

Heron Village

2760 NC 68 North, High Point, NC 27265

Palladium District

Restaurant/Medical/Retail:
Approximately 67,200± SF

FOR LEASE



HWY 68 32,500± CPD

Spencer T. Bennett, CCIM
Spencer@meridianrealty.com
336.480.2327

William T. Bartholomew, Jr., CCIM
William@meridianrealty.com
336.480.2335



M E R I D I A N

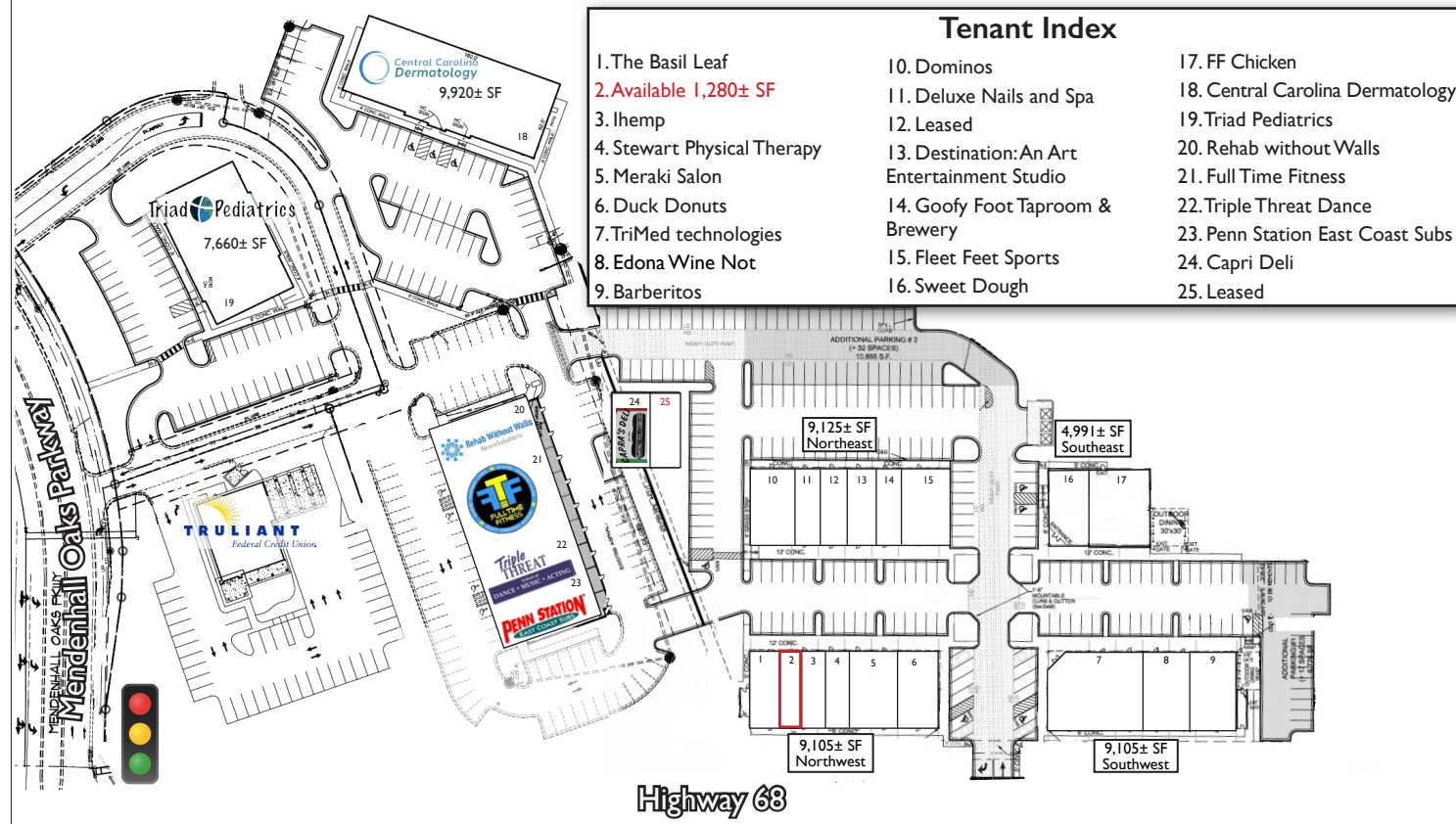
Heron Village

2760 NC 68 North, High Point, NC 27265

Overview

Heron Village at the Palladium is an urban, open-air shopping center featuring great visibility, located right next to Highway 68 with 32,500± cars per day. Designed to be a walkable shopping center with fun music and free wi-fi, Millennials and GenXers alike will enjoy the kinetics and energy that the close proximity of the buildings create.

