



## SHOPPES AT OXFORD

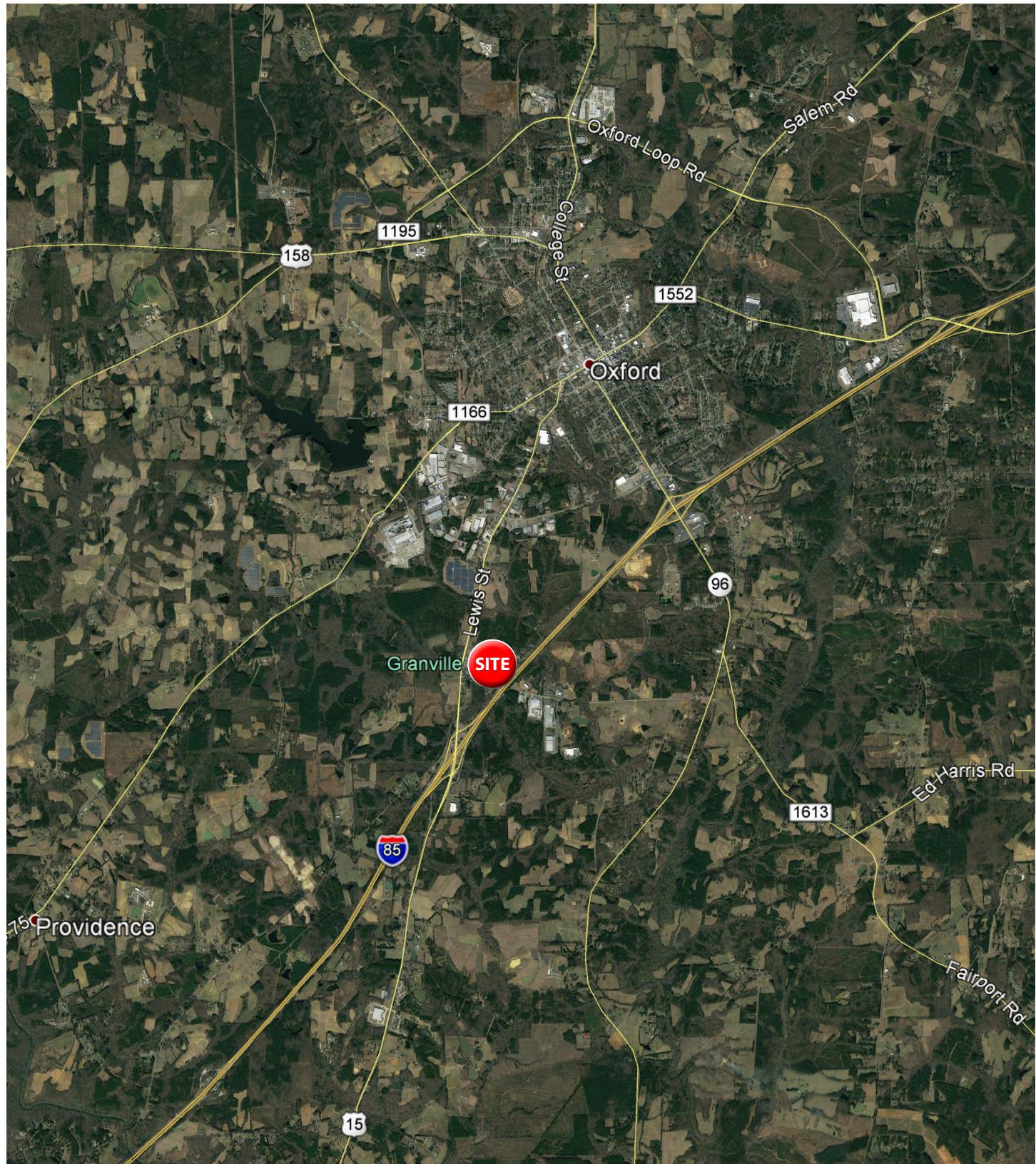
1015 LEWIS STREET  
OXFORD, NC 27565



**Max Dufour, Leasing**  
843.654.7859  
[max.dufour@wrsrealty.com](mailto:max.dufour@wrsrealty.com)

**Mary Dufour, Outparcels**  
803.644.2831  
[mdufour@wrsrealty.com](mailto:mdufour@wrsrealty.com)

# LOCATION

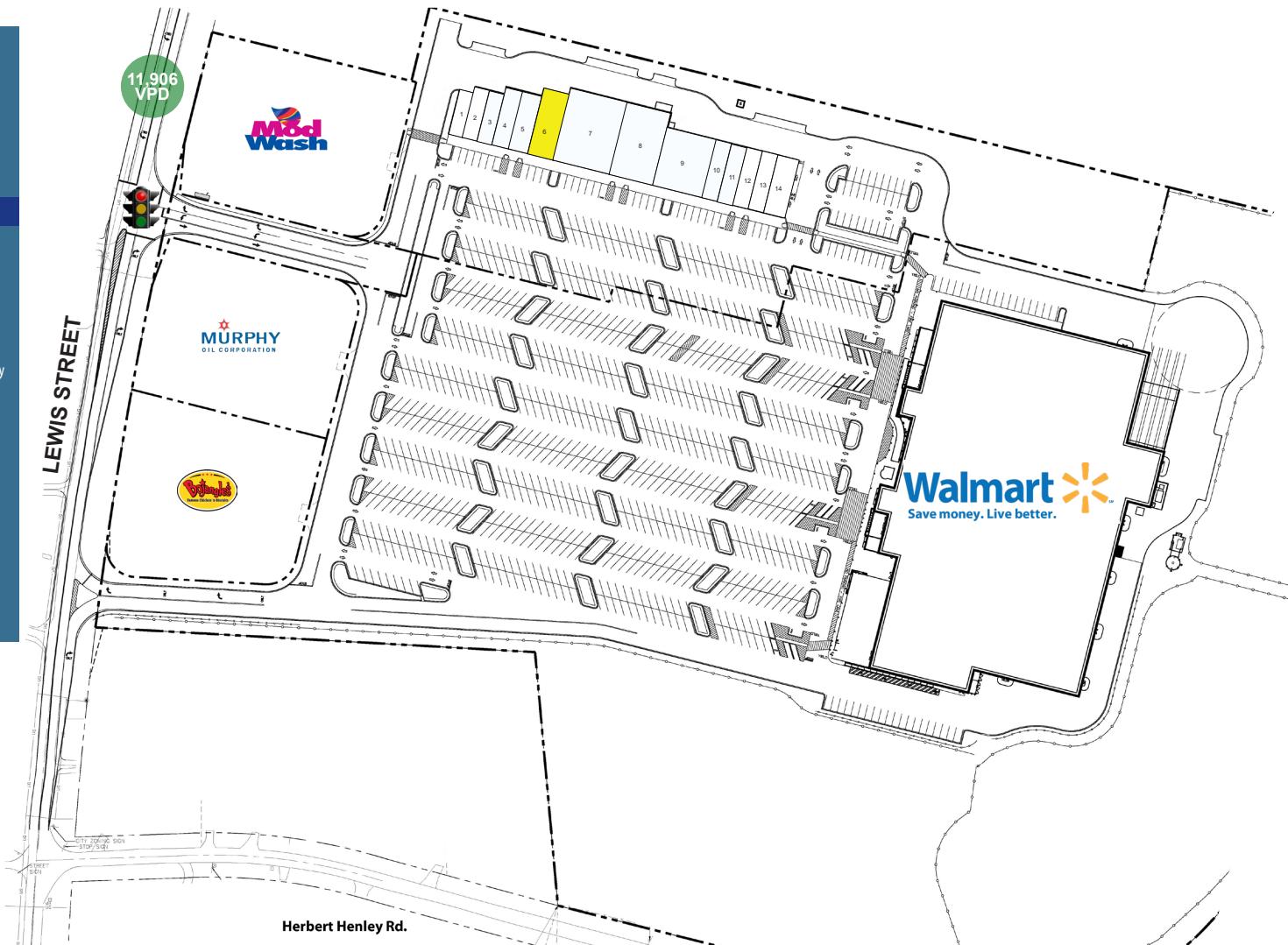


# AERIAL



# INLINE RETAIL AVAILABLE

Space	Tenant
1	Verizon
2	Liberty Tax
3	Cricket Wireless
4&5	Cato
<b>6</b>	<b>AVAILABLE 3,150 SF</b>
7	Dollar Tree
8	La Rancherita
9	Aaron's Rents
10	MVP Nail Spa
11	Dulce Marias Ice Cream & Bakery
12	Zen Tobacco & Vape
13	Internet Cafe
14	Hwy 55 Restaurant
Outparcels	Tenant
1	ModWash
2	Murphy Oil
3	Bojangles



