MARKETPLACE SHOPPING CENTER NEWTON, NORTH CAROLINA

Northwest Blvd (28,700 VPD)

SIZE

126,435 square feet

MAJOR TENANTS

Bi-Lo Supermarket
Big Lots
Burke's Outlet
Family Dollar

LOCATION

2725 Northwest Boulevard | Newton, North Carolina 28658

PROPERTY HIGHLIGHTS

- Located at the intersection of NW Blvd and Conover Blvd West (US 321), with easy accesss to I-40

- Ranked second for best business environment of the state's 50 largest communities by NC Business Magazine

- Extension of US 321 to the west of the city has shortened drive time to Charlotte, breathing new life into the rural southern portion of the county through rapid commercial and industrial growth along this important transportation corridor

- Population of over 44,500 within five miles with average household income of $53,300

- Traffic counts in excess of 28,700 VPD

LEASING CONTACT

Mark Porter, *DMP*

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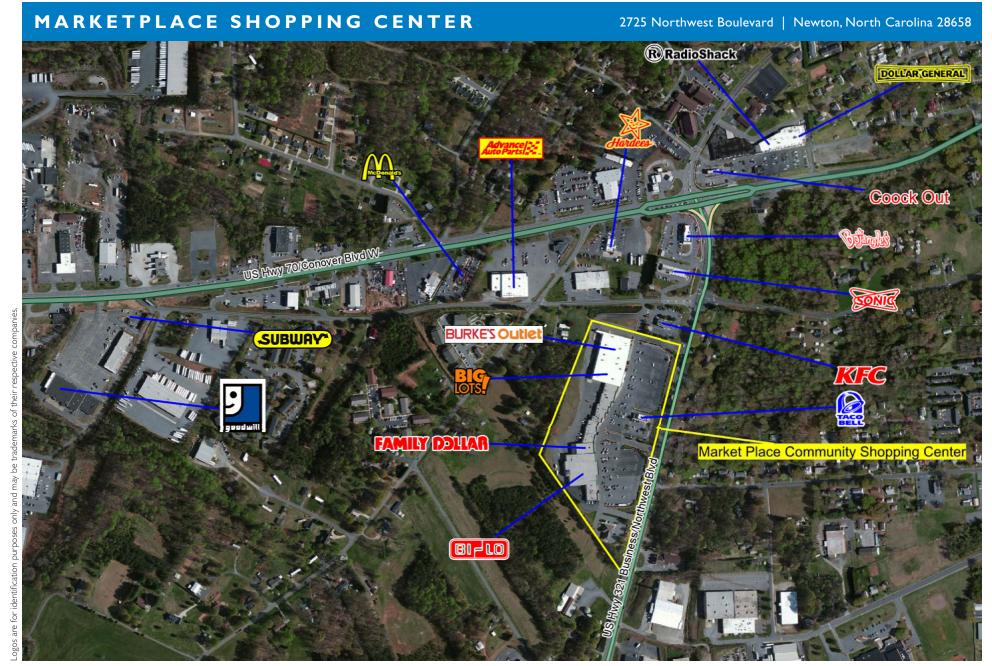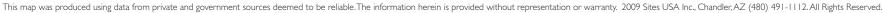## MORE INFO

www.phillipsedison.com

PHILLIPS EDISON & COMPANY

SPACE	TENANT	SQ. FT.
10	First Nail	1,440
20	China Bistro	2,160
30	Piedmont Associates Insurance	600
40	So Chic Salon	1,800
50	BI-LO	33,000
60	Family Dollar	7,840
70	Rent Way	3,600
90	Pack and Ship 2	1,220
100	Liberty Tax Service	1,200
110	American General Finance	2,400
120	Tosaka II Authentic Japanese	2,900
140	Magic 8 Designs	1,200
150	Papa John's Pizza	1,400
160	H&R Block	1,400
170	**AVAILABLE**	2,450
180	Mexico Tipico	2,800
190	Manpower Temp Services	2,625
200	**AVAILABLE**	2,400
250	Big Lots	35,000
300	Burkes Outlet	19,000
O-1	Bank of America	

TOTAL SQ. FT.	**126,435**

SITE LEGEND

- 🟩 **Available**
- 🟥 **Occupied**
- 🟦 **Leased (not occupied)**
- ⬜ **Owned by Others**

NORTHWEST BOULEVARD   U.S. HIGHWAY 321

BI-LO

FAMILY DOLLAR

PIZZA PAPA JOHNS

H&R BLOCK

BIG LOTS!

