

101 SOUTH MAIN STREET

RETAIL SUITES FOR LEASE



101 SOUTH MAIN STREET
HIGH POINT, NC 27260

PROPERTY DESCRIPTION

This historic redevelopment presents a unique opportunity to anchor your business within a beautifully restored landmark property featuring 143 residential units and thoughtfully curated community amenities. Ownership is seeking a café, high-end bar, or other community-based concept that will enhance the resident experience and serve the community. Residents will enjoy access to inviting outdoor fire pits, outdoor games, and communal gathering spaces designed to foster connection and activity throughout the year.

Retail spaces delivering early 2027 for Grand Opening in Summer 2027.

SPACES	LEASE RATE	SPACE SIZE
Unit 150	\$22.00 SF/yr	935 SF
Unit 180	\$22.00 SF/yr	1,470 SF

Taryne Seatz

828.406.6858
tseatz@ltpcommercial.com

Katie Hayes

336.473.0206
katie@ltpcommercial.com

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101 SOUTH MAIN STREET

RETAIL SUITES FOR LEASE

UNIT 150

Suite Size	±935 SF
Lease Rate	\$22 SF/YR
Lease Type	NNN



Shell Space

SUITE DESCRIPTION

Position your business at the heart of it all with this ± 935 SF shell space located at the highly visible corner of Main Street and High Street. This premier corner location offers exceptional exposure, strong daily traffic counts, and excellent signage opportunities. The shell layout provides a blank canvas, ideal for a café, high end bar, or bodega. Large storefront windows allow for abundant natural light and maximum street presence, creating an inviting atmosphere for customers.



Rendering

Taryne Seatz

828.406.6858
tseatz@ltpcommercial.com

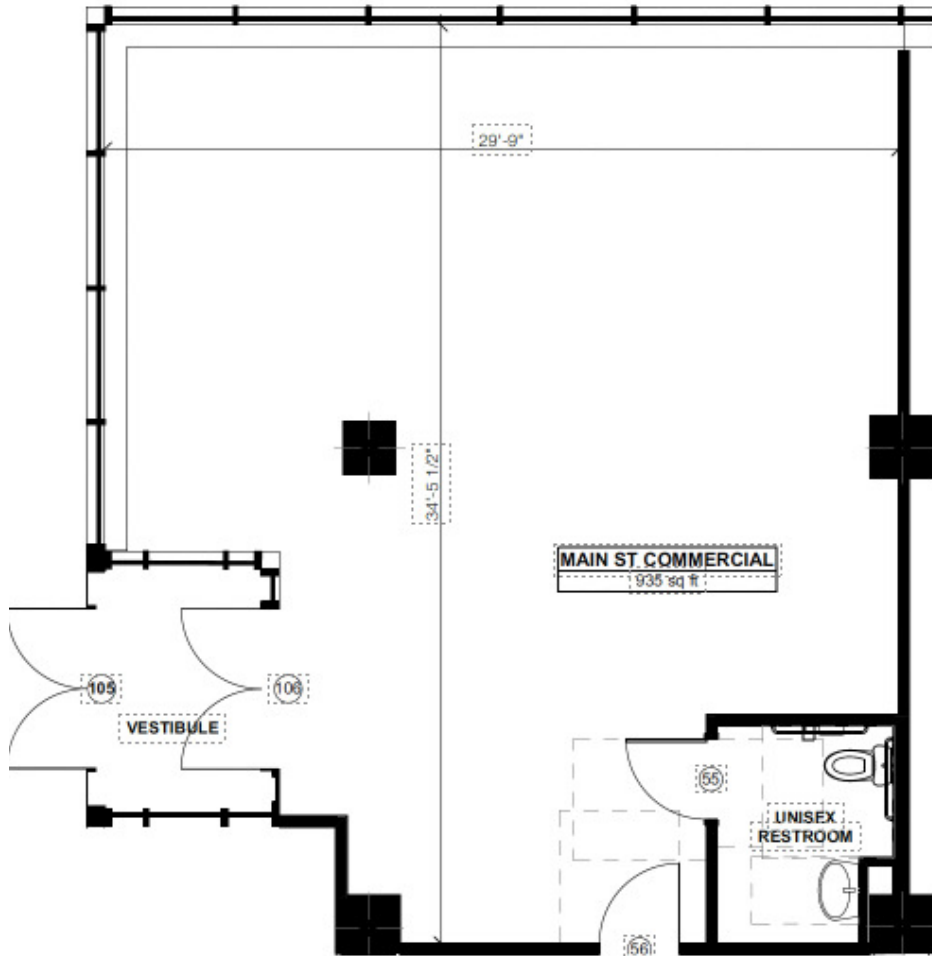
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101 SOUTH MAIN STREET

