

RETAIL SPACE | FOR LEASE



BELMONT TOWN CENTER | 935 & 945 SOUTH POINT ROAD | BELMONT, NC

Up to 14,400 SF available for lease on prime outparcels in a thriving Harris Teeter-anchored shopping center at Belmont Town Center. The surrounding area is experiencing significant residential growth, with numerous housing and apartment developments underway. Join Harris Teeter, Chick-fil-A, South Point Dentistry, Anytime Fitness, Fifth Third Bank, and more in this well-designed neighborhood center.

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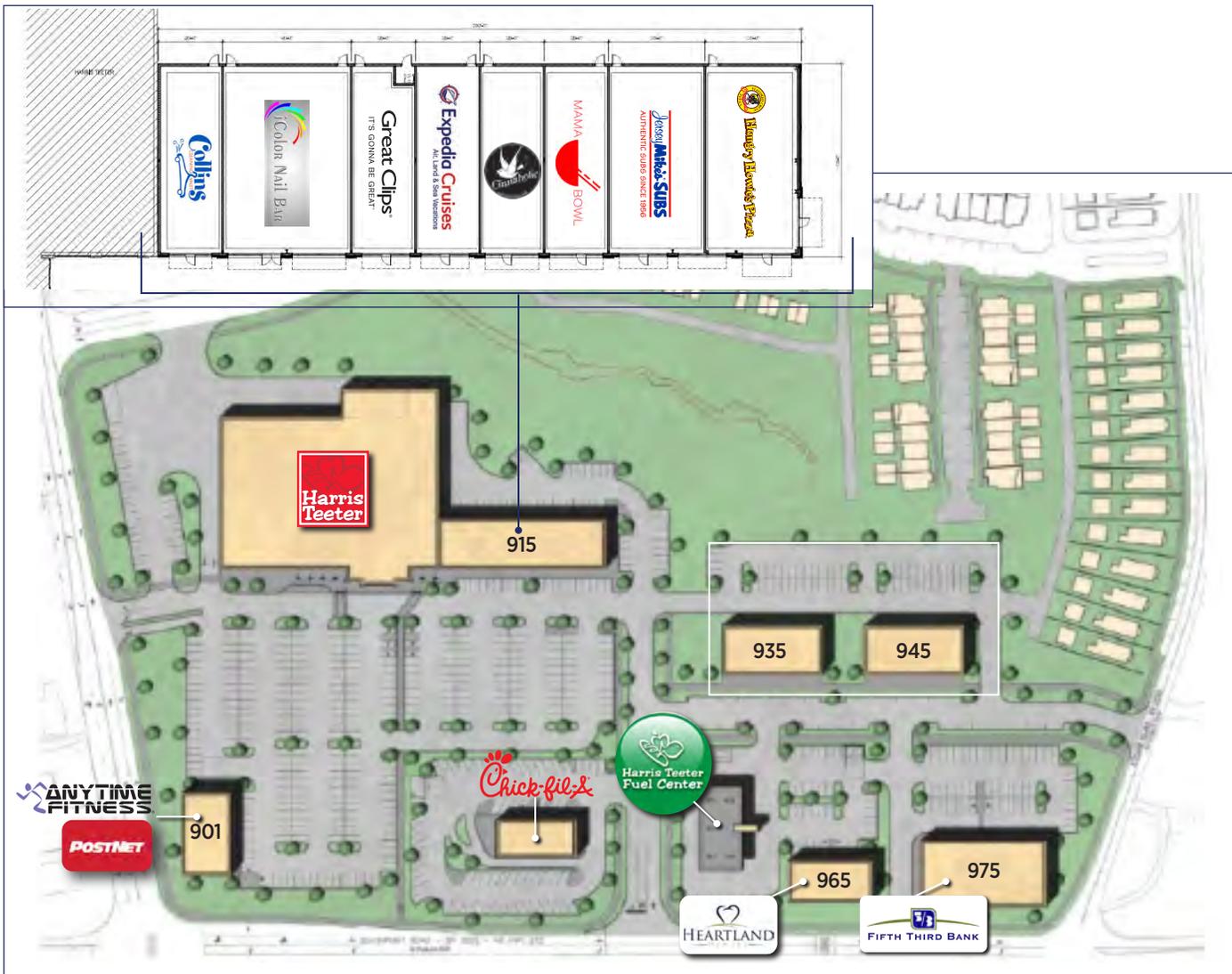
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BELMONT TOWN CENTER FEATURES

- 100,000+ SF* of Retail/Office anchored by 50,000 SF* Harris Teeter & Chick Fil-A
- Harris Teeter Fuel Center
- 12,000 SF* small shop space next to Harris Teeter, fully leased
- Utilities stubbed to site
- Outparcel opportunities between 1,200 - 7,200 SF* (Call Broker for details)
- Located across from South Point High School and future Belmont Middle School with a signalized intersection and pedestrian access
- Only Harris Teeter within a 15 minute drivetime

DEMOS	1 MILE	3 MILES	5 MILES
Population (2024)	5,987	30,597	71,387
Pop Growth/yr (2024-2029)	1.90%	1.80%	1.60%
Households (2024)	2,344	12,609	28,781
Avg. HH Income	\$136,677	\$126,574	\$117,090
Total Specified Consumer Spending	\$85.1M	\$409.6M	\$946.5M

