

±9,200 SF COMING AVAILABLE

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COMMERCIAL

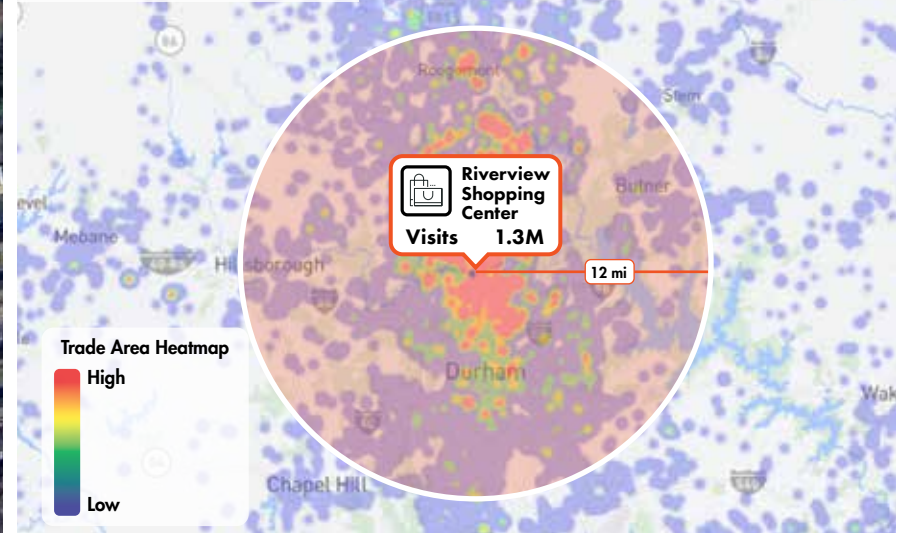
RIVERVIEW SHOPPING CENTER

**5100-5124 NORTH ROXBORO STREET
DURHAM, NC 27704**

FOR LEASE | 2ND GENERATION RESTAURANT | ±1,500 - 9,200 SF



Market Landscape | Placer.ai



PROPERTY FEATURES

- North Durham shopping center has an extended trade area as the northernmost Harris Teeter in the Triangle
- Harris Teeter continues to have year-over-year growth since their remodel
- Northern High School (1,850 student capacity) is located one mile south of Riverview Shopping Center
- Duke Health is a prominent tenant in the center, surrounded by nearby medical offices that support Duke Regional Hospital
- Endcap with ability to add a large outdoor patio

DEMOGRAPHICS

3 MILE RADIUS

45,787
ESTIMATED POPULATION

39.6
MEDIAN AGE

\$80,919
MEDIAN HOUSEHOLD INCOME

17,381
TOTAL EMPLOYEES

\$400,619
MEDIAN HOME VALUE

5 MILE RADIUS

107,571
ESTIMATED POPULATION

37.5
MEDIAN AGE

\$87,083
MEDIAN HOUSEHOLD INCOME

48,913
TOTAL EMPLOYEES

\$447,585
MEDIAN HOME VALUE

FOR MORE INFORMATION, PLEASE CONTACT:

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	UNIT	TENANT	SIZE	UNIT	TENANT	SIZE	UNIT	TENANT	SIZE
■ LEASED	1A	Lease Pending	1,500 SF	100	Durham County ABC Board	10,927 SF	7	AVAILABLE	2,000 SF
■ AVAILABLE	1B	Buffalo Wild Wings To-Go	1,000 SF	200	Results PT	1,912 SF	7A	Pet Supplies Plus	8,000 SF
■ LEASE PENDING	1C	Golden Nails	1,100 SF	4	BodyGames	9,200 SF	8/9	Duke Health	24,109 SF
	1D	Little Caesars	1,400 SF	5	Harris Teeter	53,538 SF	10	First Horizon Bank	2,048 SF
	300	AVAILABLE	4,319 SF	6	2ND GEN BAR & GRILL	3,920 SF	OUT2	Harris Teeter Fuel	N/A

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NEW RESIDENTIAL DEVELOPMENTS WITHIN TWO MILES		
#	DEVELOPMENT	# OF UNITS/SIZE
1	ENO VILLAGE	382 UNITS
2	DURHAM SUMMIT CAMPUS + DURHAM TECH EXPANSION	360 UNITS + 40,000 SF
3	GOODWIN CROSSING	150 HOMES
4	LATTA PARK MIXED-USE	175 HOMES + 55,000 SF
5	LENNAR AT BULL CITY NORTH	160 TOWNHOMES

SCHOOLS

- RIVERSIDE HIGH SCHOOL
- NORTHERN HIGH SCHOOL 1,334 STUDENTS

SHOPPING CENTERS

- ENO SQUARE
- RIVERVIEW SHOPPING CENTER
- NORTH DUKE CROSSING
- OXFORD COMMONS

LANDMARKS

- UMSTEAD PINES @ WILLOWHAVEN GOLF & SWIM CLUB
- WEST POINT ON THE ENO PARK
- INDEPENDENCE PARK
- MUSEUM OF LIFE & SCIENCE
- DOWNTOWN DURHAM

MAJOR ROADS

- I-85
- I-95
- US-1
- GUSSY ROAD
- NORTH ROXBORO STREET
- BROAD STREET
- INFINITY ROAD
- OLD OXFORD ROAD
- HAMLIN ROAD
- GLENN ROAD
- EAST CARVER STREET

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