

# THE VILLAGE COMMONS AT WESLEY CHAPEL PHASE III WESLEY CHAPEL, NORTH CAROLINA



<span style="background-color: #4F81BD; color: white; padding: 2px 5px;">Available</span>	Available
<span style="border: 1px solid black; padding: 2px 5px;">Leased</span>	Leased
<span style="background-color: #FFD700; padding: 2px 5px;">Under Negotiation</span>	Under Negotiation

<b>A2</b>	<b>AVAILABLE</b>	<b>2,000</b>
D8	Hickory Tavern	6,750
D10	Heartland Dental	3,950
E1	Chase Bank	3,293
<b>E2</b>	<b>AVAILABLE</b>	<b>6,600</b>
E50	Novant Health	10,000
<b>F1-F4</b>	<b>UNDER NEGOTIATION</b>	<b>6,250</b>
<b>F5</b>	<b>AVAILABLE</b>	<b>1,500</b>
<b>F6</b>	<b>AVAILABLE</b>	<b>1,950</b>
<b>F7</b>	<b>AVAILABLE</b>	<b>5,700</b>
G1	Novant Health	12,600
H1	PetSmart	14,050
H2	Westlake Ace Hardware	15,000
H3-H4	Venice Nail Spa	3,000
H5	Publix	50,325

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Site:

Weddington Rd &  
Waxhaw-Indian Trail Rd  
Wesley Chapel, NC 28104

THE VILLAGE COMMONS AT WESLEY CHAPEL  
PHASE III  
WESLEY CHAPEL, NORTH CAROLINA



NOW PRE-LEASING  
RESTAURANT & RETAIL SPACE  
STARTING AT 1,500 SF

TRAFFIC COUNTS

Weddington Rd  
Waxhaw-Indian Trail Rd



20,500  
21,000

DEMOGRAPHICS

RADIUS	1 MILE	3 MILES	5 MILES
POPULATION	3,428	29,102	77,897
DAYTIME POPULATION	907	3,647	13,633
AVG HH INCOME	\$149,979	\$183,836	\$172,024

