

FOOD HALL VENDOR SPACES FOR LEASE

# The Forge Food Hall

@ the Military Business Park in Fayetteville, NC



*for more information*

PATRICK MURRAY, CCIM, SIOR

Principal / Broker in Charge

O: 910.829.1617

C: 910.988.5284

patrick@grantmurrayre.com



Grant - Murray

REAL ESTATE, LLC

COMMERCIAL AND INVESTMENT BROKERAGE

150 N. McPherson Church Rd | Fayetteville, NC 28303 | [www.grantmurrayre.com](http://www.grantmurrayre.com)



# PROPERTY OVERVIEW

<b>Year Built:</b>	Under Construction- Q2 2026 Delivery
<b>Spaces Starting At:</b>	601 SF
<b>Services Included:</b>	Utilities, HVAC, common area maintenance, dining room, grease trap, Wi-Fi, kitchen ventilation (no equipment), trash service
<b>Building Size:</b>	11,675 SF
<b>Zoning:</b>	BPCZ

## property description

The upcoming two-story food hall, The Forge, in the Military Business Park will be a dynamic addition to the area, blending modern design with vibrant culinary offerings. The ground floor will feature four vendor stalls, each designed to accommodate diverse food concepts, complemented by a common seating area and an inviting outdoor dining space. The second floor is envisioned as a lively brewery space, complete with a large vendor stall, expansive bar, and ample seating. A standout feature is the covered outdoor dining area on the second level, offering a spacious and relaxed setting for patrons to enjoy their meals and drinks. With its thoughtful design that includes multiple seating options and open spaces, the food hall aims to create a communal atmosphere where visitors can gather, dine, and unwind. The Forge will be a part of a new 312-unit apartment complex called Midtown at Coalition and will have over 1,800 apartment units within a 0.5 mile radius.



# Join **The Forge** Community

- ⇒ Seeking unique, locally-owned food concepts
- ⇒ On-site management
- ⇒ Common seating areas
- ⇒ Outside seating & patio
- ⇒ Second floor for cocktail bar or brewery
- ⇒ 312 apartments all within walking distance
- ⇒ Next to the new Amazon Distribution facility
- ⇒ Minutes from Fort Liberty Gates and more



