

WENDOVER COMMONS

AVAILABLE FOR LEASE



THE PROVIDENCE GROUP
EXCELLENCE IN RETAIL REAL ESTATE



4528 W WENDOVER AVE | GREENSBORO, NC | 27409

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WENDOVER COMMONS

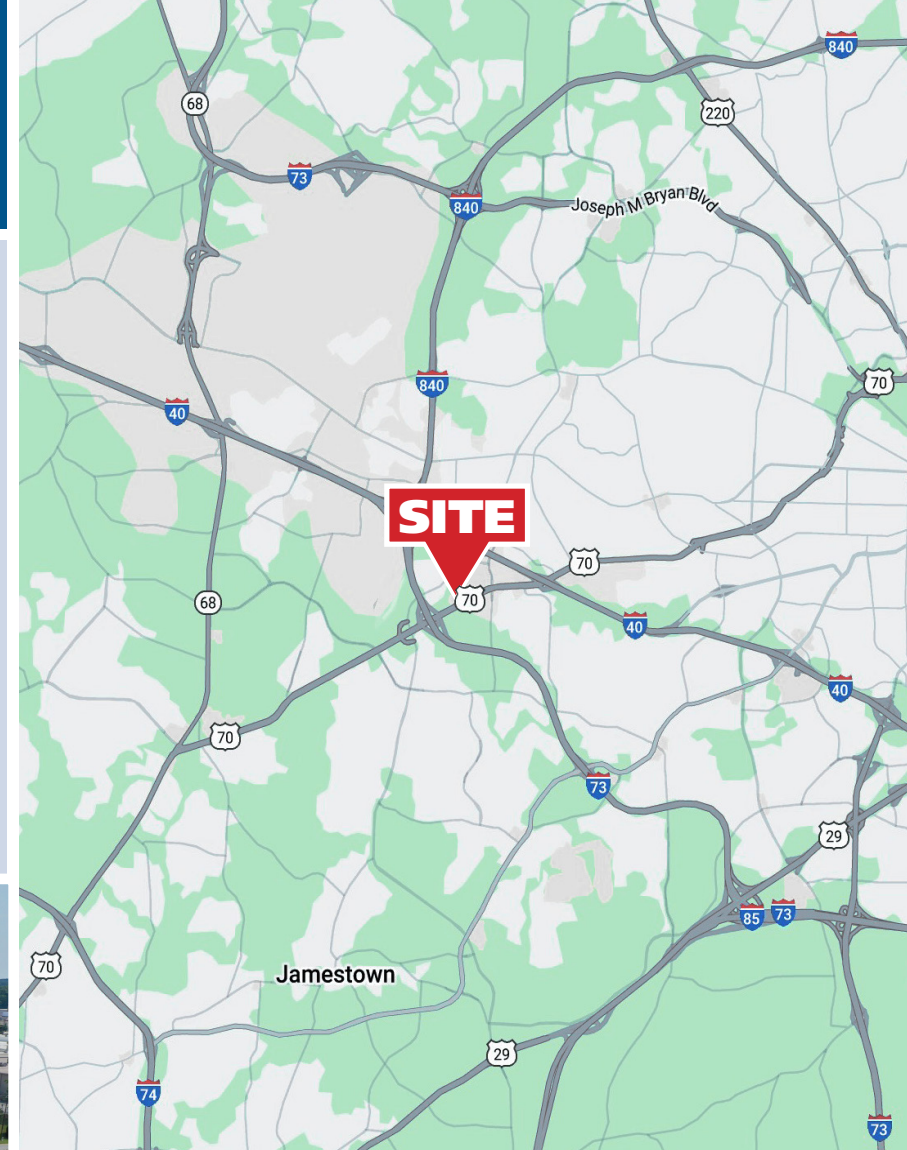
4528 W Wendover Ave. Greensboro, NC 27409

PROPERTY DETAILS

- 151,016 SF regional power center
- Located along Wendover Ave with excellent proximity to I-40 and I-73
- High Traffic Volume in front of the site (38,000 VPD)




