

FOOD LION

# Retail Space for Lease

12330 NC Highway 210 in Benson, NC

**1,500 SF Available July 1<sup>st</sup>, 2026**



# Table of Contents

---

## High House Capital

Retail Leasing Team

John Bradley

919-818-0774

[jbradley@highhousecapital.com](mailto:jbradley@highhousecapital.com)

Benjamin Ho

919-649-2662

[bho@highhousecapital.com](mailto:bho@highhousecapital.com)

---

03 Retail for Lease

---

05 Maps

---

08 Floor Plans

---



# 12330 NC HWY 210 Benson, NC

## Retail Lease Offer



## McGees's Crossroads

High House Capital is pleased to exclusively present the opportunity to lease a 1,500 square foot in-line space at **McGee's Crossroads** in Benson, NC. This prime location offers excellent visibility and access, situated in a vibrant and growing community. The retail suite is located within a larger shopping centered anchored by a Food Lion grocery store.

### PROPERTY DETAILS

<b>ADDRESS</b>	12330 NC Hwy 210 Benson, NC 27504
<b>MUNICIPALITY</b>	Johnston County
<b>YEAR BUILT</b>	2003
<b>RENTABLE SF</b>	1,500 SF



# 12330 NC HWY 210 Benson, NC

## Retail Suite Available for Lease

- **1,500 sf** available **July 1<sup>st</sup>, 2026**
- Anchored by **Food Lion** grocery store
- The only space available in the entire shopping center

## Rental Terms

- Base rent of **\$23 NNN**
- Estimated TICAM of **\$3.50 psf**
- Available lease term from 2 to 5+ years.

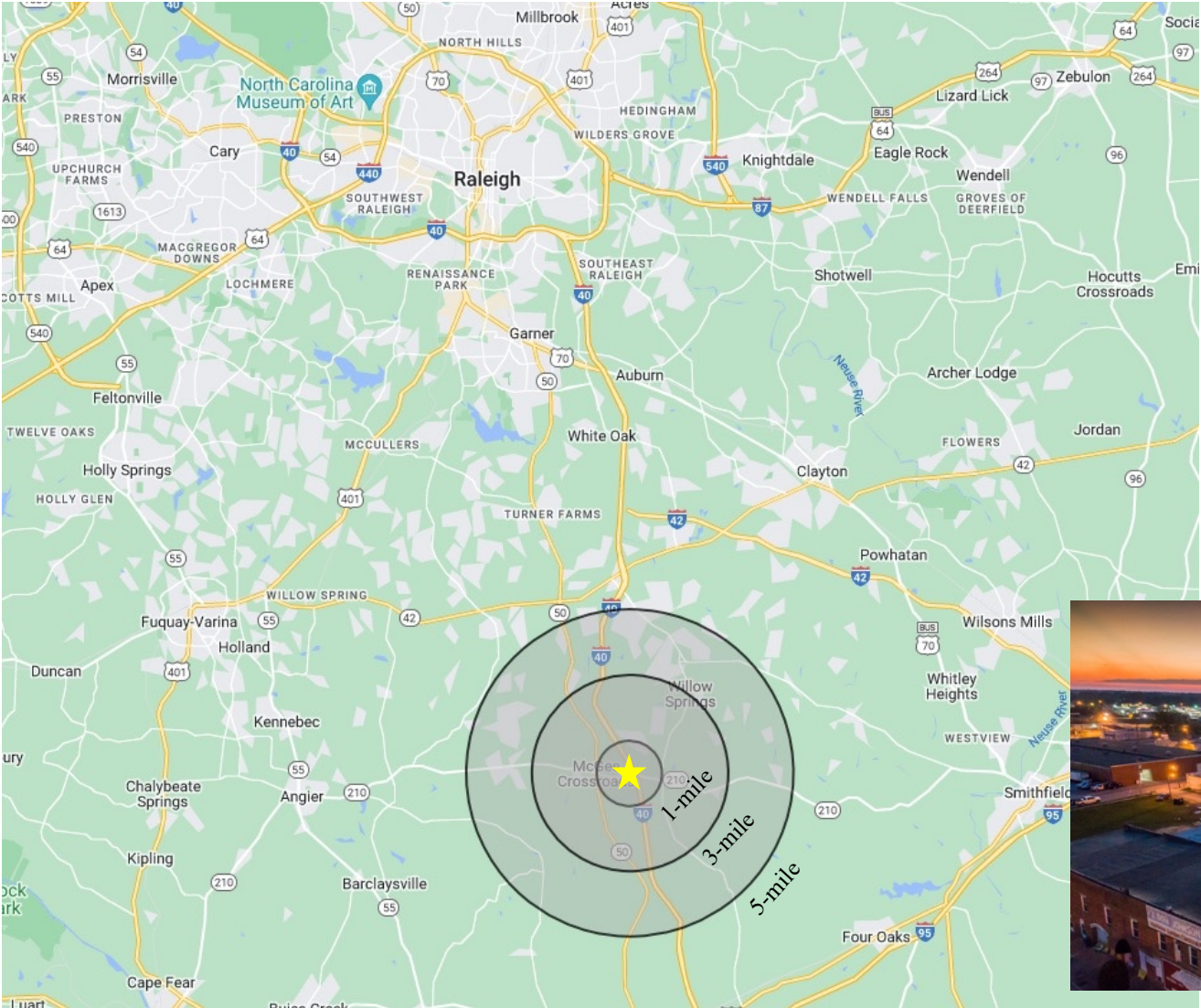
## Demographics

- 1-mile: population of 1k people and \$65k median household income.
- 3-mile: population of 10k people and \$99k median household income.
- 15-minute drive: population of 105k people and \$97k median household income.