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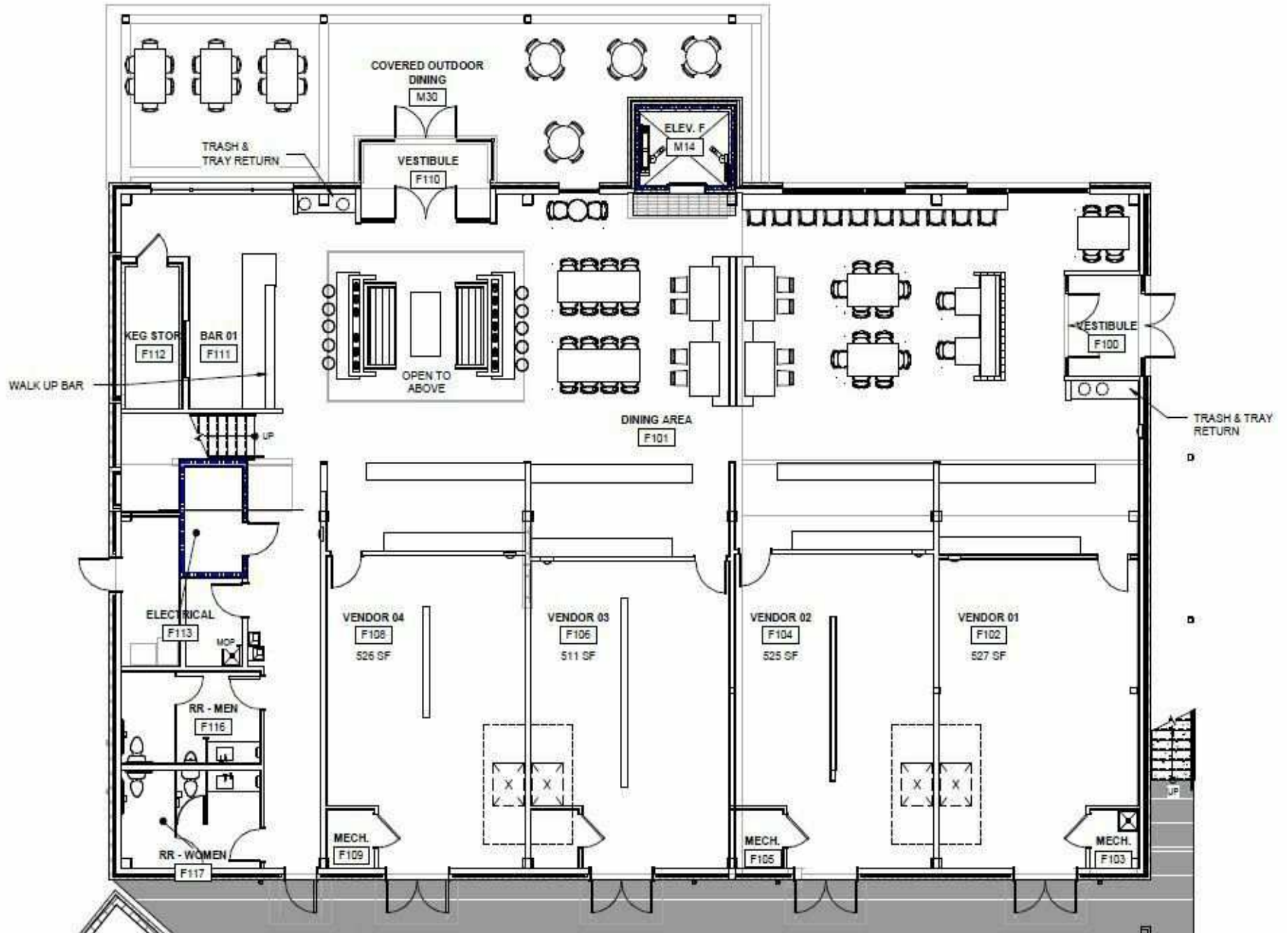
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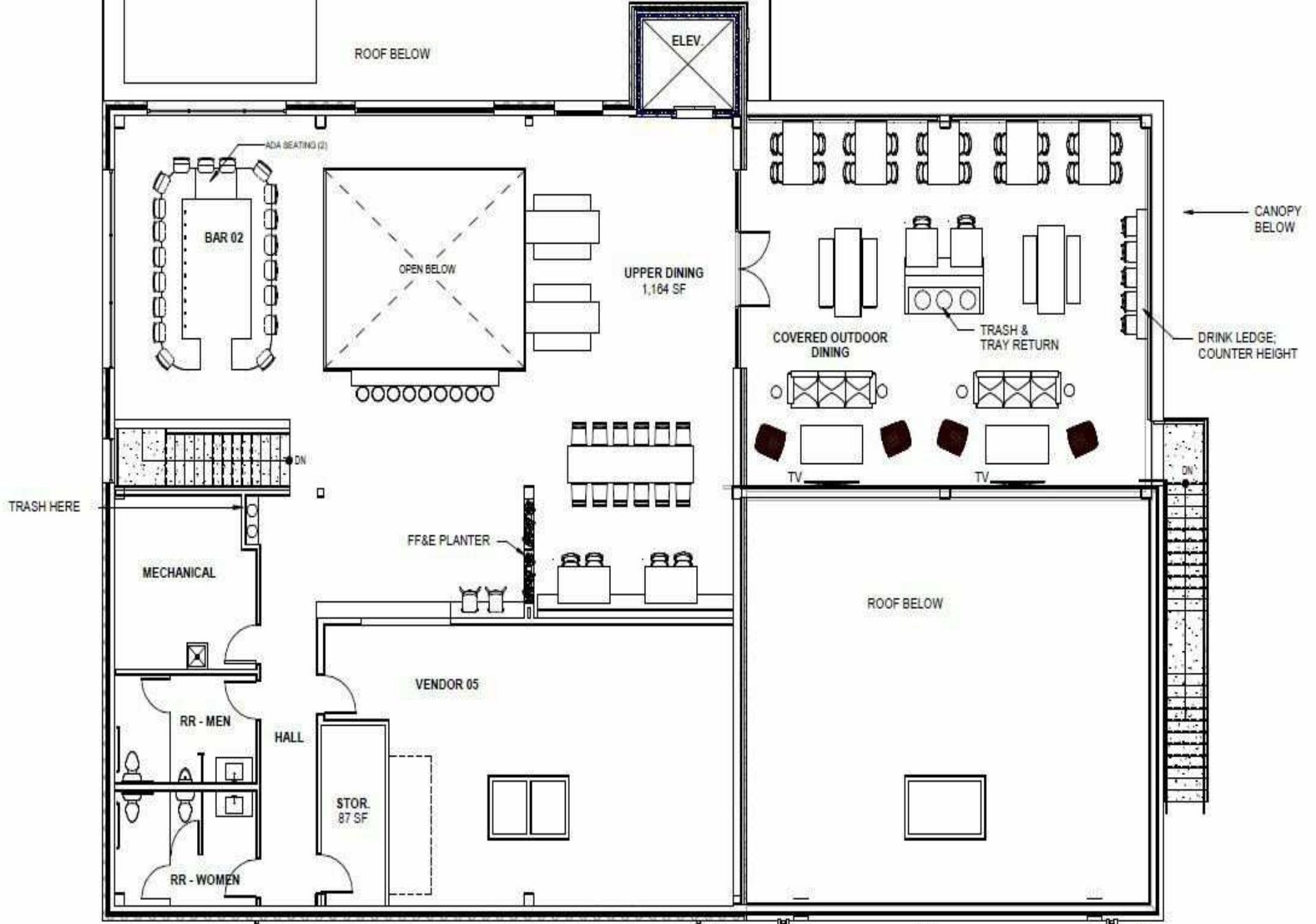
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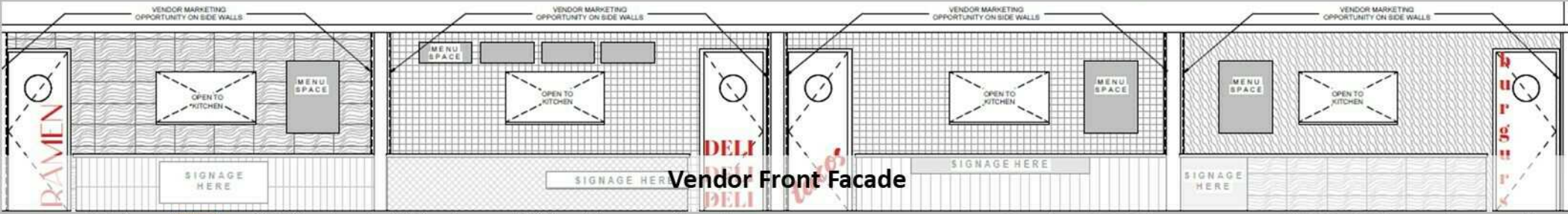
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Vendor Front Facade