The information contained herein was obtained from sources believed reliable, however, WRS Inc. makes no guarantees, warranties, or representations as to the completeness or accuracy thereof.

The presentation of this property is submitted subject to errors, omissions, change of tenants or conditions prior to sale or lease, or withdrawal without notice.

WRS Inc. | 550 Long Point Road | Mount Pleasant, SC 29464 | main 843.654.7888 | fax 843.654.7889

# PROPERTY PHOTOS



# TRADE AREA SNAPSHOT

Estimated  
Population

**50,290**

Estimated  
Households

**20,028**

Average HH  
Income

**\$69,829**

Median HH  
Income

**\$60,353**

Total  
Businesses

**1,499**

Total  
Employees

**14,524**



# TRADE AREA DEMOGRAPHIC REPORT

Lat/Lon: 36.3214/-78.6174

Trade Area	Trade Area
<b>Population</b>	
2022 Estimated Population	50,290
2027 Projected Population	51,899
2020 Census Population	49,187
2010 Census Population	46,980
Projected Annual Growth 2022 to 2027	0.6%
Historical Annual Growth 2010 to 2022	0.6%
<b>Households</b>	
2022 Estimated Households	20,028
2027 Projected Households	20,499
2020 Census Households	19,562
2010 Census Households	18,300
Projected Annual Growth 2022 to 2027	0.5%
Historical Annual Growth 2010 to 2022	0.2%
<b>Age</b>	
2022 Est. Population Under 10 Years	11.0%
2022 Est. Population 10 to 19 Years	12.6%
2022 Est. Population 20 to 29 Years	10.1%
2022 Est. Population 30 to 44 Years	19.7%
2022 Est. Population 45 to 59 Years	20.1%
2022 Est. Population 60 to 74 Years	19.4%
2022 Est. Population 75 Years or Over	7.1%
2022 Est. Median Age	42.0
<b>Marital Status &amp; Gender</b>	
2022 Est. Male Population	48.9%
2022 Est. Female Population	51.1%
2022 Est. Never Married	29.1%
2022 Est. Now Married	47.5%
2022 Est. Separated or Divorced	15.7%
2022 Est. Widowed	7.6%
<b>Income</b>	
2022 Est. HH Income \$200,000 or More	3.8%
2022 Est. HH Income \$150,000 to \$199,999	4.1%
2022 Est. HH Income \$100,000 to \$149,999	15.9%
2022 Est. HH Income \$75,000 to \$99,999	14.5%
2022 Est. HH Income \$50,000 to \$74,999	20.3%
2022 Est. HH Income \$35,000 to \$49,999	13.1%
2022 Est. HH Income \$25,000 to \$34,999	9.2%
2022 Est. HH Income \$15,000 to \$24,999	8.6%
2022 Est. HH Income Under \$15,000	10.6%
2022 Est. Average Household Income	\$69,829
2022 Est. Median Household Income	\$60,353
2022 Est. Per Capita Income	\$27,994
2022 Est. Total Businesses	1,499
2022 Est. Total Employees	14,524

