

218 THE BLVD

EDEN, NC

RETAIL
FOR
LEASE

BANKER'S LOFT

PROPERTY HIGHLIGHTS

- ± Approximately 3,000 SF
- Unique Opportunity in Former Bank Building (with Vault)
- Renovated: 2025
- Ideal for Restaurant or Wine Bar
- Located on the Rapidly Redeveloping Historic The Boulevard District; Completions expected in 2026.
- New City Plan for a Park and Updated Streetscapes
- Adequate street parking and new city lot being developed across The Boulevard from the Property
- Available in Early 2026
- Rate \$9.75 PSF, Triple Net

DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Total Population	5,212	17,377	26,206
Total Households	2,223	7,635	11,323
Total HH Income	\$49,606	\$60,964	\$57,965

NAIPiedmont Triad
Commercial Real Estate Services, World Wide

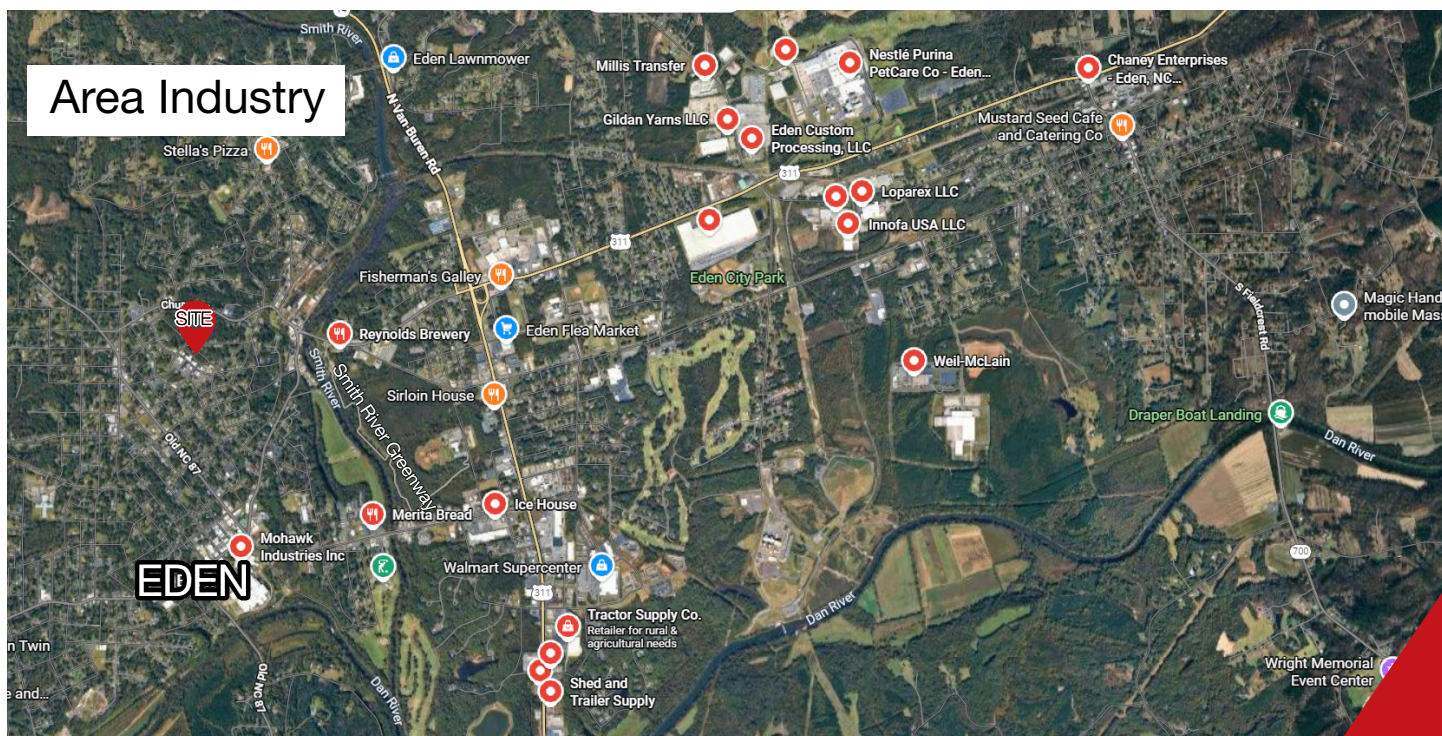
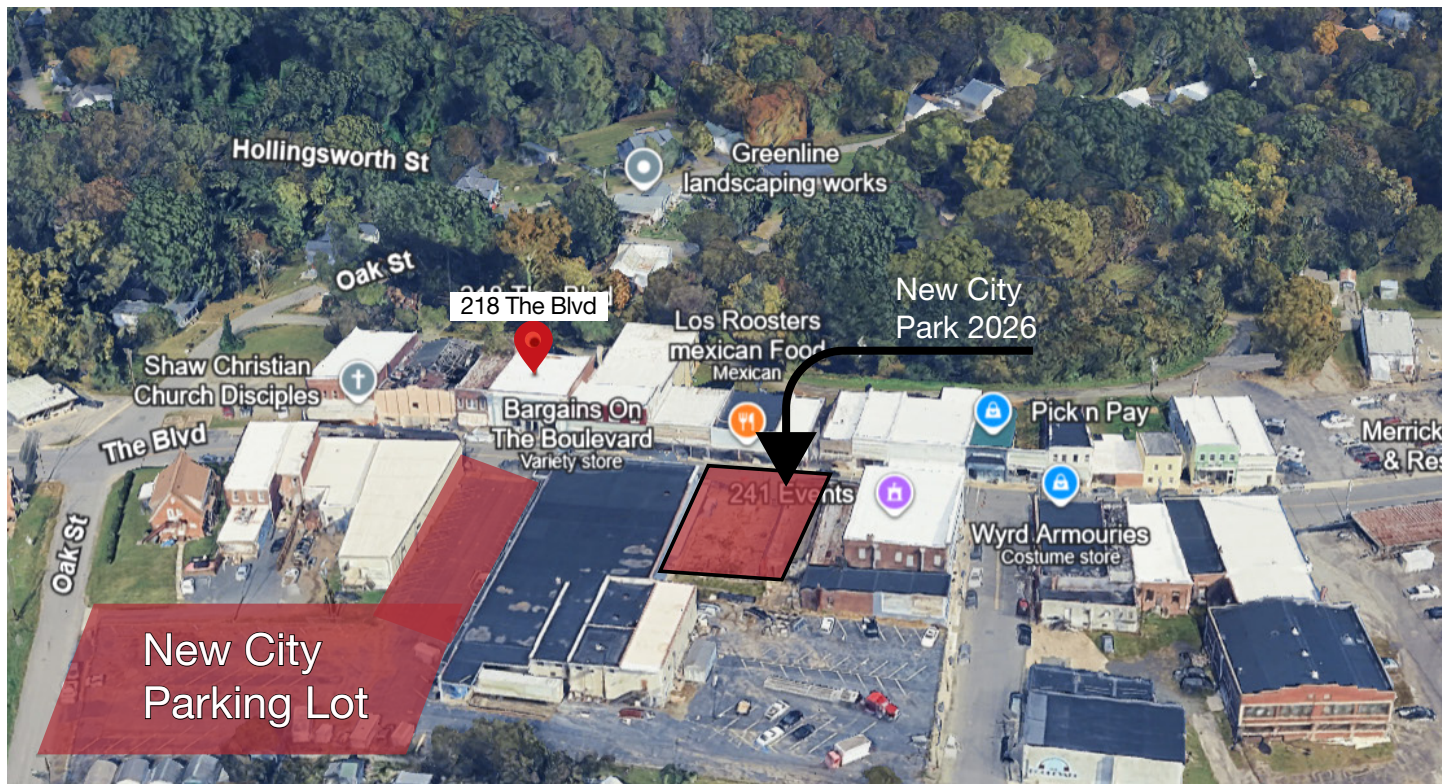
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