*Demographic data per Placer.AI report*



# Location Overview



## McGee's Crossroads

On NC Hwy 210 | 17,000 VPD  
On I-40 On Ramp | 8,100 VPD

## Benson, NC

37-Minute Drive to RDU Airport  
Approx. 19.94% Population Increase Since 2020  
260K+ County Population  
Moderate Climate Year Round

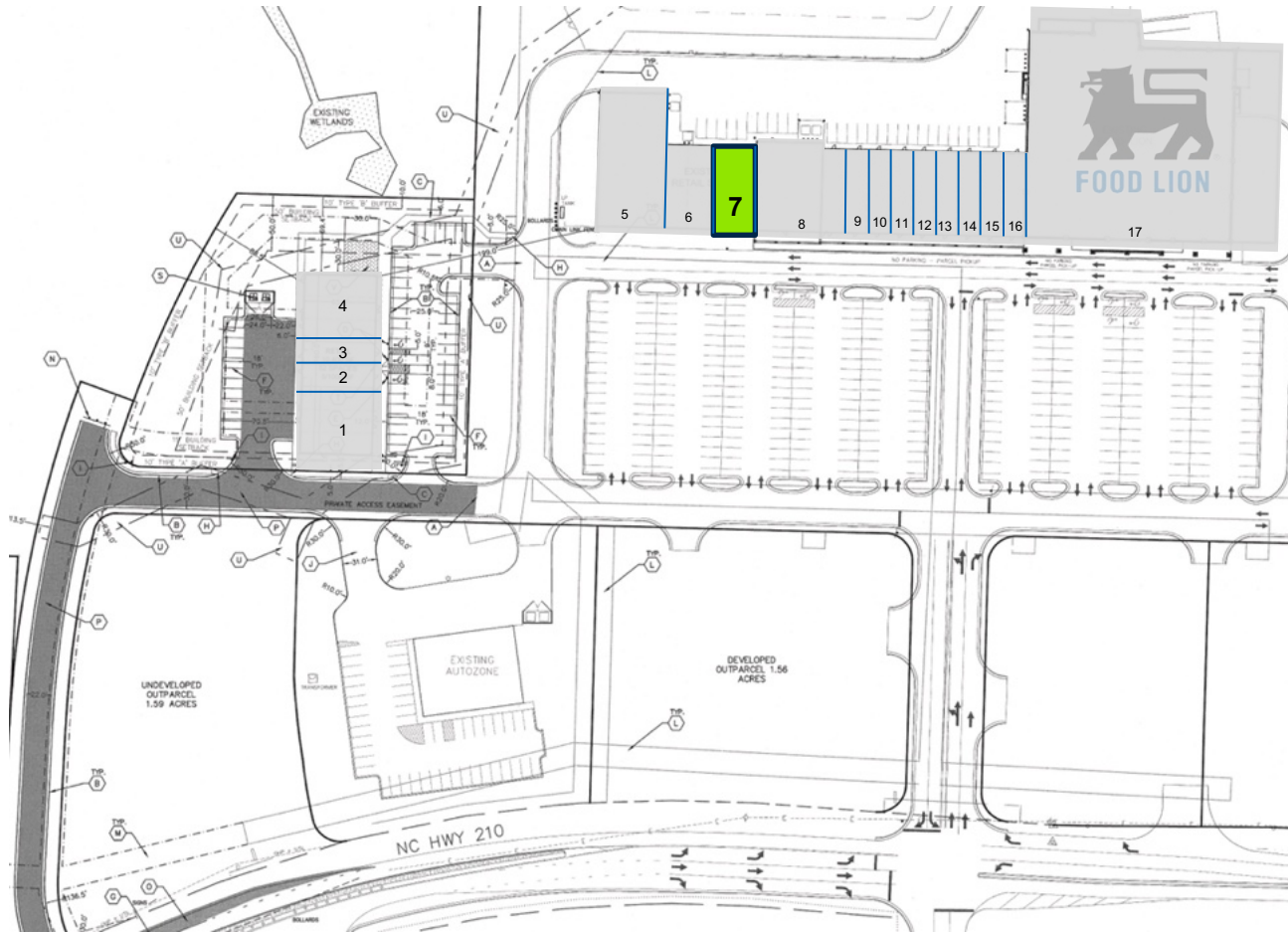
*Population data per World Population Review*



# Location Overview



# Site Map – 12330 NC Hwy 210 Benson, NC



- 1 Eggs Up Grill
- 2 Vape Shop
- 3 Japanese Express
- 4 Fiesta Mexicana
- 5 CRNG Hardware
- 6 Riccobene Dentist
- 7 **AVAILABLE**
- 8 Fit4Life Gym
- 9 La Piazza
- 10 Subway
- 11 China Star
- 12 Nail Spa
- 13 NY Bagel Deli
- 14 Domino's Pizza
- 15 Great Clips
- 16 Davis Drugs
- 17 Food Lion



# Floor Plan

