

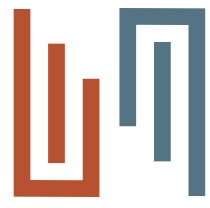


NORTHWOOD
LANDING

PITTSBORO, NC

NORTHWOOD LANDING





NORTHWOOD
LANDING



OUTPARCELS FOR SALE

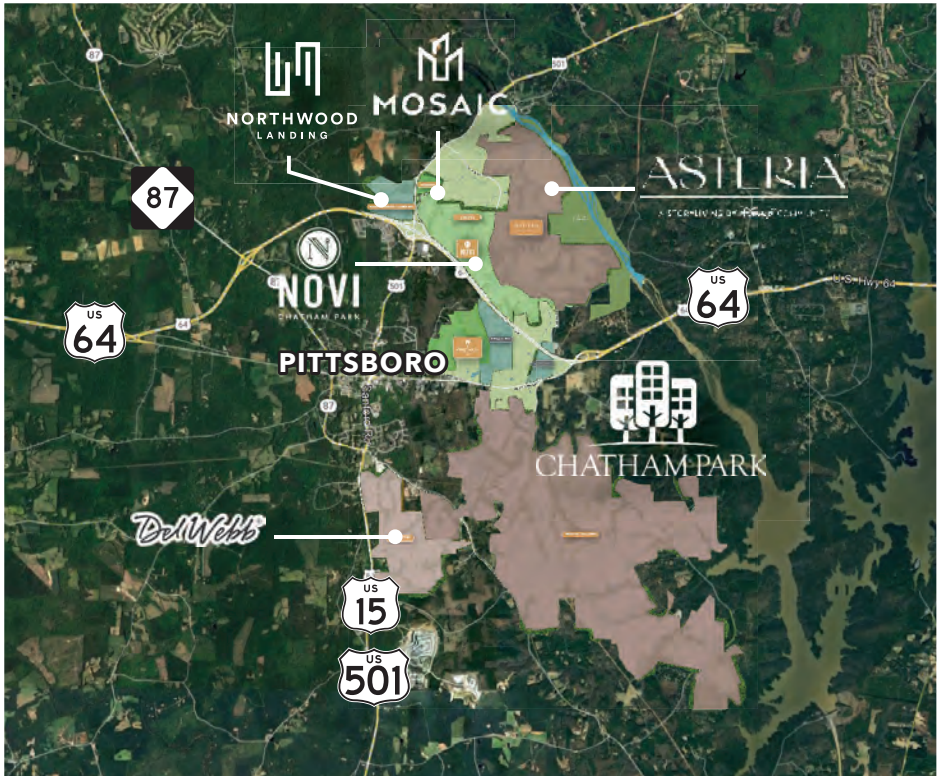
AVAILABLE

LOT	ACREAGE	PRICE
1	±1.40	\$1.9 M
2	±1.24	\$1.9 M
10	±1.17	\$1.35 M
11	±1.16	\$1.4 M
12	±1.02	\$1.2 M
13	±1.01	\$1.2 M
14	±1.01	\$1.35 M
16	±4.03	Contact Broker
17	±1.67	Contact Broker
18	±6.93	Contact Broker
19	±14.68	Contact Broker

SOLD/OCCUPIED

LOT	ACREAGE	TENANT
3	±1.74	Chase
4	±1.35	Zaxby's
5	±1.87	Dunkin Vets Pets
9	±1.20	Hubie's Car Wash

NEARBY DEVELOPMENTS



MOSAIC is a 44-acre, \$180 million entertainment and lifestyle destination, the commercial gateway to the community across from Northwood Landing on U.S. 15-501 in Pittsboro, NC.



**NORTHWOOD
LANDING**



8,500
ACRES TOTAL

22M
TOTAL SQUARE FEET

27,000
HOMES TOTAL

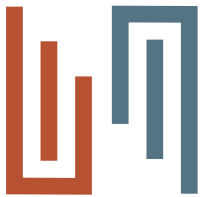
75,000
RESIDENTS

Chatham Park is an 8,500-acre master-planned community in Pittsboro, NC adjacent to Jordan Lake and the Haw River. Near Raleigh, Durham and Chapel Hill, it will include 27,000 homes, 75,000 residents and 22 million square feet of office, research, retail and community space.

