

Shoppes at Rivercrest

175 River Bend Dr, Granite Falls, NC 28630

TRICOR



HIGHLIGHTS

For Lease
Type: Retail
Total SF: 231,927
Market: Granite Falls, NC

CONTACT

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- Shoppes at Rivercrest is strategically located to command the customer base from the northern half of Hickory and extending 15 miles to the north. In addition to producing a majority of the US made furniture, 40% of the world's fiber optic cable is currently produced in Hickory, and both Google and Apple recently developed large-scale data centers in the Hickory MSA.
- The shopping center is anchored by Wal-Mart's large proto-type supercenter, 184,211 square feet.
- Caldwell's UHC Center is optimally located on the outparcel in front of the center with ample opportunity for additional outparcel tenants.
- Less than one mile north on Highway 321 there is a sixty-six-unit Multi-Family development going in.
- Highway 321 and Alex Lee Boulevard intersection which is south of our center being re-worked by NCDOT based on growth Manufacturer's Outlets and local factories such as Century Furniture
- Large UNC Health facility directly across from project bringing daily traffic

RETAILERS INCLUDE



DEMOGRAPHICS

	3-MILE	5-MILE	10-MILE
Population	14,986	55,568	151,186
Households	6,131	23,063	61,325
Average Household Income (\$)	89,200	81,631	73,799

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A-01	Sedgewick Homes	3,958 SF	D-08	Cricket Wireless	1,600 SF
A-02	Shoe Sensation	4,800 SF	D-09	Shake N Dog	1,600 SF
A-03	Available	2,000 SF	D-10	Barracuda Vapes	1,200 SF
B-01	Dollar Tree Store	8,806 SF	D-11	Available	2,400 SF
C-01	Burkes Outlet	19,840 SF	D-12	Great Clips	1,200 SF
C-02	Available		D-13	T-Mobile	1,200 SF
D-01/02	Tokyo Diner	3,200 SF	D-14	GameStop	1,600 SF
D-03	Available	1,600 SF	D-15	Verizon Wireless	1,980 SF
D-04	Granite Tobacco Shop	1,600 SF	D-16	Frankie's Pizza	2,701 SF
D-05	Magic Nail Spa	1,600 SF	OP-A	UNDER CONTRACT	2.25 AC
D-06/07	Mazatlan Mexican Restaurant	3,200 SF	OP-C	Available	6.40 AC