	3mi.	5mi.
 Population	34,364	101,048
 Daytime Population	53,110	132,839
 Average Household Income	\$84,872	\$71,051
 Employees	25,365	75,129



- Located within 1/3 mile from the Palladium Shopping Center
- Within 1 mile from Mendenhall Oaks Business Park, Premier Business Park, East Hill Business Park, and Piedmont Centre
- Downtown High Point (15 min.) and Downtown Greensboro (18 min.)
- In close proximity to retail centers, restaurants, and national tenants
- 25 hotels within 5 minutes
- Close access to I-40

Lease type: NNN
227± parking spaces
(7:1)

Spencer T. Bennett, CCIM
Spencer@meridianrealty.com
336.480.2327

William T. Bartholomew, Jr., CCIM
William@meridianrealty.com
336.480.2335



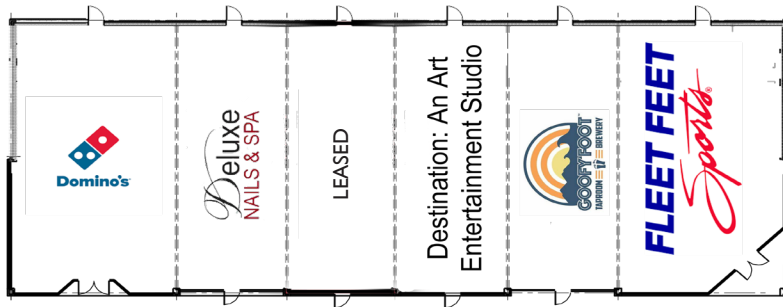
M E R I D I A N

Heron Village

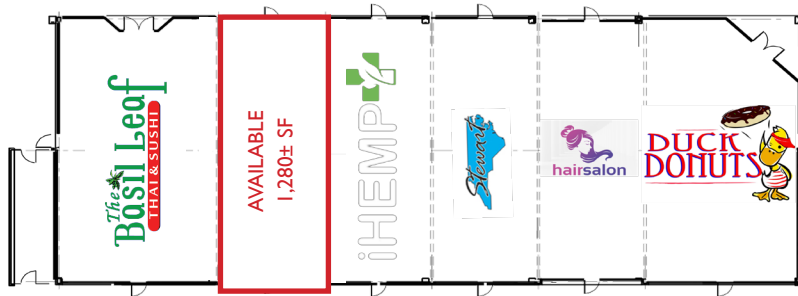
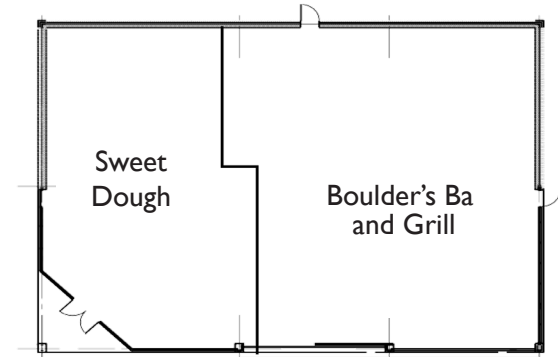
2760 NC 68 North, High Point, NC 27265

Site Plan

Northeast Building - 2762 HWY 68



Southeast Building - 2758 HWY 68



Northwest Building - 2766 HWY 68



Southwest Building - 2754 HWY 68

HWY 68 Entrance

Spencer T. Bennett, CCIM
Spencer@meridianrealty.com
336.480.2327

William T. Bartholomew, Jr., CCIM
William@meridianrealty.com
336.480.2335

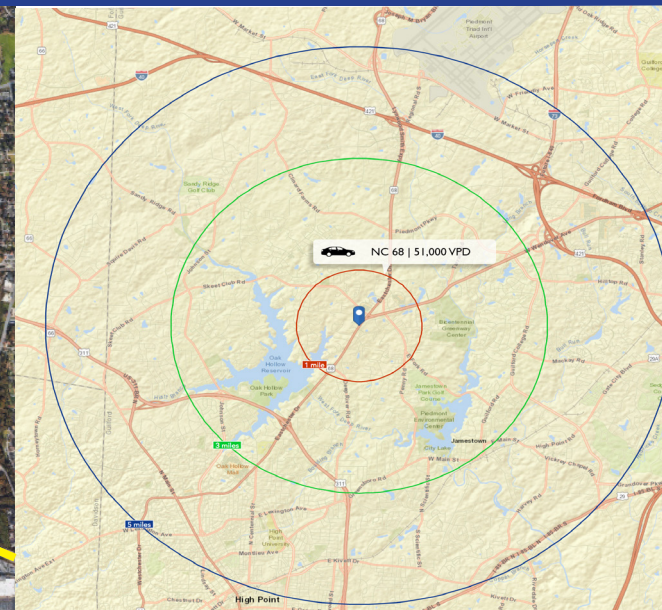


M E R I D I A N

Heron Village

2760 NC 68 North, High Point, NC 27265

Aerial



Restaurants	3mi	5mi
Average Spent:	\$3,557.68	\$3,043.63
Healthcare	3mi	5mi
Average Spent:	\$5,707.25	\$4,043.06
Apparel and Services	3mi	5mi
Average Spent:	\$2,317.50	\$1,998.99

No warranty or representation (express or implied) is made as to the accuracy or completeness of the information set forth herein. All information is submitted subject to errors, omissions, change of price, prior lease or sale, and withdrawal without notice. All marketing material produced by the Meridian Realty Group is proprietary. Any reproduction is expressly prohibited.

Spencer T. Bennett, CCIM
Spencer@meridianrealty.com
336.480.2327

William T. Bartholomew, Jr., CCIM
William@meridianrealty.com
336.480.2335