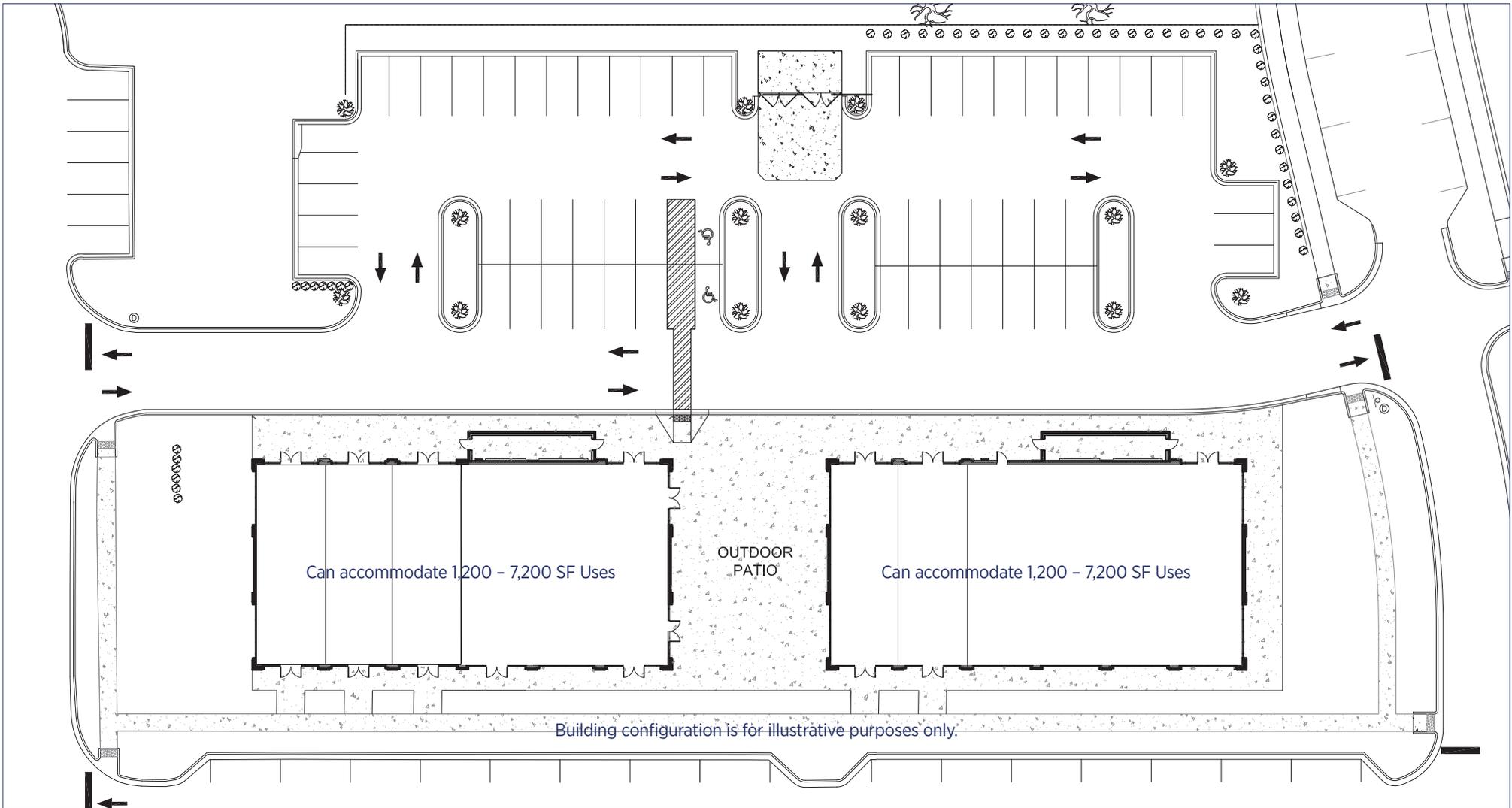
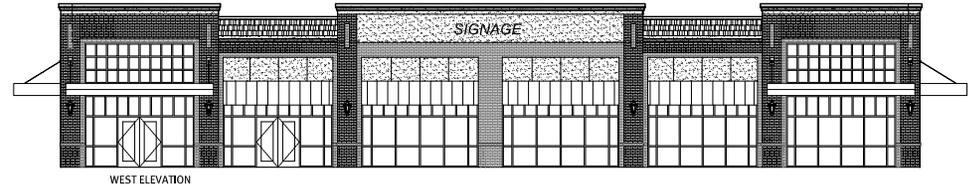
OUTPARCEL	935	945
Use/Type	Retail/Office	Retail/Office
Status	For Lease	For Lease
Lot Size (acres)	.71	.66
Lot Size (SF)	30,983	28,905
Buildable SF	7,200	7,200

Note: Outparcels can be developed 9-10 months following lease execution

Building G - 935



Building H - 945





PROJECT NAME	NUMBER OF UNITS/HOMES
Riverview at South Fork	628 Houses & 591 Apts
Carolina Riverside	809 Houses
Henry's Chapel	628 Houses
Imperial Mills	397 Apts
Amberly	222 Houses
Redhawk	1000+ Houses
Smith Farm	76 Houses
Rivermist	71 Houses



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*The land acreage and/or building square footage was obtained from the County's Geographical Information System or other electronic resources. For exact square footage and/or acreage, we recommend that prior to purchase, a prospective Buyer/Tenant obtain a boundary survey or have the building measured professionally.