±1.18 ACRES FOR GL, BTS OR SALE

57

24

Jackson

Tupelo

Starkville

Meridian

Paducah

Cape

Girardeau

55

55

155

55

Memphis

Southaven

Dyersburg

40

Collierville

22

Oxford

MISSISSIPPI

20

Laurel

Hattiesburg

55

Jackson

20.

55

ksburg

onal Forest

Jonesboro

WEST Monongahela Harrisonburg Huntington VIRGINIA National Forest 64 exington George 81 Beckley 64 Washington Richmond & Jefferson National Forest 165 KENTUCKY Roanoke 75 **Bowling Green** Daniel Boone Nat'l Forest 81 24 Kingsport Clarksville Johnson City Nashville Cookeville 81 Winston-Salemo Greensboro Knoxville 40 40 Franklino Murfreesboro o Pigeon Forge NORTH 85 TENNESSEE Hickory 40 Mooresville CAROLINA Asheville 75 Charlotte Nantahala 0 Chattanooga National Forest 26 Greenville oSpartanburg oRock Hill Florence Huntsville Chattahoochee-Oconee NC Highway 50 National Forests Francis Marion 📅 & Sumter Surf City, NC 28445 59 National 75 Forests Alpharetta 85 Athens Columbiao SOUTH 22 Atlanta CAROLINA 0 20 Birmingham 20 Augusta Talladega National Forest 26 Hoover Tuscaloosa 75 Summerville 85 Macon ALABAMA Charleston 20 185 Auburn GEORGIA Columbus Montgomery U Savannah 75

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Proposed Site: ±1.18 Acres on NC Hwy 50 Surf City, NC 28445







PROPERTY **SUMMARY**

Property Highlights

- Retail Pad available for GL, BTS, or Sale
- Excellent retail development opportunity for a QSR, Bank, Automotive use, Medical, Car Wash, and many more.
- Located on Hwy 50/Roland Ave in Surf City's fastest growing retail corridor.
- Excellent visibility with over 150 feet of frontage
- Full Signalized Access across from the main entrance to Food Lion.
- Surrounding retailers include: Publix, Walmart \bullet Neighborhood Market, Food Lion, Petco, Starbucks, Tidal Wave Auto Spa, Mavis, McDonald's, CVS, Dunkin, Jersey Mike's, and more.
- \pm 24,000 VPD on NC Hwy 50
- Price: Contact Broker for Details.



Demographics

	Population	Median Income
1 Mile	1,152	\$85,220
3 Mile	6,823	\$97,580
5 Mile	16,697	\$108,929



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REGIONAL **OVERVIEW**

Surf City NORTH CAROLINA

- A part of both Pender and Onslow Counties
- Suburb of both Wilmington and Jacksonville
- Known for its great beaches and close drive from many major cities
- With warm weather year-round, Surf City is home to many popular golf courses
- Major employers include Pender Country Board of Education, Carolina's Blueberries LLC, and Gomez Harvesting LLC



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BIG BOX AERIAL Hwy 50 / Roland Ave | Surf City, NC



Burgaw







FOODLION PUBlix. Walmart

> SITE Surf City



Hampstead

owes



MARKET AERIAL Hwy 50 / Roland Ave | Surf City, NC

NC Hwy 210 E



SUPERCUTS°



TIDAL WAVE

Publix.



Handy Mart









SHUCKIN SHack