BURKE'S Outlet

KFC

TACO BELL

PHILLIPS EDISON & COMPANY

RadioShack

DOLLAR GENERAL

Advance Auto Parts!

Hardees

McDonald's

Coock Out

Bojangles'

US Hwy 70/Conover Blvd W

SONIC

SUBWAY

BURKE'S Outlet

KFC

BIG LOTS!

goodwill

TACO BELL

FAMILY DOLLAR

Market Place Community Shopping Center

BI-LO

US Hwy 321 Business/Northwest Blvd

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PHILLIPS EDISON & COMPANY

Demographic Summary Report
1990 - 2000 Census, 2014 Estimates & 2019 Projections
Calculated using TAS Retrieval Retrieval

PHILLIPS EDISON & COMPANY

Apr 8, 2015   Latitude: 35.693026   Longitude: -81.226897

Market Place Community Shopping Center	1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius	10.00 Mile Radius
Population				
Q4 2014 Estimated Population	3,125	20,663	44,751	145,048
2019 Projected Population	3,183	20,948	45,481	147,905
2010 Census Population	3,115	20,702	44,735	144,448
2000 Census Population	2,938	19,012	40,240	133,797
1990 Census Population	2,748	16,775	34,677	113,127
Historical Annual Growth 1990 to 2000	0.67%	1.26%	1.50%	1.69%
Historical Annual Growth 2000 to 2010	0.59%	0.86%	1.06%	0.77%
Estimated Annual Growth 2010 to2014	0.07%	-0.04%	0.01%	0.09%
Projected Annual Growth 2014 to 2019	0.37%	0.27%	0.32%	0.39%
Median Age	40.5	39.3	39.2	40.3
Households				
Q4 2014 Estimated Households	1,301	8,223	17,458	57,256
2019 Projected Households	1,326	8,333	17,742	58,401
2010 Census Households	1,295	8,233	17,442	57,010
2000 Census Households	1,257	7,534	15,537	52,296
1990 Census Households	1,114	6,534	13,160	43,719
Historical Annual Growth 1990 to 2000	1.22%	1.43%	1.67%	1.81%
Historical Annual Growth 2000 to 2014	0.30%	0.89%	1.16%	0.87%
Estimated Annual Growth 2000 to 2014	0.10%	-0.03%	0.02%	0.09%
Projected Annual Growth 2014 to 2019	0.37%	0.27%	0.32%	0.40%
Population per Household	2.36	2.45	2.51	2.49
Population by Race				
White	69.0%	69.6%	72.2%	77.0%
Black or African American	12.0%	11.4%	9.2%	8.6%
Asian & Pacific Islander	3.1%	3.9%	4.4%	3.6%
Other Races	2.2%	2.0%	1.9%	1.8%
Hispanic Population	13.7%	13.0%	12.4%	9.0%
Income				
Average Household Income	$42,820	$49,174	$52,835	$58,485
Median Household Income	$30,664	$37,827	$41,155	$43,680
Per Capita Income	$18,192	$19,982	$20,958	$23,420
Education (Age 25+)				
Elementary	8.7%	8.5%	7.7%	6.7%
Some High School	9.5%	10.8%	12.1%	11.6%
High School Graduate	35.7%	34.0%	32.2%	29.7%
Some College	19.8%	20.1%	20.6%	21.5%
Associates Degree Only	8.4%	8.4%	9.1%	9.7%
Bachelors Degree Only	12.7%	13.0%	12.7%	14.3%
Graduate Degree	5.2%	5.3%	5.7%	6.5%
Business				
Number of Businesses	204	841	1,538	4,200
Total Number of Employees	4,599	18,679	34,130	89,342
Employees per Business	22.50	22.21	22.19	21.27
Residential Population per Business	15.29	24.57	29.10	34.53

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