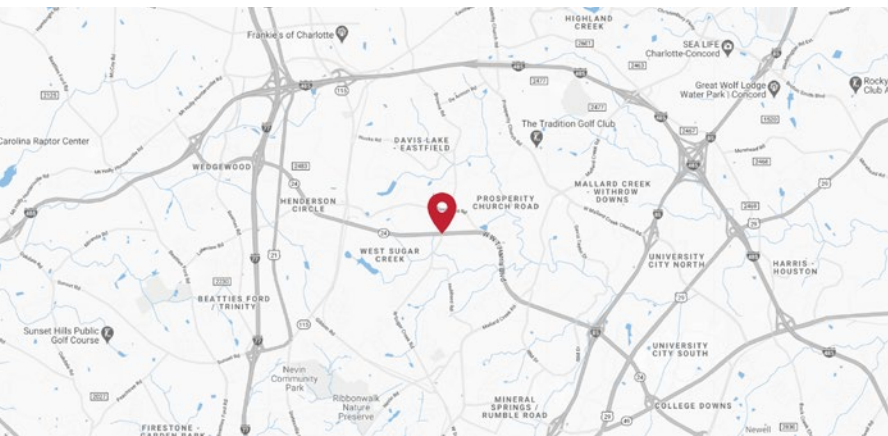


Cheshire Commons

W. Sugar Creek Rd. & W.T. Harris Blvd. | Charlotte, NC

Bell Moore
GROUP, INC.



PROPERTY HIGHLIGHTS:

- +/- 1,200 SF Available for Lease
- +/- 2,366 SF 2nd Gen Restaurant End Cap with Patio Opportunity
- Food Lion anchored shopping center
- 46,639 SF GLA
- Ample parking
- Call for Pricing

TRAFFIC COUNTS

W. W.T. Harris Blvd - 36,500 VPD
W. Sugar Creek Rd. - 12,000 VPD

<u>DEMOGRAPHICS:</u>	<u>1 Mile</u>	<u>3 Mile</u>	<u>5 Mile</u>
Population:	12,236	67,504	176,540
Average HH Income:	\$86,239	\$79,785	\$76,799
Employees:	1,629	30,464	71,450

FOR MORE INFORMATION CONTACT:

Rianne Bell
(704) 697-5580
rianne@bellmooregroup.com

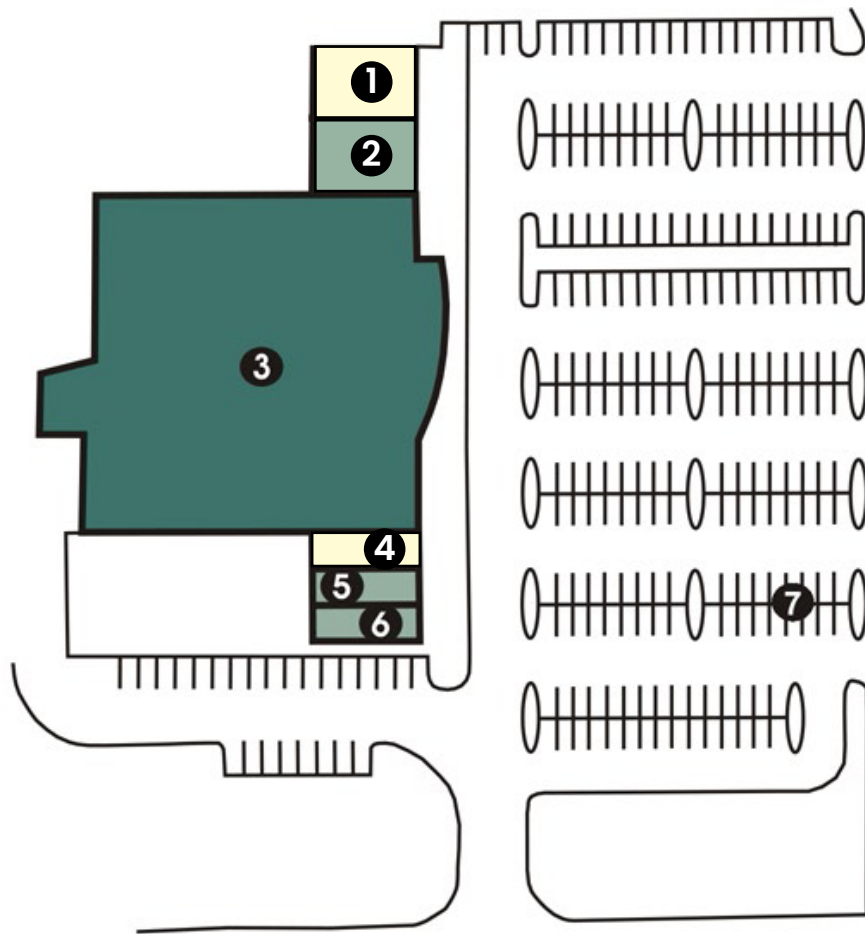
Jane Shepherd
(704) 697-5584
jane@bellmooregroup.com

*No warranty or representation, expressed or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by our principals.

Cheshire Commons

W. Sugar Creek Rd. & W.T. Harris Blvd. | Charlotte, NC

Cheshire Commons SITE PLAN



New Sugar Creek Road

Tenant Roster

1	Available	2,366 SF
2	Teriyaki Express II	2,400 SF
3	Food Lion	38,273 SF
4	Available	1,200 SF
5	My Nail Spa	1,200 SF
6	Hungry Howies	1,200 SF
7	Bank of America ATM	

Zaxby's
(CAM only)