RETAIL PROPERTY FOR LEASE



Floorplan



Rendering



Rendering

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RETAIL SUITES FOR LEASE

UNIT 180

Suite Size	±1,470 SF
Lease Rate	\$22 SF/YR
Lease Type	NNN



Shell Space

SUITE DESCRIPTION

Prime ±1,470 SF shell space available on the corner of High Street and Wren. This highly visible location offers excellent frontage and strong exposure. The flexible shell condition allows tenants to design and customize the space to fit their specific needs. The corner positioning provides abundant natural light and prominent signage opportunities, making it ideal for a variety of retail users!



Rendering

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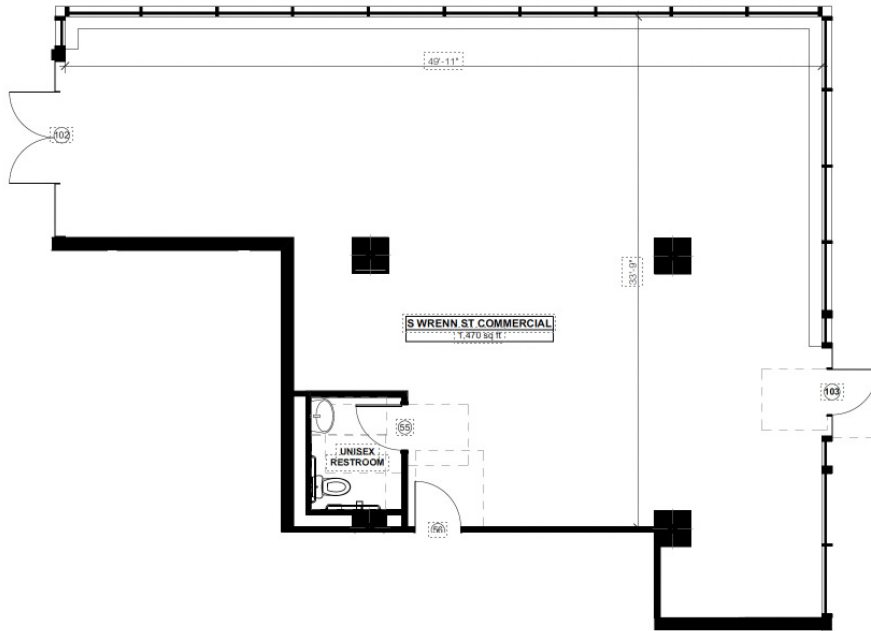
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Floorplan