# TRADE AREA DEMOGRAPHIC REPORT

Lat/Lon: 36.3214/-78.6174

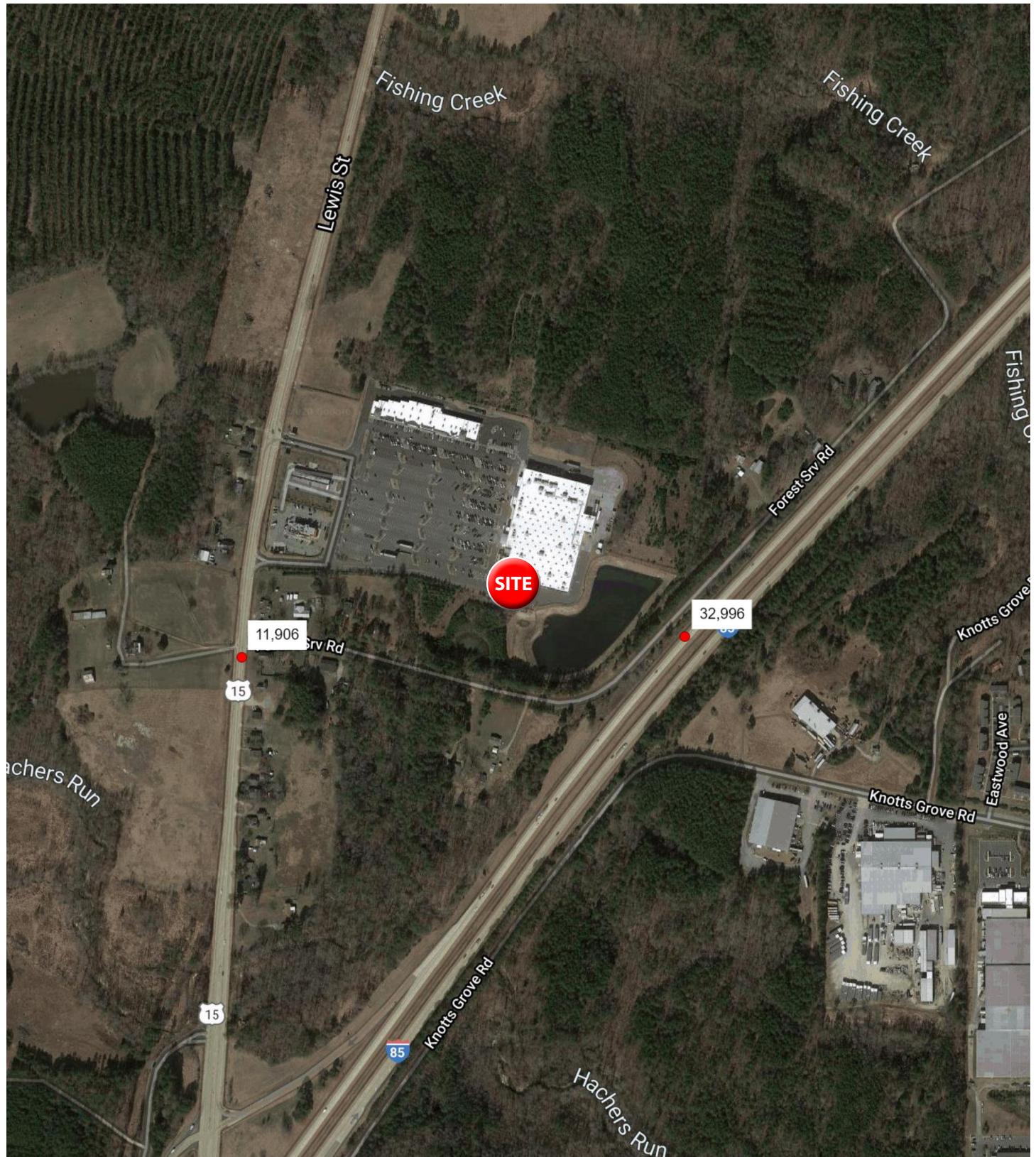
Trade Area	Trade Area
<b>Race</b>	
2022 Est. White	58.0%
2022 Est. Black	30.4%
2022 Est. Asian or Pacific Islander	0.7%
2022 Est. American Indian or Alaska Native	0.4%
2022 Est. Other Races	10.5%
<b>Hispanic</b>	
2022 Est. Hispanic Population	4,373
2022 Est. Hispanic Population	8.7%
2027 Proj. Hispanic Population	8.7%
2020 Hispanic Population	8.0%
<b>Education (Adults 25 &amp; Older)</b>	
2022 Est. Adult Population (25 Years or Over)	36,008
2022 Est. Elementary (Grade Level 0 to 8)	4.6%
2022 Est. Some High School (Grade Level 9 to 11)	8.4%
2022 Est. High School Graduate	31.1%
2022 Est. Some College	21.7%
2022 Est. Associate Degree Only	10.7%
2022 Est. Bachelor Degree Only	16.2%
2022 Est. Graduate Degree	7.4%
<b>Housing</b>	
2022 Est. Total Housing Units	22,245
2022 Est. Owner-Occupied	71.3%
2022 Est. Renter-Occupied	18.7%
2022 Est. Vacant Housing	10.0%
<b>Homes Built by Year</b>	
2022 Homes Built 2010 or later	6.5%
2022 Homes Built 2000 to 2009	19.6%
2022 Homes Built 1990 to 1999	15.9%
2022 Homes Built 1980 to 1989	13.0%
2022 Homes Built 1970 to 1979	10.9%
2022 Homes Built 1960 to 1969	7.4%
2022 Homes Built 1950 to 1959	5.5%
2022 Homes Built Before 1949	11.2%
<b>Home Values</b>	
2022 Home Value \$1,000,000 or More	0.6%
2022 Home Value \$500,000 to \$999,999	3.3%
2022 Home Value \$400,000 to \$499,999	4.0%
2022 Home Value \$300,000 to \$399,999	7.8%
2022 Home Value \$200,000 to \$299,999	21.9%
2022 Home Value \$150,000 to \$199,999	19.2%
2022 Home Value \$100,000 to \$149,999	17.5%
2022 Home Value \$50,000 to \$99,999	17.1%
2022 Home Value \$25,000 to \$49,999	4.0%
2022 Home Value Under \$25,000	4.5%
2022 Median Home Value	\$166,699
2022 Median Rent	\$584

