

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



- Available
- Leased
- Under Negotiation

D8	Hickory Tavern	6,750
D10	Heartland Dental	3,500
E1	Chase Bank	3,293
E2	AVAILABLE	6,600
E50	Novant Health	10,000
F1-F2	Under Negotiation	3,250
F3	Under Negotiation	1,500
F4	Under Negotiation	1,500
F5	AVAILABLE	1,500
F6	AVAILABLE	1,950
F7	AVAILABLE	5,700
G1	Novant Health	12,600
H1	PetSmart	14,050
H2	Ace Hardware WestLake	15,000
H3	Venice Nail Spa	3,000
H5	Publix	48,387

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Site:

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

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

TRAFFIC COUNTS

Weddington Rd
Waxhaw-Indian Trail Rd



20,500
21,000

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

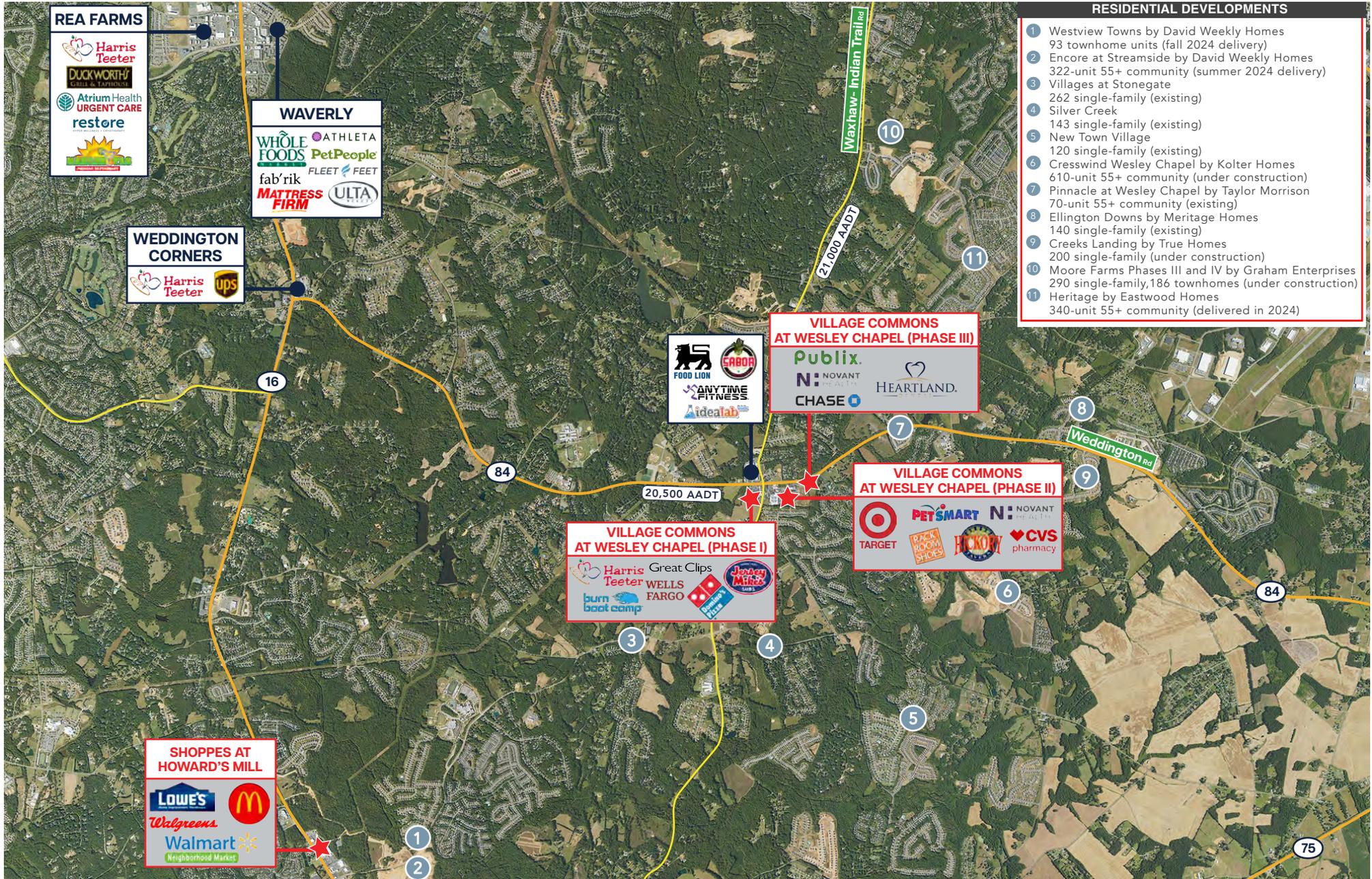
DEMOGRAPHICS

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

JOIN THESE RETAILERS



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F7

F6

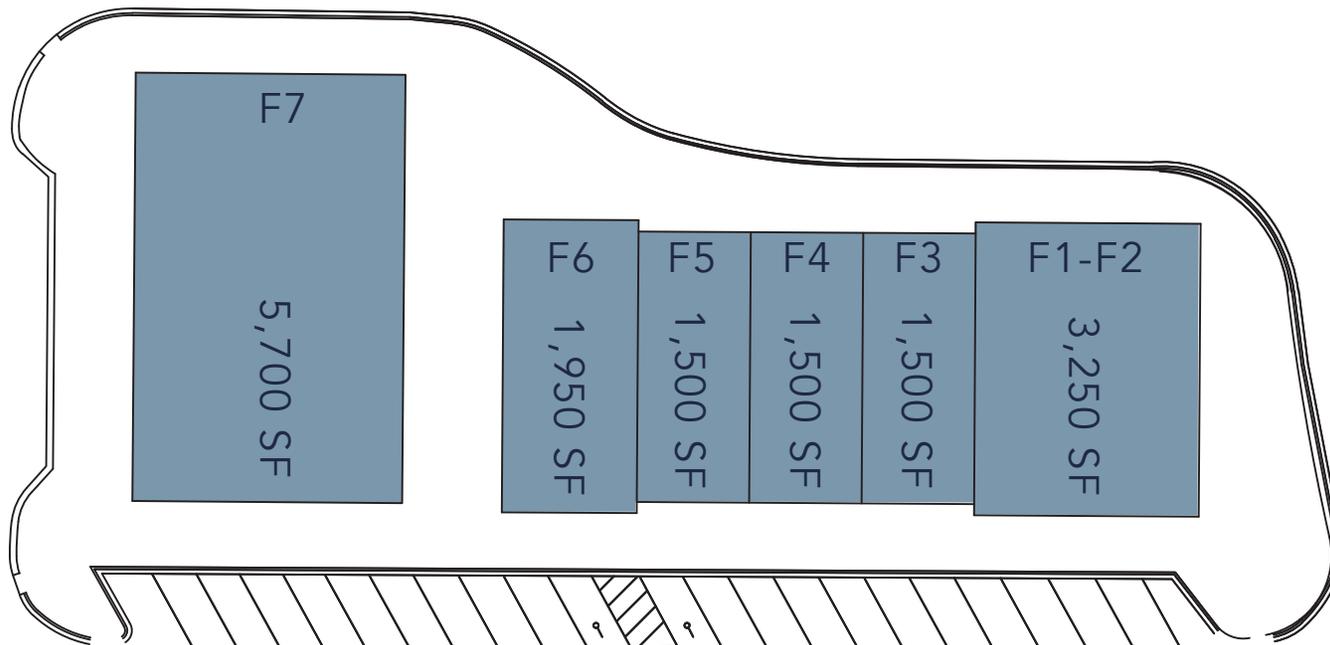
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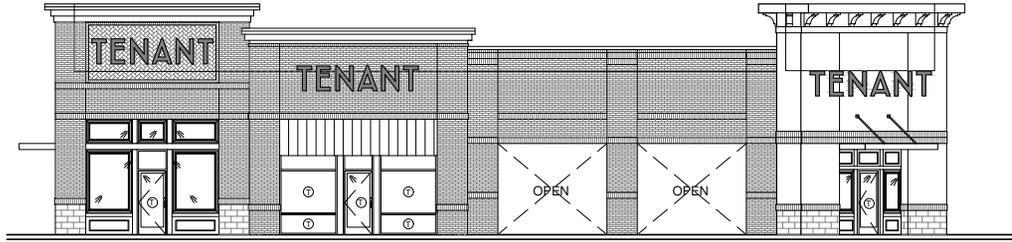
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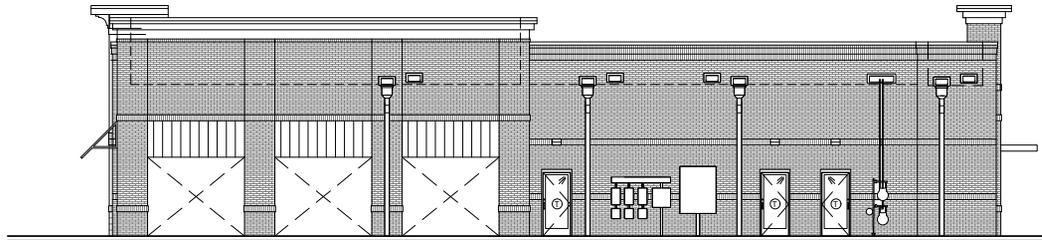
EAST



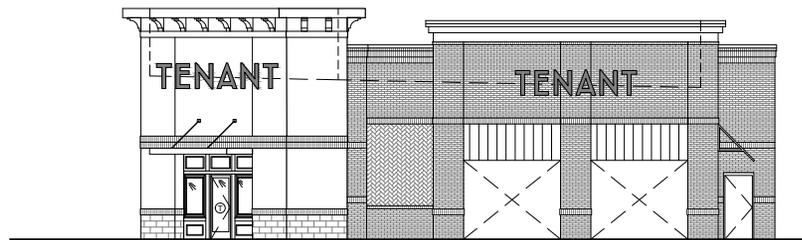
SOUTH



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

