

GRANDVIEW STATION

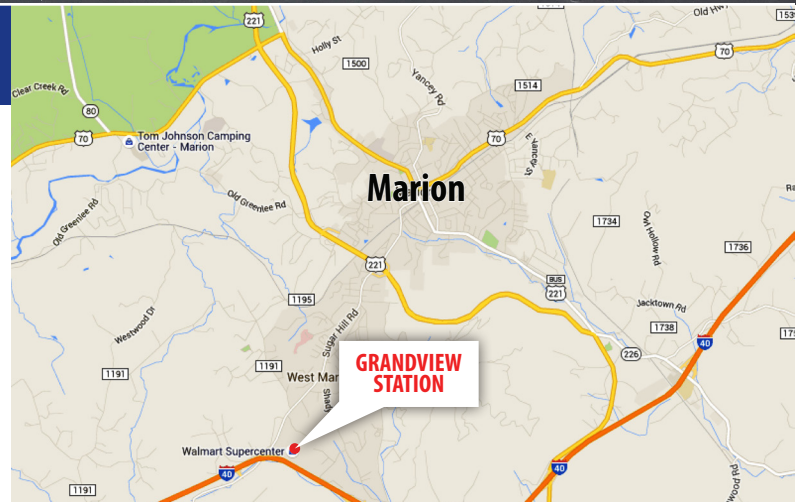
2875 SUGAR HILL ROAD, MARION, NC 28752

RETAIL SHOP SPACE FOR LEASE



THE SHOPPING CENTER

- **Walmart Supercenter** 147,000 SF
- **Retail Shop Space** 41,100 SF
- **5 Mi. Population** 22,776
- **5 Mi. Households** 9,525
- **5 Mi. Average HH Income** \$58,816
- **Traffic Count (Interstate 40)** 30,997 VPD
- **Traffic Count (Sugar Hill Rd.)** 14,465 VPD



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REAL ESTATE INVESTMENTS

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Space Tenant

1 & 2	Forno Italian Restaurant
3	Tobacco Store
4	Japanese Restaurant
5	Video Games
6	Mexican Restaurant
7	Hwy 55 Restaurant
8	Chinese Buffet
9	Dollar Tree
10	AVAILABLE 4,500 SF
11 & 12	Shoe Show
13	GNC
14	Great Clips
15	Sally Beauty
16	Nail Salon
17	US Cellular

Outparcels Tenant

1	Bojangles'
2	Arby's
3	Murphy Oil

