

**COLONY PLACE
CHARLOTTE, NORTH CAROLINA**



Colony Rd & Rea Rd
Charlotte, NC 28226



For more information, please contact:



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SOUTH CHARLOTTE LOCATION

Positioned at the intersection of Colony Road and Rea Road, Colony Place offers a convenient shopping destination for surrounding residents and commuters.

ESTABLISHED RESIDENTIAL MARKET

Surrounded by established South Charlotte neighborhoods, the center serves a residential customer base with ongoing needs for shopping, dining, and everyday services.

INVITING NEIGHBORHOOD SETTING

Classic architecture and a pedestrian-friendly layout create a welcoming setting for daily errands, dining, and visits to neighborhood businesses.

FULLY LEASED

DEMOGRAPHICS

<i>RADIUS</i>	<i>1 MILE</i>	<i>3 MILES</i>	<i>5 MILES</i>
POPULATION	7,097	72,890	214,189
DAYTIME POPULATION	1,504	23,071	141,921
AVG HH INCOME	\$263,000	\$232,695	\$204,824

TRAFFIC COUNTS (2026)

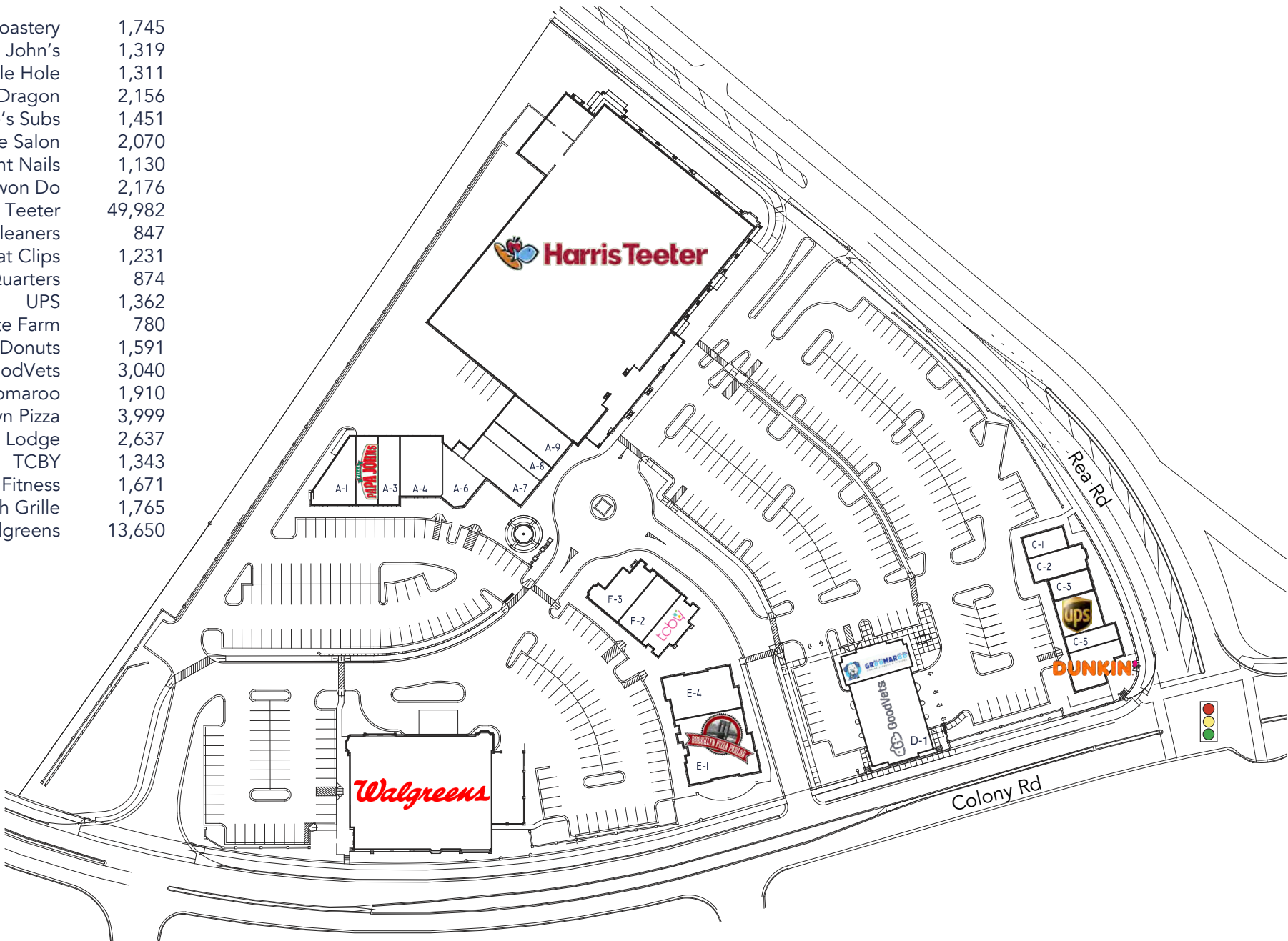
Colony Rd	16,000 VPD
Rea Rd	20,300 VPD



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Shop	Tenant	Sq Ft
A1	Famous Toastery	1,745
A2	Papa John's	1,319
A3	The Mole Hole	1,311
A4	Jade Dragon	2,156
A6	Jersey Mike's Subs	1,451
A7	Paul Beaune Salon	2,070
A8	Elegant Nails	1,130
A9	Kim's Tae Kwon Do	2,176
B1	Harris Teeter	49,982
C1	Carriage Cleaners	847
C2	Great Clips	1,231
C3	Music Quarters	874
C4	UPS	1,362
C5	State Farm	780
C6	Dunkin' Donuts	1,591
D1	GoodVets	3,040
	Groomaroo	1,910
E1	Brooklyn Pizza	3,999
E4	The Lodge	2,637
F1	TCBY	1,343
F2	Alloy Fitness	1,671
F3	Greco Fresh Grille	1,765
G1	Walgreens	13,650



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