Rendering



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HIGH POINT, NC

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RETAIL PROPERTY FOR LEASE



Shell Space



Rendering



Shell Space



Rendering

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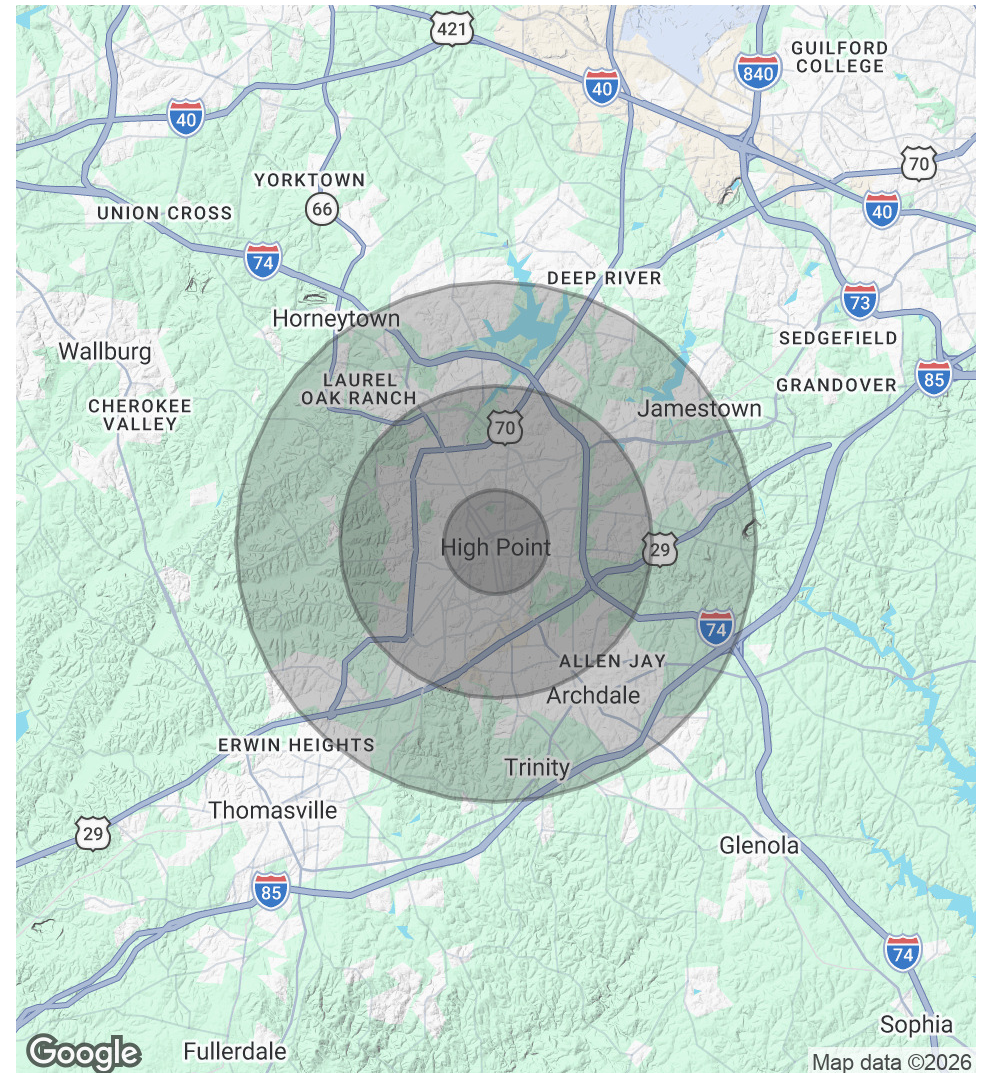
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RETAIL SUITES FOR LEASE

POPULATION	1 MILE	3 MILES	5 MILES
Total Population	9,833	59,514	108,999
Average Age	36	38	40
Average Age (Male)	34	37	39
Average Age (Female)	37	40	41
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	3,370	22,392	42,812
# of Persons per HH	2.9	2.7	2.5
Average HH Income	\$52,048	\$65,378	\$74,690
Average House Value	\$165,545	\$200,501	\$221,599