PROPERTY FEATURES

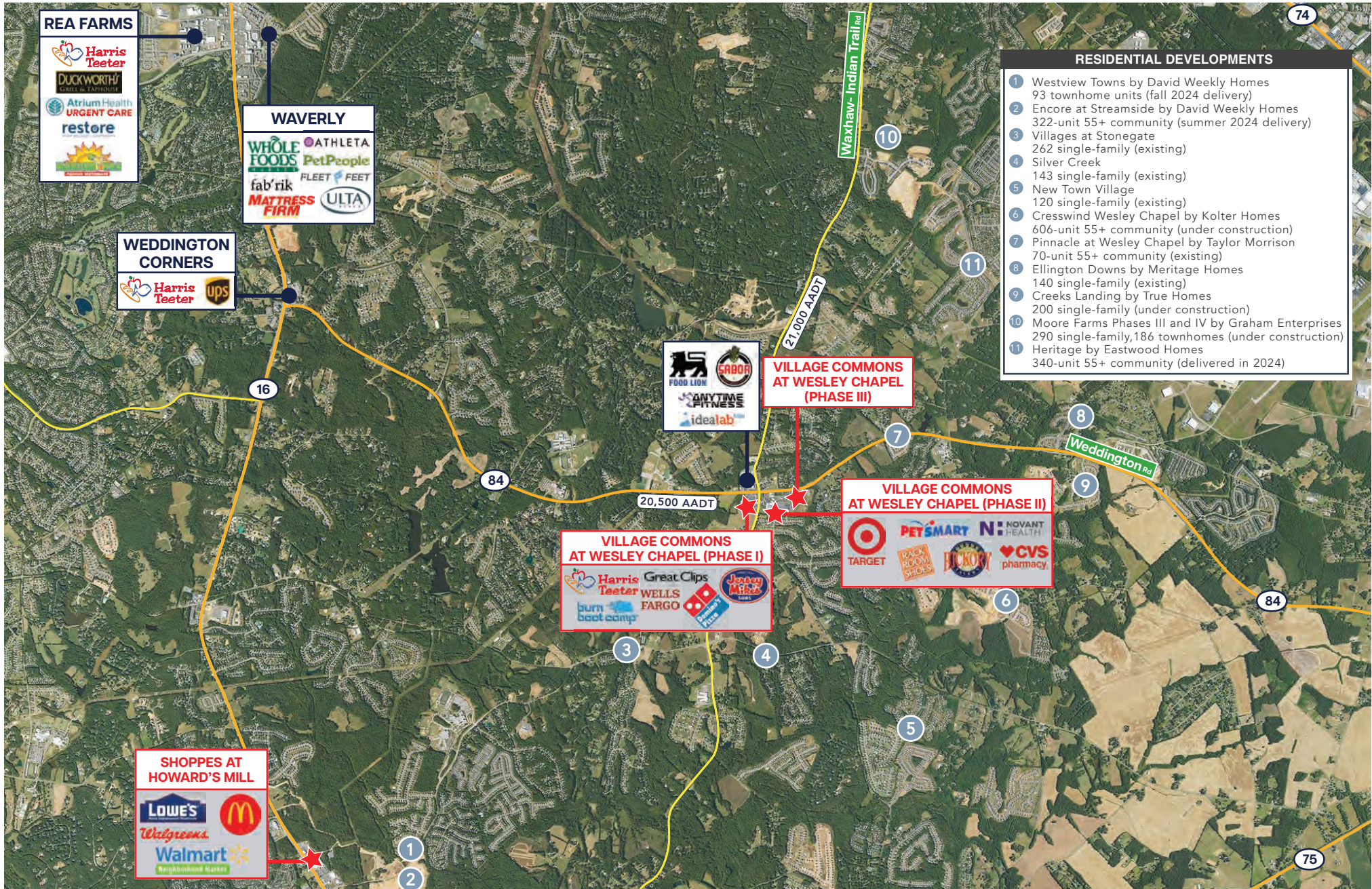
- Located at the high-visibility corner of Weddington and Waxhaw-Indian Trail Roads
- Phase III of the center joins phases I and II, anchored by a Target and newly expanded and renovated Harris Teeter
- Wesley Chapel is known as an extremely high-barrier to entry market with limited developable land enabling the center to capture a large portion of market growth

JOIN THESE RETAILERS





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F1

F2

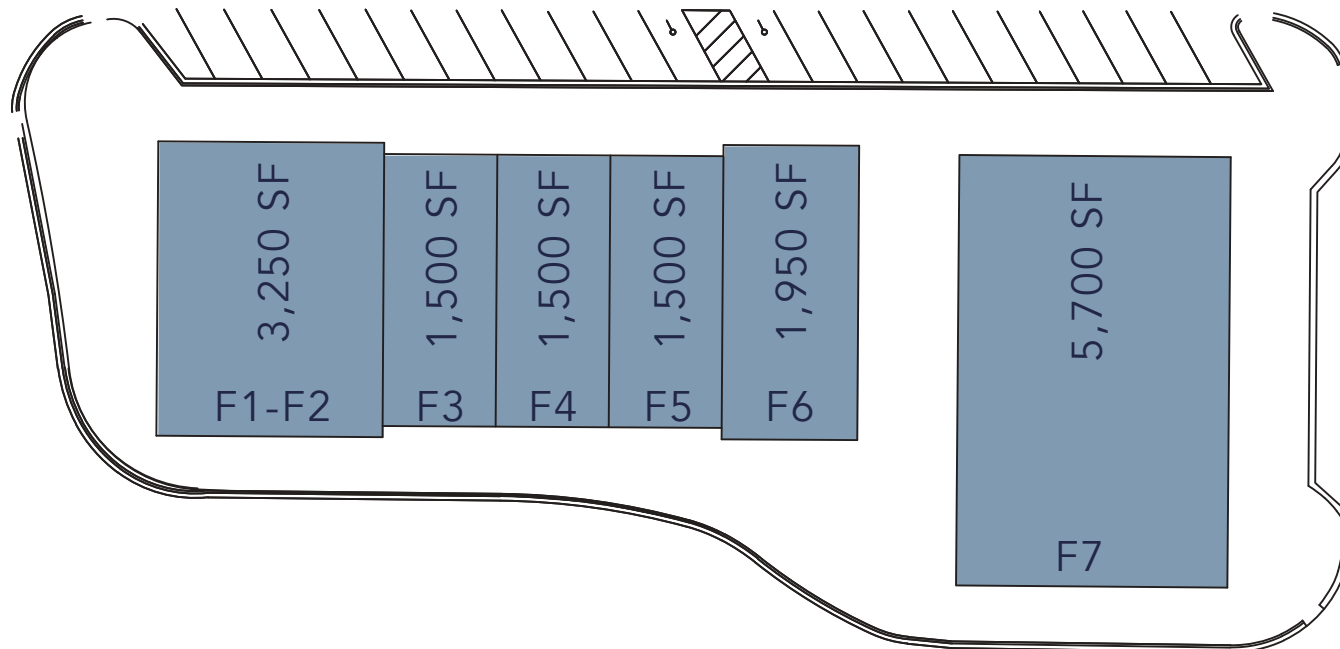
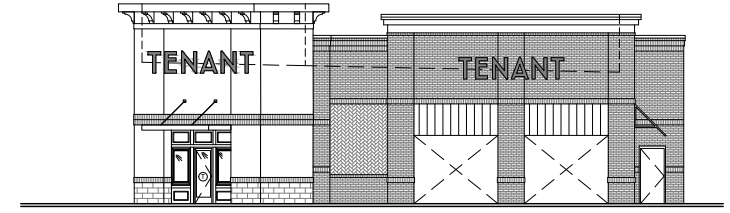
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F4

