

Mooresville Plaza

529-559 E. Plaza Drive
Mooresville, NC 28115

Leasing
Opportunity



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Building features

- 14,000 SF Proposed Expansion Available
- Easy Ingress/Egress off E. Plaza Drive
- Signage Available at Center Entrance
- Neighboring Tenants include: Food Lion, Rent-A-Center, Phoenix Physical Therapy, Donut Life, Southern States, Village Inn Pizza, Cannon Pharmacy, Advance Auto Parts, & more

Demographics

	1 Mile	3 Mile	5 Mile
Population	5,371	36,455	79,000
Total Households	2,220	14,423	31,483
Average Household Income	\$93,577	\$111,990	\$129,619
Daytime Population	5,819	39,254	82,126
Total Businesses	329	1,781	3,572
Total Employees	2,603	17,024	35,942

Lease Rates/Amounts

\$3/SF NNN

Base Rent - Please contact Broker



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Tenant Roster

Suite	Tenant	SF
529	Food Lion	33,000 SF
539-A	Rent-A-Center	7,000 SF
539-E&I	Southern States	27,000 SF
539-M	Village Inn Pizza	3,200 SF
521	Cannon Pharmacy	3,643 SF
539-N	Long Island Bagels	1,600 SF
539-O	Spa Day Nails	1,600 SF
539-P	NC Donut Star	1,600 SF
539-R	Phoenix Physical Therapy	2,400 SF
539-T	Play It Again Sports	4,800 SF
539-V	KA Japanese Kitchen	2,400 SF
553	Caribou Coffee	2,987 SF
559	Corine's Cafe	5,100 SF



Aerial Location



Proposed Expansion

14,000 SF



Location

Mooreville Plaza

FOOD LION R&C VILLAGE INN CARIBOU COFFEE SOUTHERN STATES PLAY IT AGAIN SPORTS

Farmer owned since 1923.

13,000 VPD



N. Broad Street

Advance Auto Parts

WELLS FARGO

FAMILY DOLLAR Aaron's
Easy, Beautiful, Affordable.

E. Plaza Drive

McDonald's

KFC

DUNKIN' DONUTS



ABC SPIRITS

NAPA

11,000 VPD

O'Reilly AUTO PARTS

E. Plaza Drive

27,100 VPD

value village TRACTOR SUPPLY CO LIBERTY TAX Carter Bank & Trust

Bajaj's

THE PIT

W. Iredell Avenue

E. Plaza Drive



BURGER KING

DOLLAR GENERAL Walgreens



Location



Logos for: Sams Club, Rack Room Shoes, Pier 1 Imports, Ross Dress for Less, Kay Jewelers, Target, World Market, TJ Maxx, Dick's Sporting Goods, Michaels, PetSmart, Party City, Cold Stone Creamery, Sal Jarita's, Outback Steakhouse, Walgreens, Charley's, Discount Tire.

INTERSTATE 77

78,000 VPD

Logos for: Days Inn, Big Lots, Belk, Kohl's, Penny's, Shoe Carnival, Sonny's Bar-B-Q, Waffle House, Wendy's, Taco Bell, Popeyes, Cook-Out.

Mooresville Plaza
Logos for: Food Lion, RSC, Village Inn Coffee, Southern States, Play It Again Sports.

N. Broad Street

River Highway

38,400 VPD

INTERSTATE 77

W. Plaza Drive

Logos for: Value Village, TSC, Tractor Supply Co., Liberty Tax, CitiQuick, HotSpotz, Carter Bank & Trust.

Logos for: Family Dollar, Aaron's.



E. Plaza Drive

40,000 VPD

Logos for: The Pit, ABC Streets.

Talbert Road

78,000 VPD

Logos for: Bed Bath & Beyond, Ashley Maisters, Red Robin, Dunkin' Donuts, Petco, Lowe's, Hobby Lobby, Verizon, Buffalo Wild Wings, Starbucks, Macys, McDonald's, Firehouse Subs, Vitamin Shoppe, Kirkland's, Ulta, Old Navy, Best Buy, Staples, Edible Arrangements, Five Guys.

Logos for: Automobile, Quality Inn, Fairfield, GameStop, Applebee's, ReStore, SheWag, Walmart, JoAnn, Gander Mountain, Amstar, Dollar Tree, Ollie's.



S. Main Street

INTERSTATE 77





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