# TRADE AREA DEMOGRAPHIC REPORT

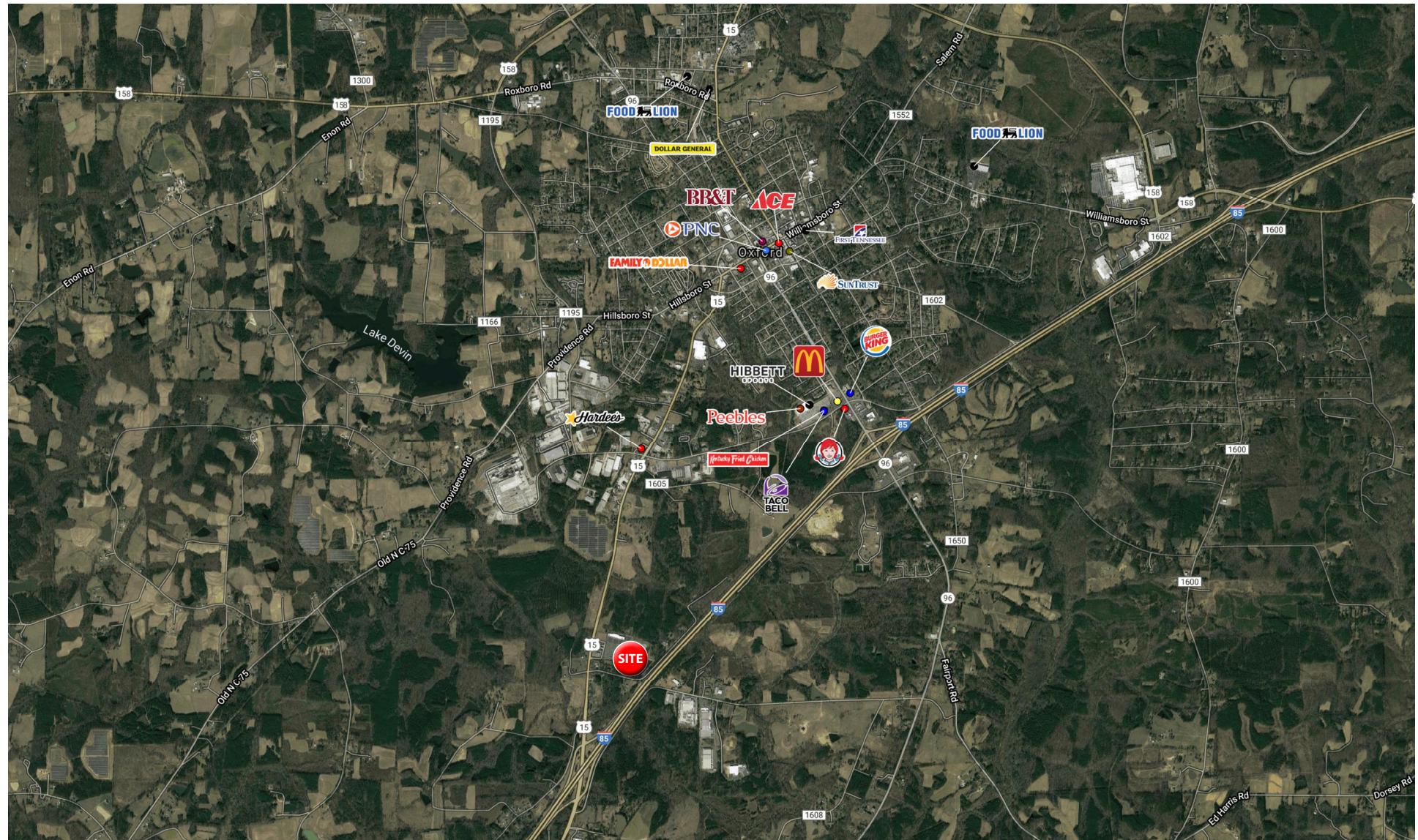
Lat/Lon: 36.3214/-78.6174

Trade Area	Trade Area
<b>Labor Force</b>	
2022 Est. Labor Population Age 16 Years or Over	40,939
2022 Est. Civilian Employed	55.8%
2022 Est. Civilian Unemployed	1.9%
2022 Est. in Armed Forces	-
2022 Est. not in Labor Force	42.3%
2022 Labor Force Males	48.2%
2022 Labor Force Females	51.8%
<b>Occupation</b>	
2022 Occupation: Population Age 16 Years or Over	22,857
2022 Mgmt, Business, & Financial Operations	13.5%
2022 Professional, Related	21.5%
2022 Service	17.9%
2022 Sales, Office	20.0%
2022 Farming, Fishing, Forestry	0.8%
2022 Construction, Extraction, Maintenance	8.5%
2022 Production, Transport, Material Moving	17.7%
2022 White Collar Workers	55.0%
2022 Blue Collar Workers	45.0%
<b>Transportation to Work</b>	
2022 Drive to Work Alone	84.7%
2022 Drive to Work in Carpool	8.1%
2022 Travel to Work by Public Transportation	0.2%
2022 Drive to Work on Motorcycle	0.1%
2022 Walk or Bicycle to Work	1.3%