PROPERTY HIGHLIGHTS

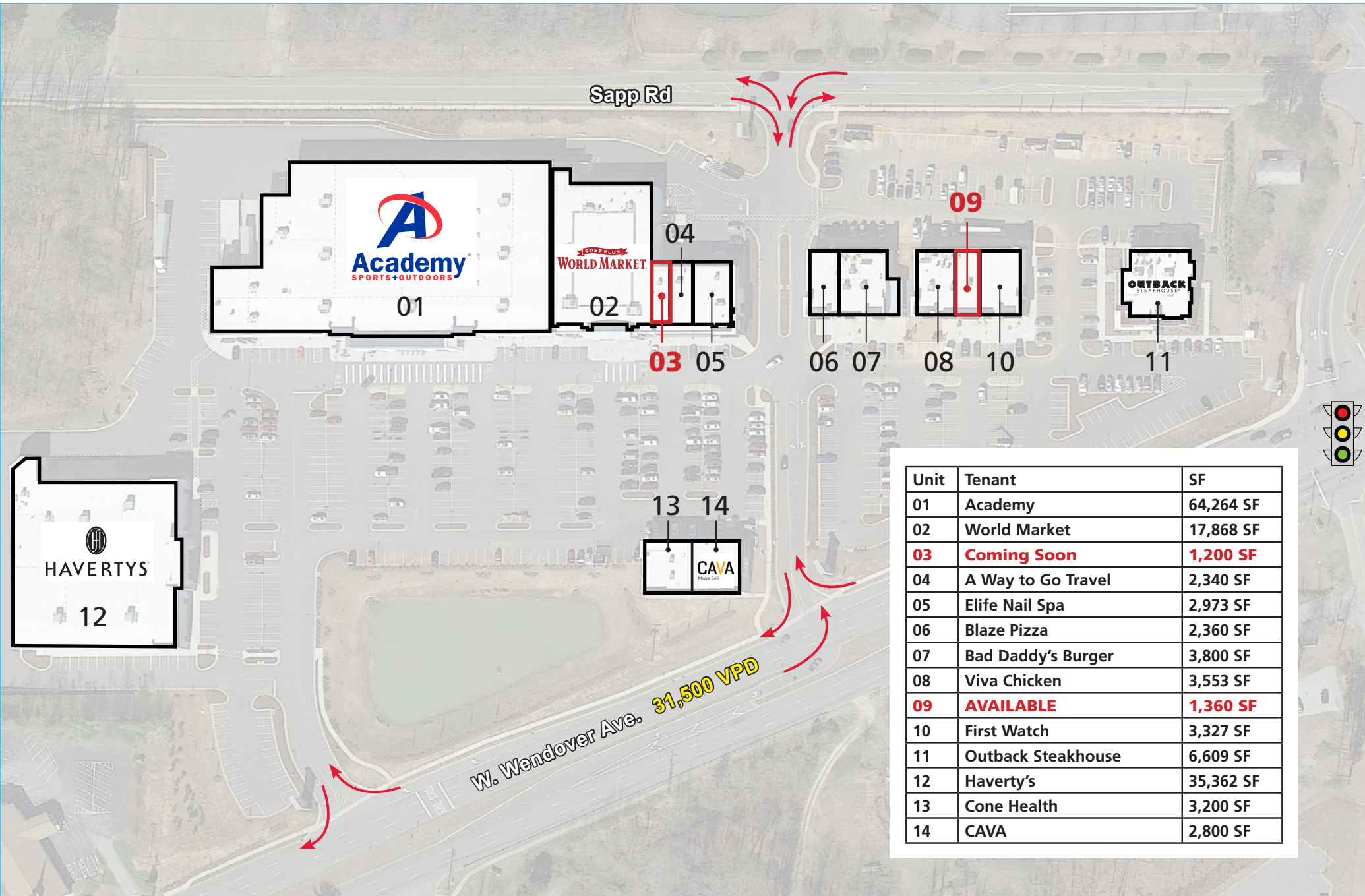
- 1,200 SF - 1,360 SF Available
- Excellent tenant mix at the shopping center
- Located in dominant trade area in Greensboro



(2025)

