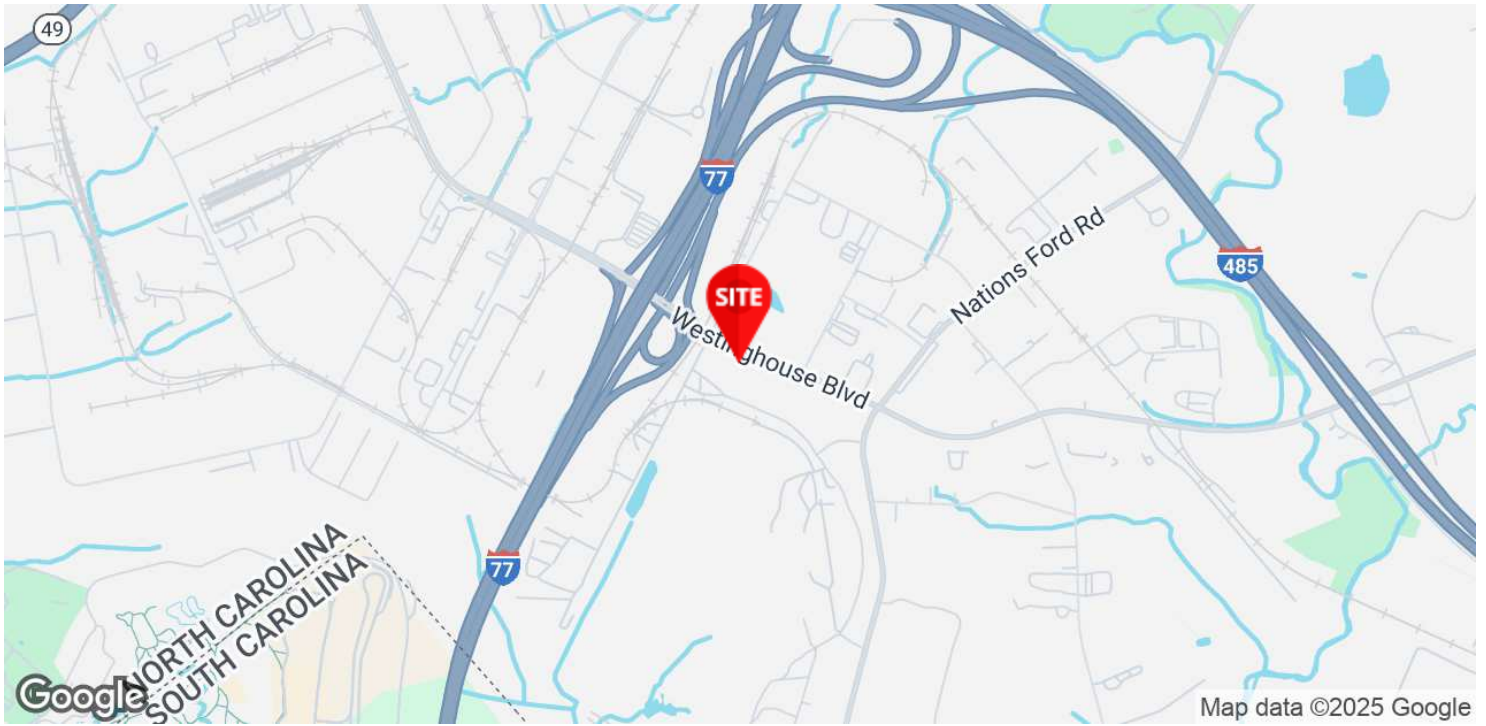
VEHICLES PER DAY MAP

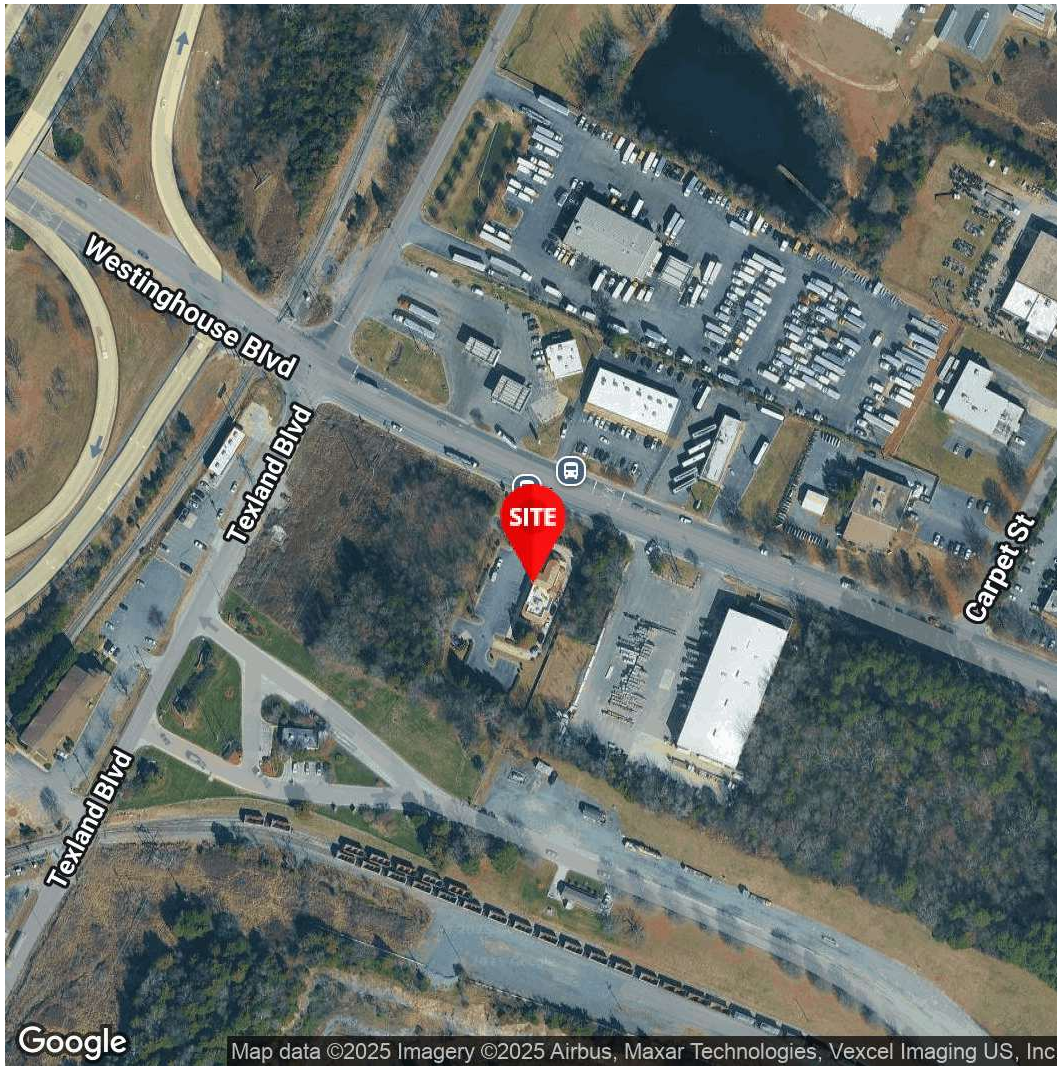


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LOCATION MAP





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