

MAYHEW PROMENADE

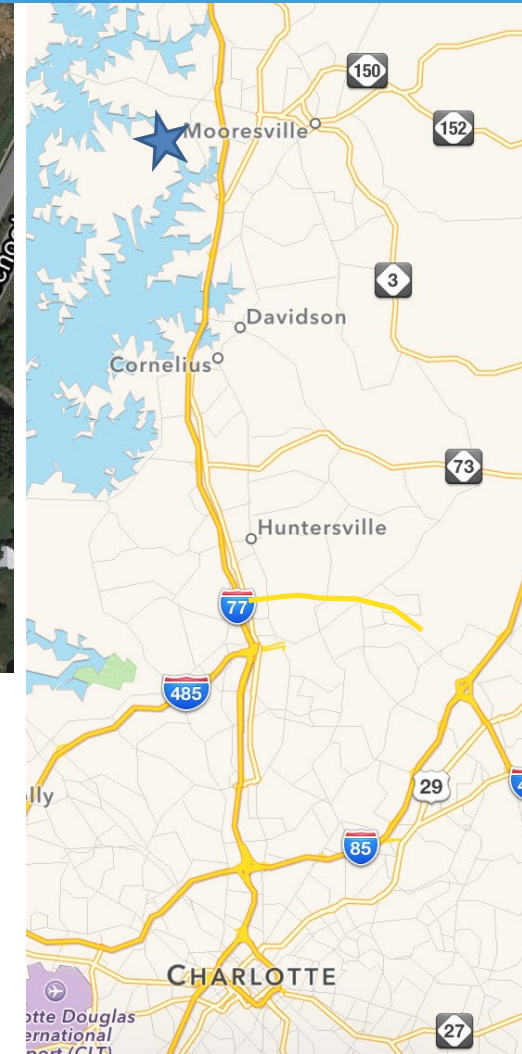
1088 BRAWLEY SCHOOL ROAD, MOORESVILLE, NC

OUTPARCEL FOR
SALE

NS New South
Properties

NEWSOUTHPROP.COM

+/- .3 ACRE OUTARCEL AVAILABLE - MOORESVILLE, NC



PROPERTY INFORMATION

- GLA: 50,761 SF Anchored by Food Lion and Ace Hardware
- Well established Neighborhood Center offers easy accessibility to commuter, business and neighborhood traffic in strong growth and high income area of Lake Norman
- Signalized access on Brawley School Rd. (29,000 VPD) and Stutts Rd.

PROPERTY HIGHLIGHTS

- +/- .3 Acre Graded Outparcel
- 95% of Site Work Complete
- Zoned - CMX (Neighborhood Business)
- Cross Parking Included
- Call for Pricing

DEMOGRAPHICS

	5 Miles	7 Miles	10 Miles
Population	6,724	36,080	83,245
Avg. HH Income	\$152,314	\$150,804	\$137,919
Retail Expend.	\$296.38M	\$373.25M	\$616.02M

BROKER CONTACT

PAULA SAUNDERS
704.927.2892
psaunders@newsouthprop.com



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AERIAL

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ANCHOR Food Lion

BUILDING A:

- Suite 100 Shoals Grill
- Suite 106 NOA Nails & Spa
- Suite 108 Yami
- Suite 110 Cozy Boutique
- Suite 112 Subway

BUILDING B:

- Suite 116 Lake Norman Wine and Gift Shop
- Suite 122 Ace Hardware

Parks: 335

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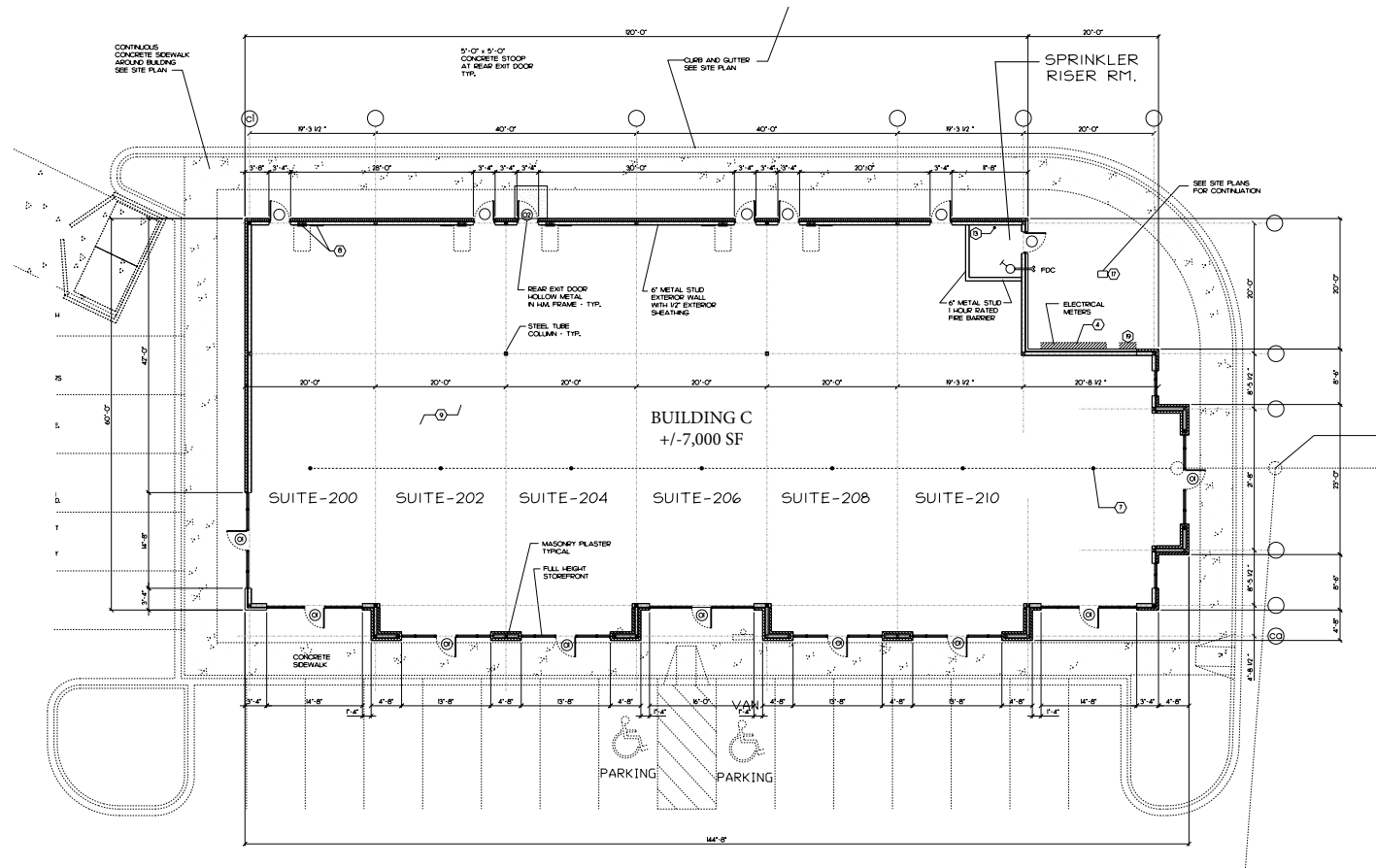
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**BUILDING FOOT
OPTION**