The first residential neighborhood, **Vineyards at Chatham Park**, offers over 500 homes. Final opportunities remain as the neighborhood nears sellout. **NoVi at Chatham Park** is now selling and will add a variety of 600+ homes, plus **Encore by David Weekley**, a 55+ active adult section.

Development is underway for **Asteria™, a Storyliving by Disney™** community, featuring approximately 4,000 new homes. Sales are anticipated to begin in late 2027.

RESEARCH TRIANGLE REGIONAL INFORMATION



**NORTHWOOD
LANDING**



Located in the heart of North Carolina, the Research Triangle Region gets its name from Research Triangle Park and **three Tier 1 research universities** — Duke University, North Carolina State University and the University of North Carolina Chapel Hill — located only minutes apart.

The region is comprised of ten member counties and the Research Triangle Park. A diverse business ecosystem, talented workforce, and high quality lifestyle are major factors in the area’s continued growth.

DISTANCE FROM NORTHWOOD LANDING

CHAPEL HILL	14.9 MILES
DOWNTOWN DURHAM	25.6 MILES
RDU INTL AIRPORT	31.0 MILES
RESEARCH TRIANGLE PARK	31.2 MILES
DOWNTOWN RALEIGH	35.3 MILES

Property Highlights

- ±1.01 acres - ±14.68 acres
- Lowes Foods anchored development
- Chatham Park is the largest current development of its kind on the east coast
- Approximately 14 miles from UNC Chapel Hill and 17 miles from Enterprise Park in Sanford, NC
- Located across from MOSAIC, a 44-acre mixed-use community that serves as the gateway to Chatham Park
- Common/shared stormwater available

DEMOGRAPHICS - DRIVE TIMES

	20 Min	25 Min
Population	78,356	219,253
No. of Households	32,008	82,848
Avg. Household Income	\$110,796	\$117,392
No. of Businesses	2,570	7,431
No. of Employees	26,175	87,066
Daytime Population	75,524	221,490

RESEARCH TRIANGLE REGIONAL INFORMATION



**NORTHWOOD
LANDING**

POPULATION



70%

POPULATION
GROWTH
(2000-2018)



37

MEDIAN
AGE



76

PEOPLE MOVING
TO THE REGION
EVERY DAY



1,039,775

REGIONAL LABOR FORCE

CONNECTIVITY

Centrally located between New York and Miami, the Research Triangle Region is easily accessible by Raleigh-Durham International Airport, six regional airports, two ports, and multiple interstates that span from Florida to New York and North Carolina to California.

RDU RANKED THE MOST CONNECTED MEDIUM-SIZED AIRPORT IN THE US



12.8

MILLION PASSENGERS
IN 2018

42%

INCREASE
SINCE 2010

400+

DAILY FLIGHTS
Over 65 nonstop
destinations
7 international destinations
11 major airlines