2022 Other Means	1.0%
2022 Work at Home	4.5%
<b>Travel Time</b>	
2022 Travel to Work in 14 Minutes or Less	20.3%
2022 Travel to Work in 15 to 29 Minutes	31.9%
2022 Travel to Work in 30 to 59 Minutes	39.1%
2022 Travel to Work in 60 Minutes or More	8.6%
2022 Average Travel Time to Work	26.2
<b>Consumer Expenditure</b>	
2022 Est. Total Household Expenditure	\$1.1 B
2022 Est. Apparel	\$37.98 M
2022 Est. Contributions, Gifts	\$60.94 M
2022 Est. Education, Reading	\$32.69 M
2022 Est. Entertainment	\$61.49 M
2022 Est. Food, Beverages, Tobacco	\$169.49 M
2022 Est. Furnishings, Equipment	\$38.25 M
2022 Est. Health Care, Insurance	\$102.89 M
2022 Est. Household Operations, Shelter, Utilities	\$356.27 M
2022 Est. Miscellaneous Expenses	\$20.69 M
2022 Est. Personal Care	\$14.7 M
2022 Est. Transportation	\$201.28 M

# TRAFFIC COUNTS



# COMMERCIAL AERIAL





550 Long Point Road  
Mount Pleasant, SC 29464  
843.654.7888 Office  
843.654.7889 Fax  
[www.wrsrealestate.com](http://www.wrsrealestate.com)