



THE ARBORETUM

ABOUT THE ARBORETUM

The Arboretum is a 582,651 square foot regional open air shopping center featuring a mix of national and local retailers and restaurants. The center is ideally situated at the corner of two prominent Charlotte thoroughfares, Providence Road and Pineville-Matthews Road. The Arboretum's major tenants include Barnes & Noble, Crunch Fitness Petco, Michael's and Wal-Mart to name a few.

8008 Providence Road
Charlotte, NC, 28277
ShopArboretum.com



DEMOGRAPHICS

Population	2024	2029
3 Mile Radius	69,039	72,190
5 Mile Radius	202,199	213,418
10 Mile Radius	725,628	779,792

Average Household Income	2024
3 Mile Radius	\$157,069
5 Mile Radius	\$138,900
10 Mile Radius	\$118,882

RETAIL BROKERAGE

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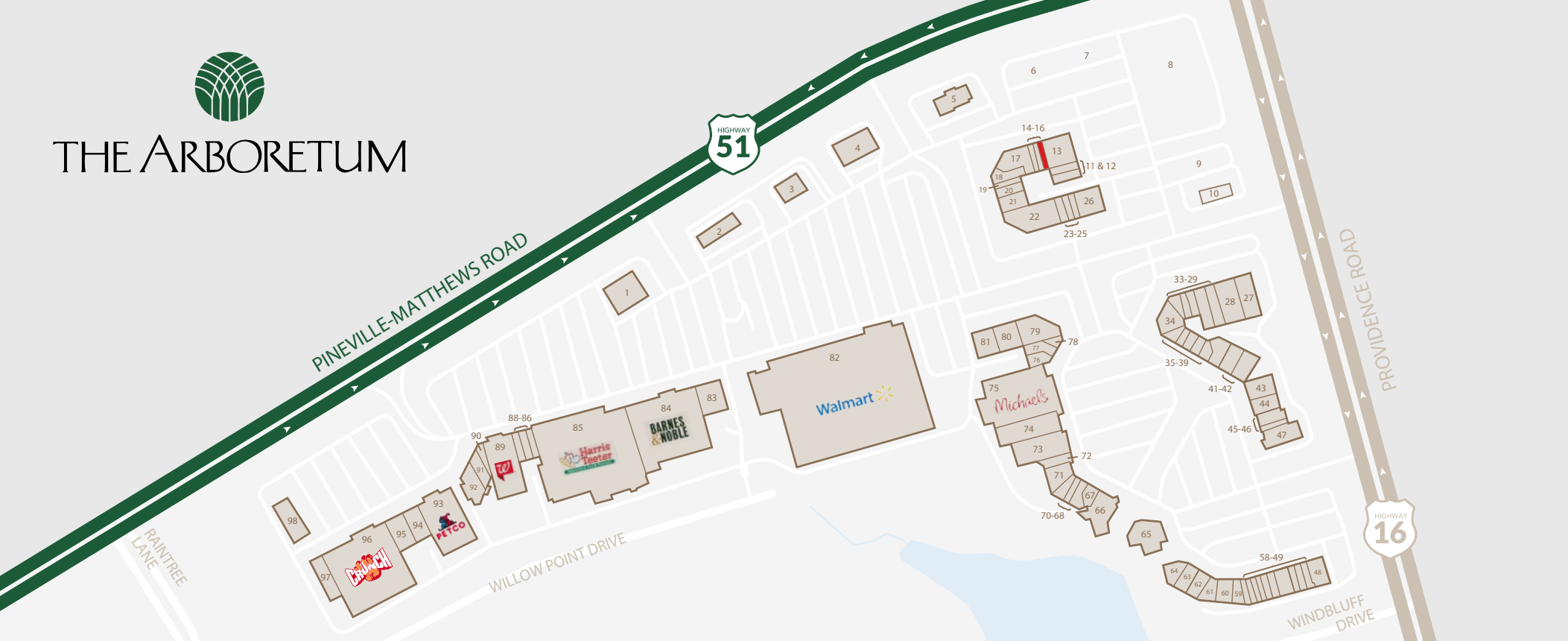