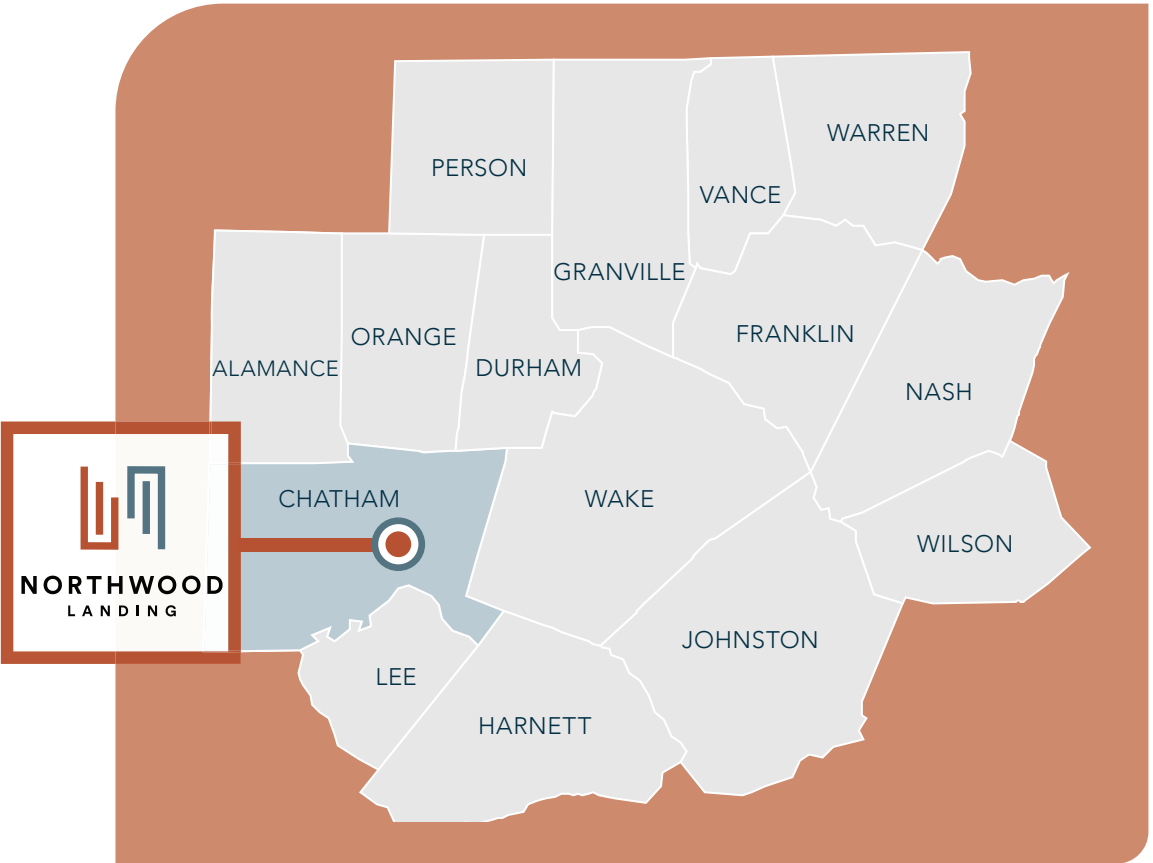
RAIL

CSX, NORFOLK
SOUTHERN, AND NC
RAILROAD CO



ACCESS

LOCATED IN BETWEEN NEW
YORK AND MIAMI
INTERSTATES: I-40, I-95 AND I-85
LESS THAN 3 HOURS TO 2 DEEP
WATER PORTS



EDUCATION



176,000

TOTAL STUDENTS
ENROLLED IN HIGHER ED

42,000

ANNUAL
GRADUATES

\$2.72B

R&D RESEARCH
CONDUCTED AT
TIER 1 UNIVERSITIES

SOURCE: RESEARCH TRIANGLE REGIONAL PARTNERSHIP



LOCATION OVERVIEW

CHATHAM COUNTY, NC



Chatham County, part of the Research Triangle, is one of the fastest-growing counties in North Carolina. The region and the state are frequently ranked as best places for business in the United States.

A strong quality of life attracts a diverse resident workforce and innovative companies that value strong education, recreation opportunities and vibrant communities. A strategic location provides an avenue to the urban amenities found in nearby Chapel Hill, Durham, Raleigh, Greensboro and other great cities.