Second Floor Vendor & Bar



Dining Area Open to 2nd Floor



First Floor Dining Area



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Santa Fe Dr

All American Freeway



**The Forge  
Food Hall**

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# The Forge Food Hall

All American  
Freeway

Santa Fe Dr

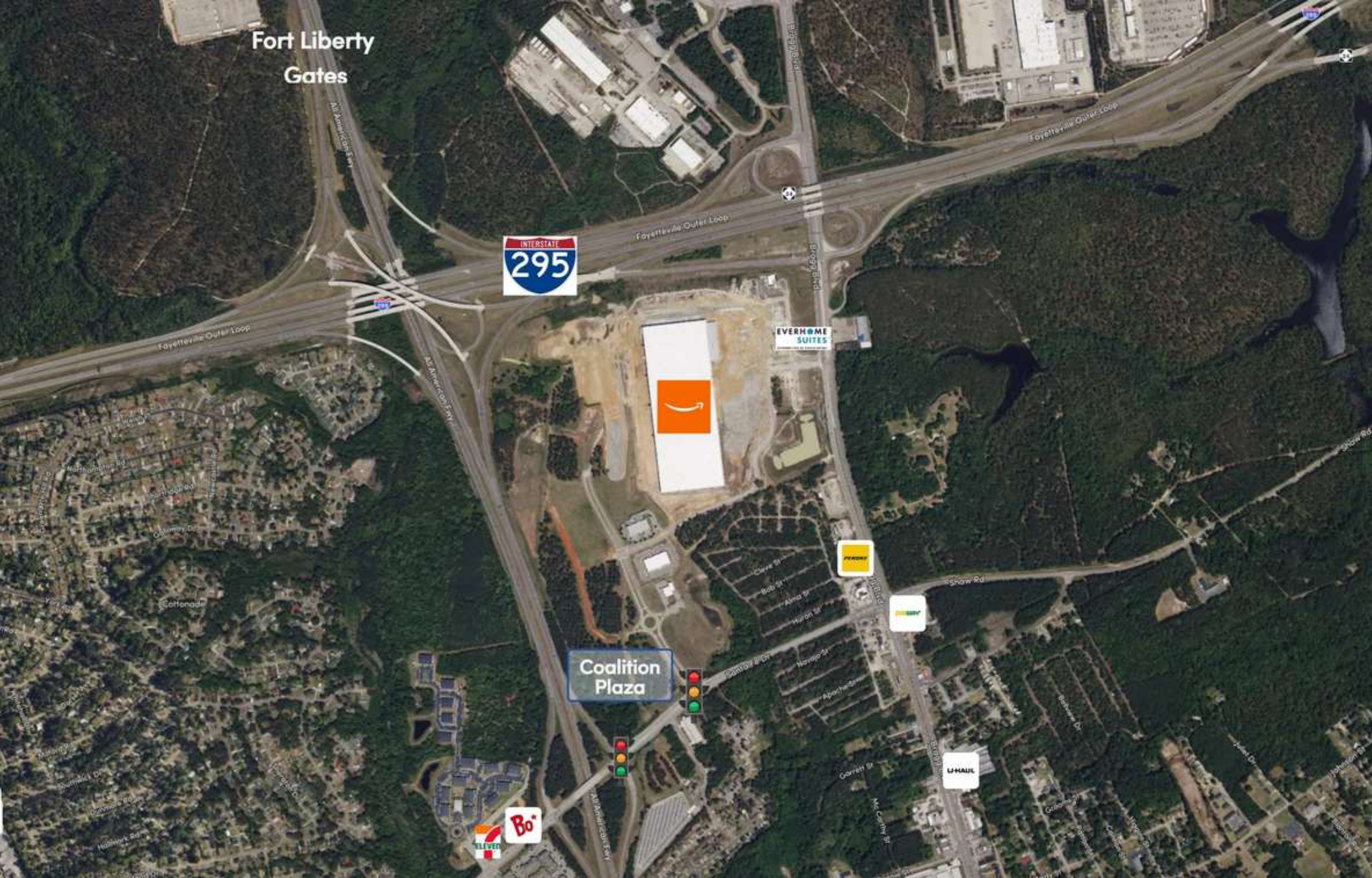
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# Fort Liberty Gates