F5

F6

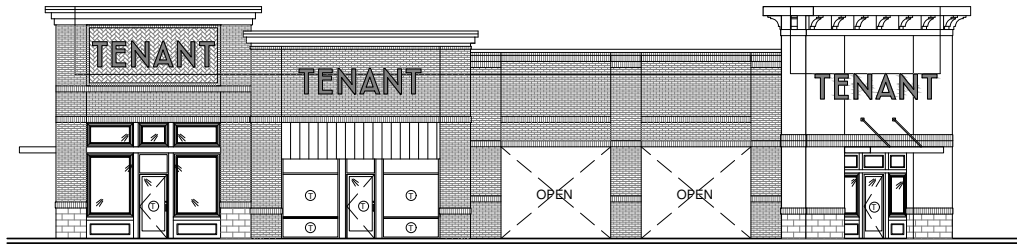
F7



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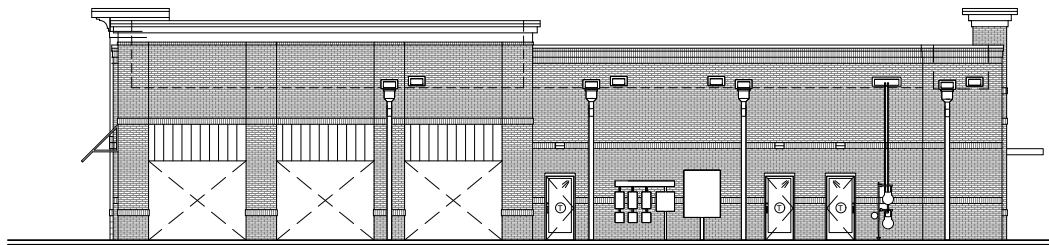
EAST



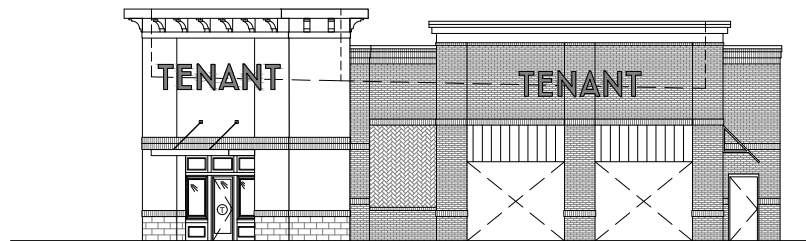
SOUTH



WEST



NORTH



**F7 - 5,700 sf**  
restaurant space w/  
outdoor dining opportunity

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RESTAURANT  
OPPORTUNITIES:

E2 - 6,600 SF  
F6 - 1,950 SF  
F7 - 5,700 SF