3rd
FASTEST-GROWING
COUNTY IN NC



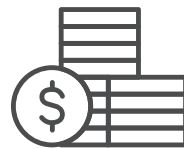
40%
BACHELOR'S
DEGREE OR
HIGHER



2
MEGASITES
TOTALING
4,300 ACRES



7,000+
SINGLE-AND-
MULTI-FAMILY
RESIDENCES
DELIVERING BY
2023



\$36.9M
SPENT ANNUALLY
BY VISITORS

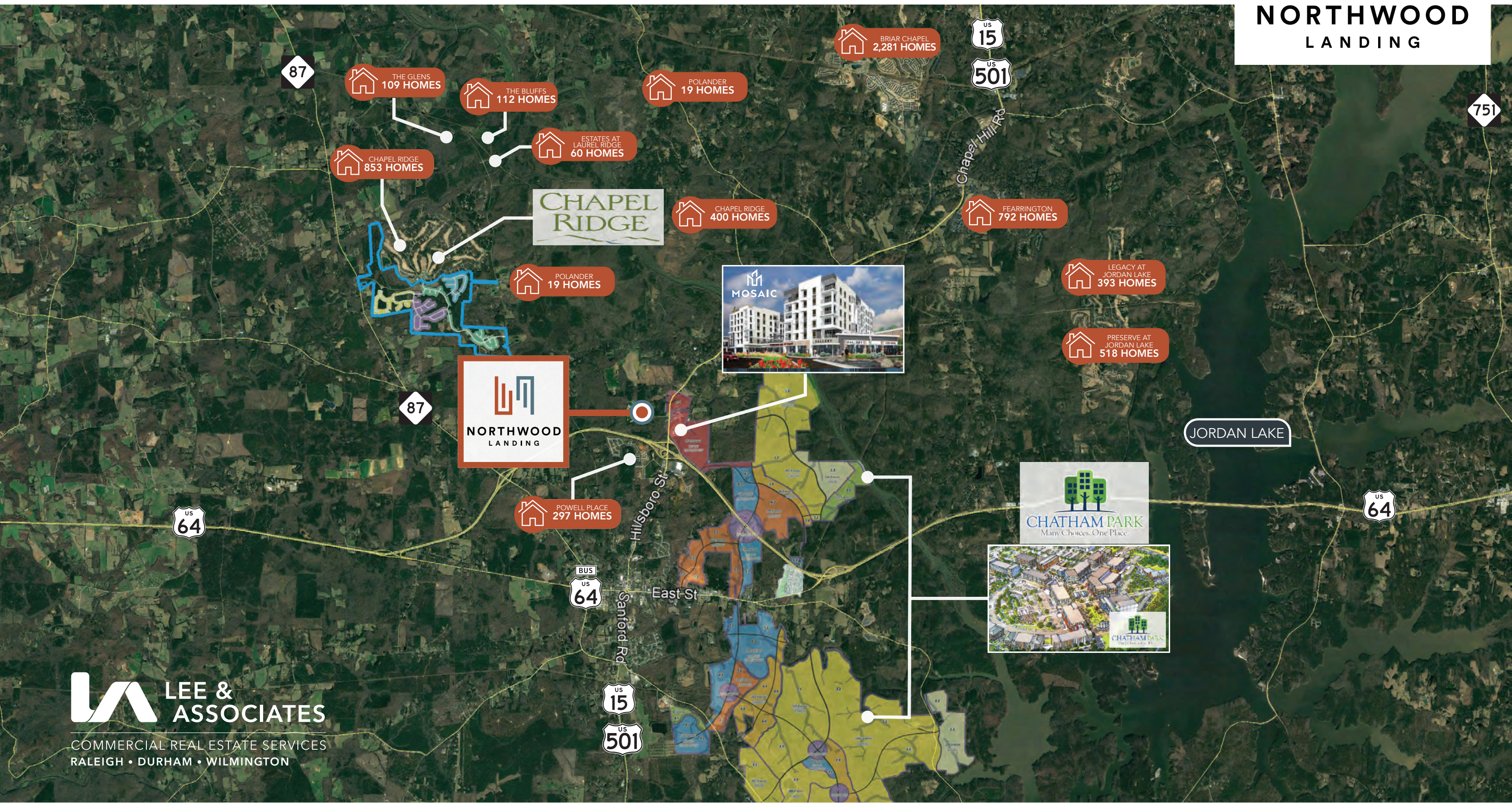


PARKS