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LEASING INFORMATION

Tenant		Lease Area (SF)							
1. * Chase Bank	3,571 SF	22. Gap & Gap Kids	8,720 SF	43. Le Peep's Restaurant	3,400 SF	64. Vicious Biscuit	3,000 SF	85. Harris Teeter	68,119 SF
2. * McDonald's	5,093 SF	23. Brownlee's Jewelers	1,600 SF	44. New South Kitchen	3,600 SF	65. The Smoke Pit	7,000 SF	86. Frosch International Travel	1,200 SF
3. Panera Bread	3,841 SF	24. The UPS Store	1,400 SF	45. Carolina Vacuums & More	2,000 SF	66. Link & Pin	5,713 SF	87. Nutri Shop	1,200 SF
4. * Circle K	1,550 SF	25. Smoothie King	1,050 SF	46. Paymore	1,200 SF	67. Matcha Cafe Maiko	1,050 SF	88. Bath & Body Works	2,400 SF
5. * Chick-fil-a	4,534 SF	26. Chopt	4,900 SF	47. Firestone	4,240 SF	68. Birkenstock	1,500 SF	89. Walgreens	12,500 SF
6. Chipotle (Coming Soon)	2,400 SF	27. The Mattress Firm	4,950 SF	48. Charlotte Vitamins & Health	2,000 SF	69. Cass Gigar Company	1,200 SF	90. Cardinal Camera	2,120 SF
7. Fifth Third Bank	2,400 SF	28. Verizon Wireless	5,610 SF	49. Sports Clips	1,080 SF	70. Vintner's Wine Market	2,775 SF	91. T-Mobile	1,595 SF
8. Outparcel	2.74 AC.	29. Music & Arts Center	3,520 SF	50. bb.q Chicken	1,330 SF	71. Elite Dental	3,300 SF	92. Tacos 4 Life	4,035 SF
9. Wing Drone Delivery		30. Szechuan Mansion	3,520 SF	51. Fortune Cookie VI	1,057 SF	72. Portofino's Italian Restaurant	2,247 SF	93. PETCO	14,500 SF
10. Taco Bell	2,500 SF	31. Wild Bird Center	1,500 SF	52. VIP Nail	2,931 SF	73. Versona	8,640 SF	94. The Brass Exchange	5,500 SF
11. NOA Nails Spa	1,800 SF	32. Great Clips	1,200 SF	53. Frame Warehouse	1,500 SF	74. Clothes Mentor	7,161 SF	95. Kid To Kid	2,810 SF
12. HOTWORX	1,551 SF	33. Kure Vapes	1,371 SF	54. Cell Phone Repair	1,190 SF	75. Michaels Crafts	23,712 SF	96. Crunch Fitness	35,000 SF
13. AT&T	4,218 SF	34. Malak Jewelers	3,725 SF	55. TLC Cleaners	1,000 SF	76. C2 Education	1,655 SF	97. VisionWorks	4,000 SF
14. Noodles & Co (Available)	2,782 SF	35. Hush Consignment	1,500 SF	56. Kung Fu Tea	925 SF	77. Cajun Yard Dog Restaurant	2,000 SF	98. ABC	5,750 SF
15. JOA Korean Food	1,138 SF	36. Eliza B's	2,301 SF	57. Vina Alterations	953 SF	78. Victoria's Brows & Beauty	550 SF		
16. Lacrosse Unlimited	1,424 SF	37. Hands Create	1,339 SF	58. MO2 Salon	1,120 SF	79. Rack Room Shoes	9,068 SF		
17. Sherwin Williams	4,700 SF	38. Nautical Bowls	1,210 SF	59. Curry Junction	2,288 SF	80. Melt n Dip (Coming Soon)	3,000 SF		
18. Five Guys Burgers	2,000 SF	39. Planet 21 Hair Salon	2,703 SF	60. Lula Bahn Mi & Pho	2,600 SF	81. Novant GoHealth	3,000 SF		
19. Palm Beach Tan	1,400 SF	40. Manhattan Bagel	1,645 SF	61. Sushiya Japan	2,366 SF	82. Wal-Mart	120,405 SF		
20. Firehouse Subs	1,963 SF	41. European Wax Center	1,463 SF	62. Malaya Kitchen	2,386 SF	83. Sephora	5,600 SF		
21. Massage Envy	2,713 SF	42. Orange Theory Fitness	2,200 SF	63. Roz Mediterranean	2,571 SF	84. Barnes & Noble	24,994 SF		

TOTAL LEASABLE SQUARE FOOTAGE

582,651