DEMOGRAPHICS

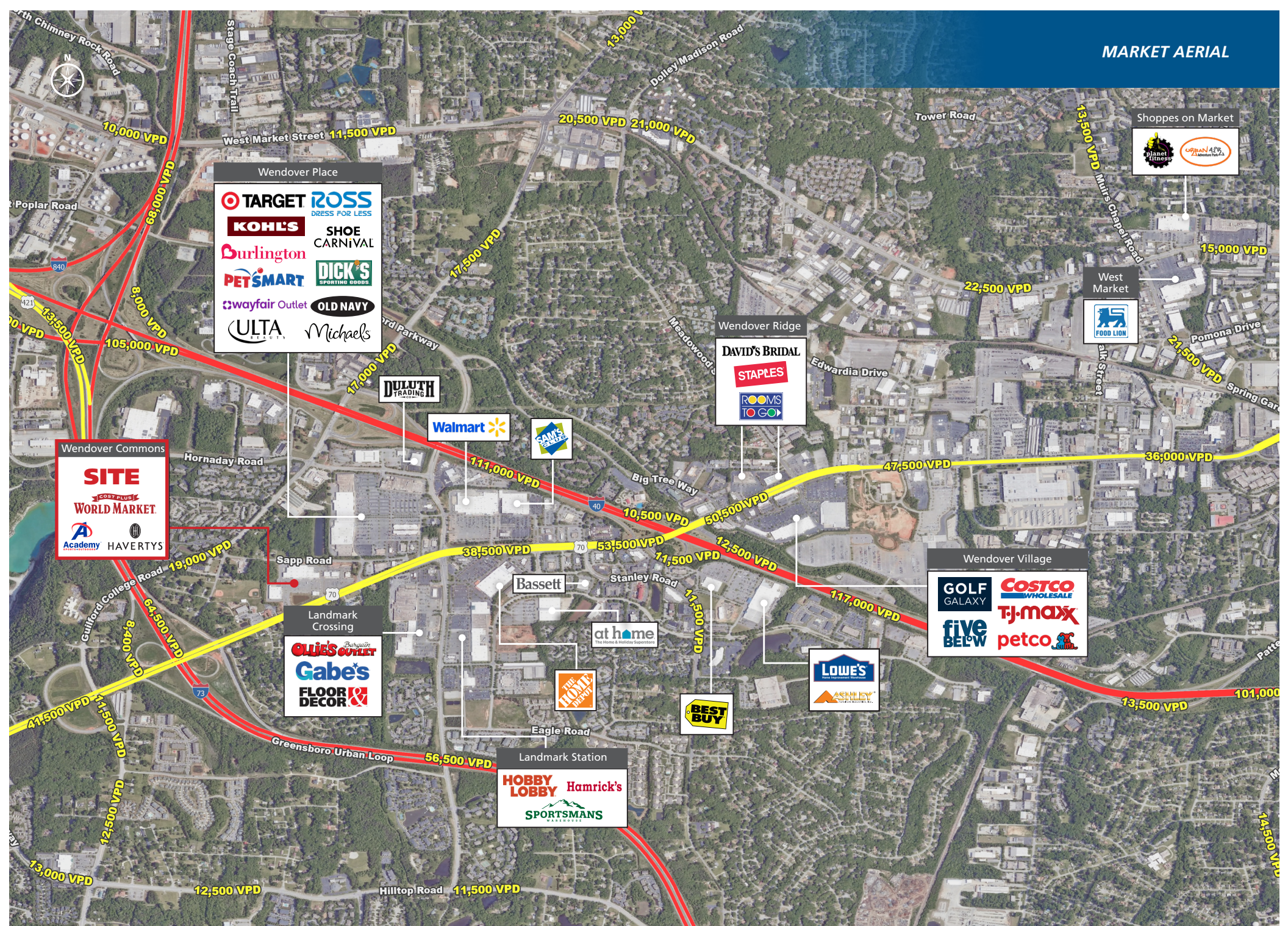
	1 MILE	3 MILE	5 MILE
 POPULATION	5,553	59,362	136,371
 AVERAGE HH INCOME	\$89,724	\$94,560	\$106,414
 DAYTIME EMPLOYMENT	4,385	48,571	94,208



Unit	Tenant	SF
01	Academy	64,264 SF
02	World Market	17,868 SF
03	Coming Soon	1,200 SF
04	A Way to Go Travel	2,340 SF
05	Elife Nail Spa	2,973 SF
06	Blaze Pizza	2,360 SF
07	Bad Daddy's Burger	3,800 SF
08	Viva Chicken	3,553 SF
09	AVAILABLE	1,360 SF
10	First Watch	3,327 SF
11	Outback Steakhouse	6,609 SF
12	Haverty's	35,362 SF
13	Cone Health	3,200 SF
14	CAVA	2,800 SF



MARKET AERIAL





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