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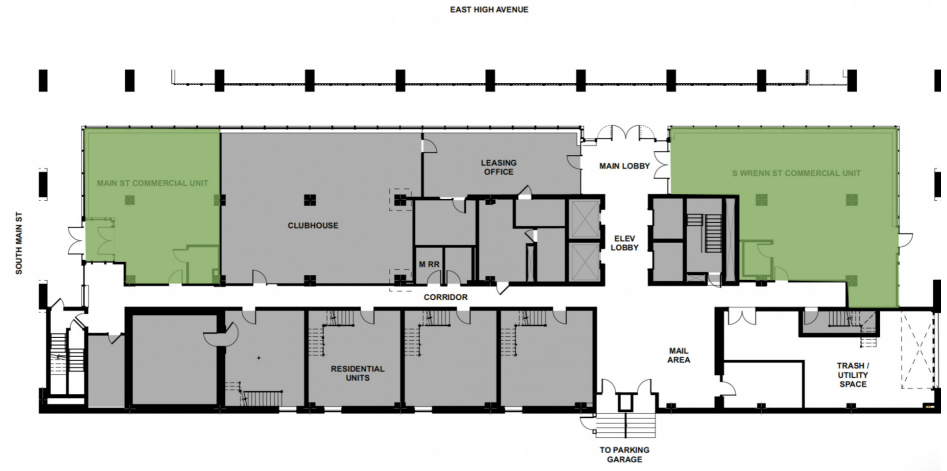
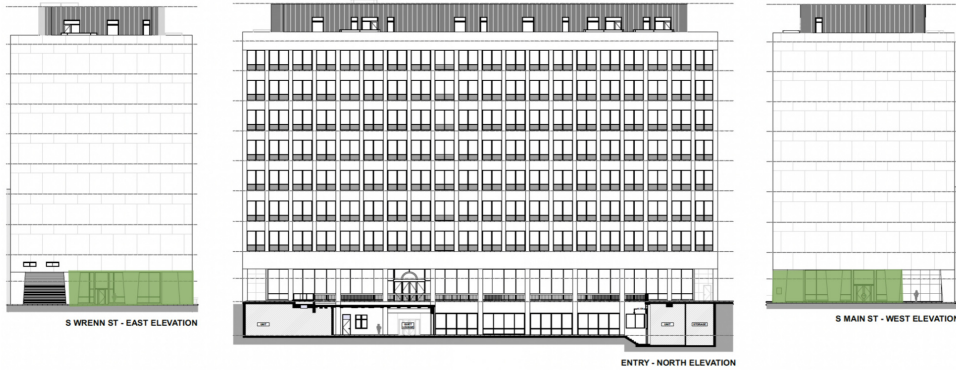
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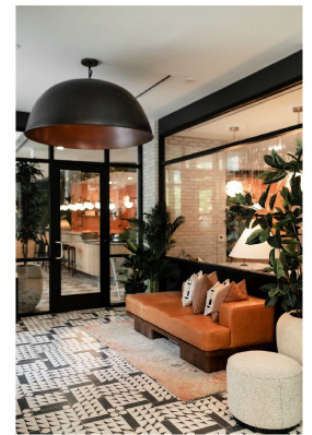
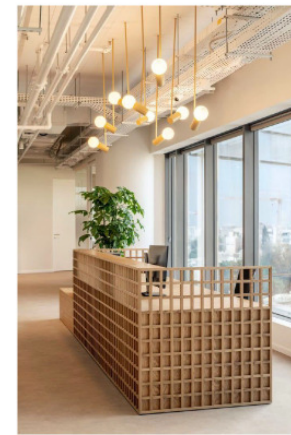
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RETAIL PROPERTY FOR LEASE



AMENITIES

- Leasing Office
- Clubroom
- Movie/Karaoke Room
- Sports Simulator Room
- Mini Office
- Quit Lounge
- Fitness Center
- Oversized Laundry
- Pet Spa & Dog Park
- Storage and Bike Storage
- Outdoor Plaza



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LOCATION INFORMATION

Street Address	101 South Main Street
City, State, Zip	High Point, NC 27260

PROPERTY INFORMATION

Property Type	Retail
Zoning	CB
Lot Size	0.67 Acres
Building Size	±135,435 SF
Unit 150	±935 SF
Unit 180	±1,470 SF



LEASE RATE: \$22 SF/YR
(NNN)

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