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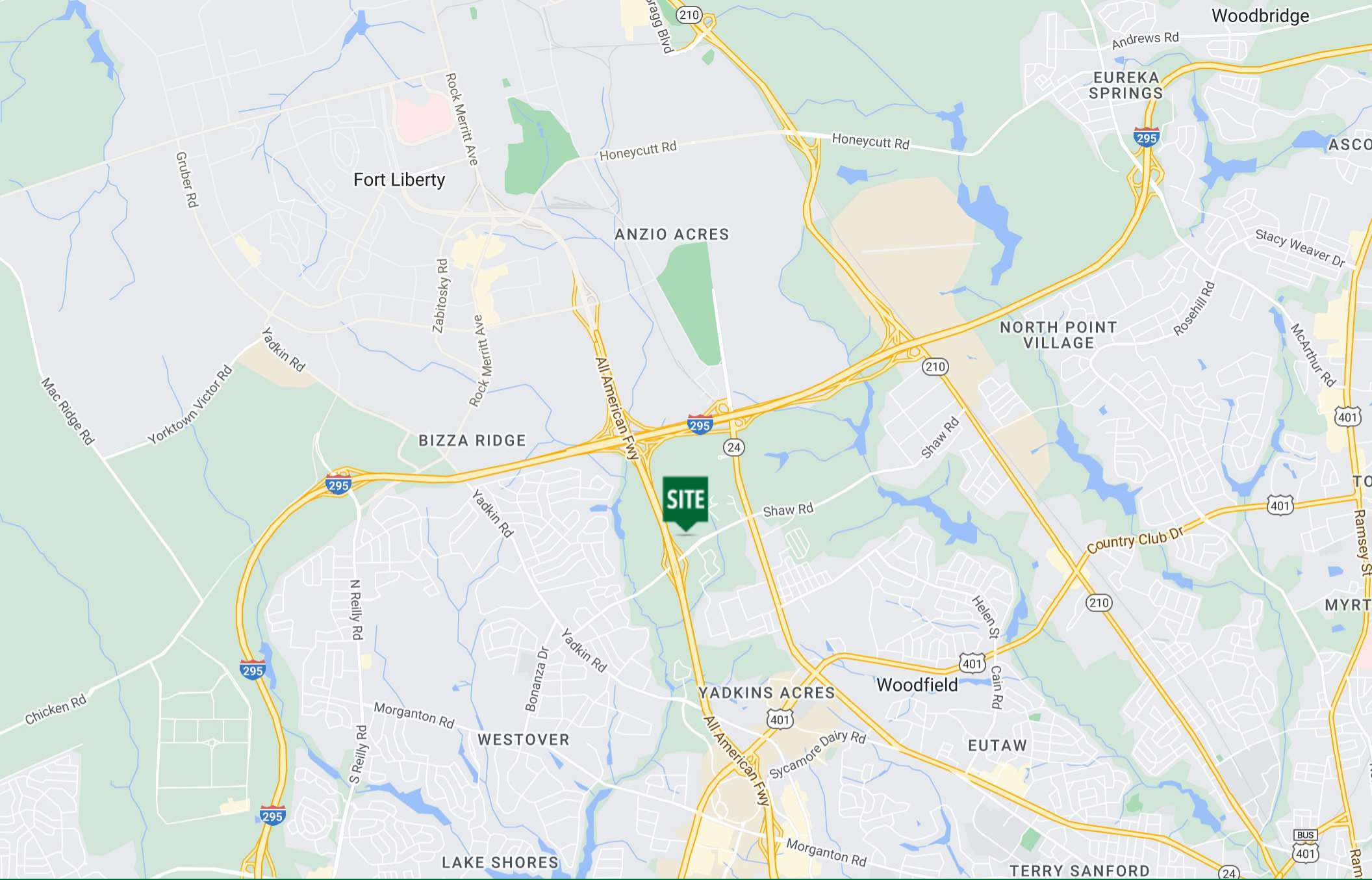
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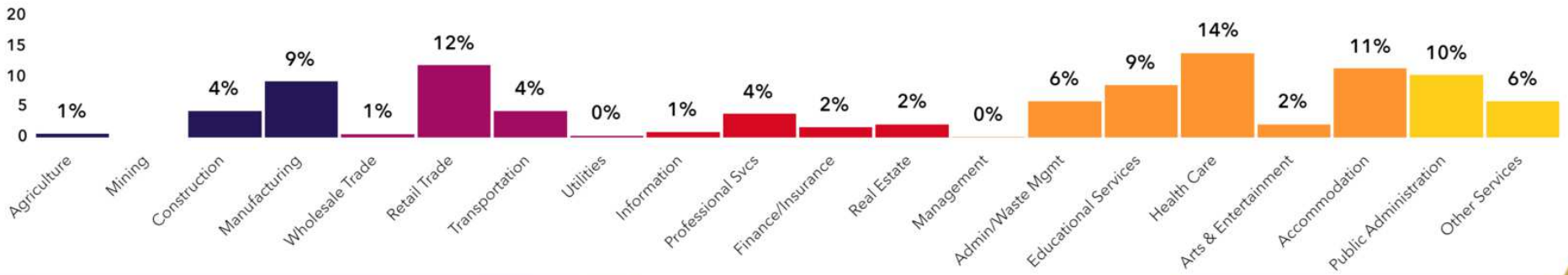


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Map data © 2024



**45,624**  
Total Population



## Population



**77,979**  
Daytime Population

**\$54,099**  
Median HH Income



## Income



**\$32,035**  
Per Capita Income

**17,749**  
Total Households



## Housing



**19,876**  
Total Housing Units

**\$179,046**  
Median Home Value



## Homes



**39.4%**  
Home Ownership

**30.2**  
Median Age



## People



**Bright Young Professionals**  
Tapestry Segment

# Demographics

**28303, Fayetteville, North Carolina**



6%

No HS Diploma



28%

HS Graduate



40%

Some College



26%

Degree or Higher

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Source: U.S. Census Bureau, 2010 Summary File 1. Esri forecasts for 2024 and 2028



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- #2 Best Place in America to Invest in Real Estate (Fortune, 2020)
- Top 50 Most Diverse Cities in America (Niche, 2020)
- Best Places for Business and Careers (Forbes, 2019)
- Top 50 Cheapest Places to Retire MSN Money, 2018)
- Most affordable housing in the USA for first-time home buyers (WalletHub, 2017)
- Vibrant downtown featuring museums, live music, & award-winning performing arts and cultural events
- Home of the International Folk Festival, Bi-Annual Dogwood Festival, When Pigs Fly All-American BBQ Festival, & more
- 520 Restaurants, breweries, wine bars, & more
- Professional & collegiate sporting events
- World-class golf courses



## Why Fayetteville?

**408,763**

*30-minute trade area*

**\$9.9B**

*total consumer spending*

**\$77,340**

*avg household income*

**6M+ SF**

*retail in area submarket*

*for more information*

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