JORDAN LAKE
14,000-ACRE
RESERVOIR
WITH 14 MILES
OF HIKING TRAILS

NEARBY DEVELOPMENTS



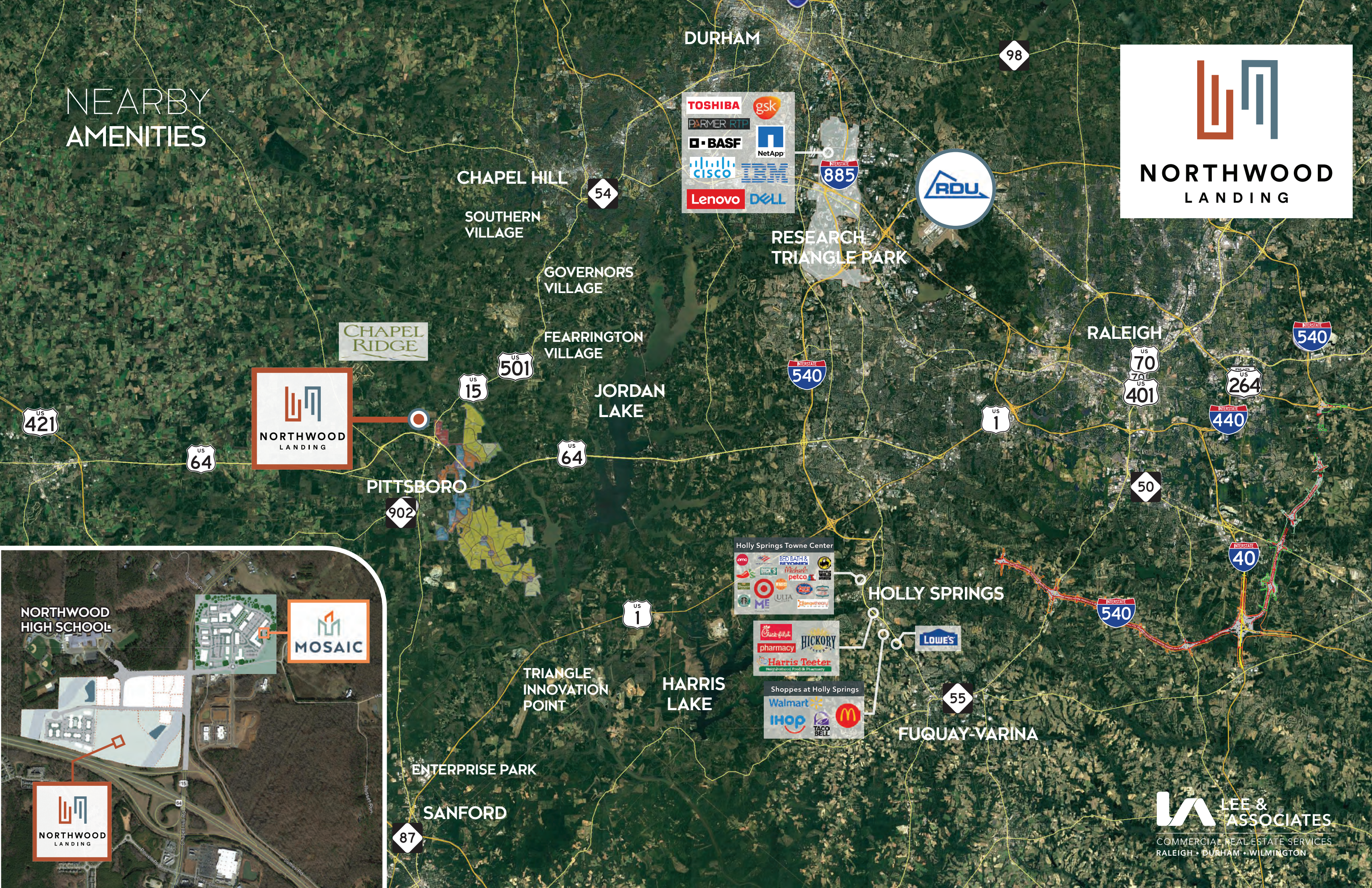
**NORTHWOOD
LANDING**



NEARBY AMENITIES



NORTHWOOD LANDING





NORTHWOOD LANDING



MOSAIC



NORTHWOOD LANDING



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