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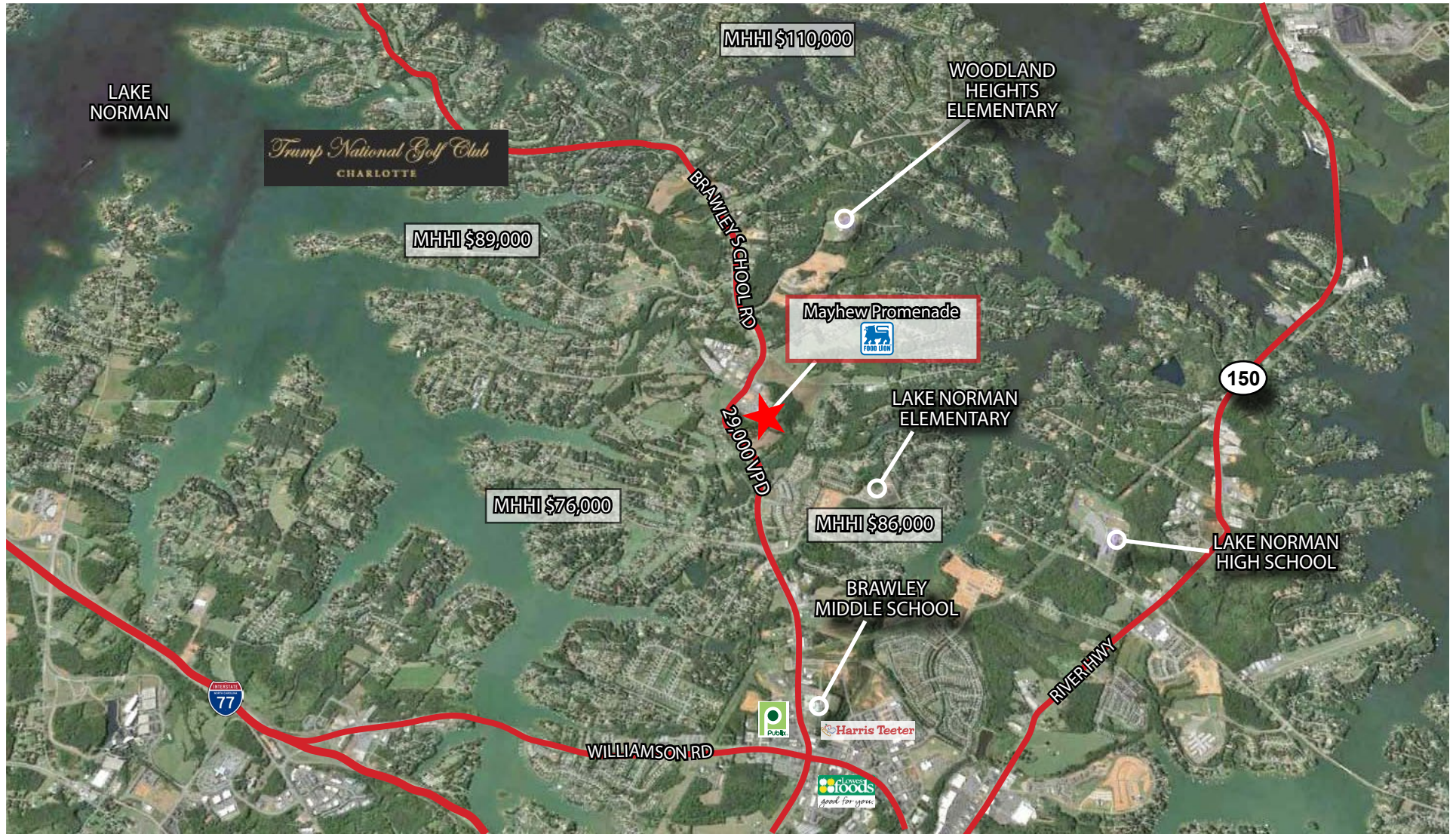
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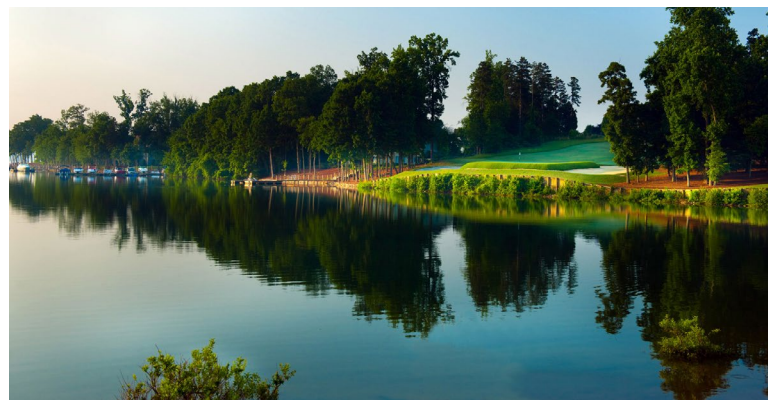
AREA
HIGHLIGHTS

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AREA HIGHLIGHTS

- Lake Norman is the largest lake in North Carolina bringing in \$23 million in tourism every year
- Mooresville NC is part of the Lake Norman community and is central to some of the best outdoor recreational activities in NC
- 28117 zip code was ranked in the "Top Ten" for the "Charlotte Area's Wealthiest Zip Codes" and ranked Number Three for "Most Expensive Homes." (Charlotte Business Journal)
- Home to The only three wholesale clubs within a 20+ mile radius including Sam's Club, BJ's Wholesale club and Costco.
- Also known as "Race City USA," Mooresville is home to many of NASCAR's most prominent teams



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