

# Walnut Cove Shopping Center

## Grocery Anchored Retail Development

Food Lion anchored shopping center located on N. Main Street with close proximity to middle & elementary schools with surrounding neighborhoods.

- + Total Square Feet: 45,478± SF
- + Available Square Feet: 2,618 SF
- + Lease Rate: \$14.00/SF NNN
- + TICAM: \$2.00/SF
- + Outparcel available for Sale or Lease
- + Located at the intersection of N. Main Street and US-311/Highway 89
- + Close proximity to Belews Lake and Hanging Rock State Park

2023 DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Population	1,207	3,810	8,468
Daytime Population	1,225	3,789	6,683
Median Age	49.5	48.1	47.2
Households	544	1,658	3,759
Average HH Income	\$62,170	\$65,085	\$67,673
Avg Value of Owner Occ. Housing Units	\$205,678	\$187,082	\$204,393

\*Source: CBRE Fast Reports

## Contact Us

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1072 N. Main Street  
Walnut Cove, NC 27052



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For Lease

SUITE	TENANT	SF
1	Food Lion	35,560
2	Leased	3,744
3	Hicks Pharmacy	5,000
<b>5</b>	<b>AVAILABLE</b>	<b>2,618</b>
ATM	Cash Points ATM	NA
OP1	Hardee's	2,852
OP2	State Farm	2,000
<b>OP3</b>	<b>AVAILABLE</b>	<b>-</b>
<b>TOTAL</b>		<b>45,478</b>



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For Lease

