

THE VILLAGE COMMONS AT WESLEY CHAPEL
WESLEY CHAPEL, NORTH CAROLINA

PHASE I



Trade Area

Northern Union County and
Southwest Mecklenburg County

Demographics

2023 Est. Population

1 mile	3,105
3 mile	26,635
5 mile	76,822

*4/2023 AGS

Average Household Income

1 mile	\$167,578
3 mile	\$192,955
5 mile	\$174,776

*2023 Estimate

Traffic Counts

NC Hwy 84	20,500
Waxhaw-Indian Trail Rd	21,000

*2023 NC DOT AADT

Phase I Anchors

Harris Teeter
Wells Fargo

Other Highlights

- Located at the most visible corner of Weddington Road and Waxhaw-Indian Trail Road
- Surrounded by a fast growing population (2% annually)
- Anchored by high-performing Harris Teeter that just completed an expansion and remodel
- “Main Street” retail and office theme

Availability

975 sf
2,925 sf

Gross Leasable Area

71,425 sf

The Village Commons

Weddington Rd (NC Highway 84)
and Waxhaw – Indian Trail Road
Wesley Chapel, NC 28104

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Shop	Tenant	Sq Ft
A1	Harris Teeter	45,364
A2	Landmark Dentistry	3,200
A4	Great Clips	1,500
A5	Postnet	1,500
A6	The Nail Spa	1,050
A7	Kumon	1,300
A8	AVAILABLE	2,925
A10	AVAILABLE	975
A11	Jersey Mike's	1,625
A12	Kami	2,667
A13	Curry Place	1,819
A14	Domino's Pizza	1,500
B1	Burn Boot Camp	5,000
B2	AT&T	1,000
OP1	Wells Fargo Bank	1,500
TOTAL		71,425

