



Mooresville Crossing

Mooresville, NC

Charlotte-Concord-Gastonia (NC-SC)



Matt Hockeborn

Leasing Representative

(704) 362-6102

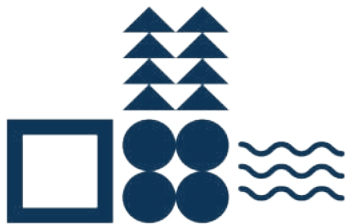
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As of 02/13/24

AERIAL



GROSS LEASABLE AREA (GLA)

165,798 SF

PARKING SPACES

776

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DENSITY AERIAL

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■ Non-Controlled ● Curbside Pick-up



TENANT	SQ FT
1 Pisces Sushi and Bar	3,685
2 Classic Nail and Spa	1,188
3 Phenix Salon Suites	3,587
4 Smallcakes Cupcakery & Creamer	1,588
5 Massage Envoy	3,120
6 Dr. Gregory R. Abrams	1,810
7 Athena's Café	1,800
8 America's Best Contacts & [...]	3,600
9 Teriyaki Madness	1,186
10 Stretch Zone	1,189
11 Smoothie King	1,189
12 Mooresville Nutrition Corner	1,210
13 Leslie's Swimming Pool [...]	2,766
14 McAlister's Deli	3,600
15 Molly Malone's	1,800
16 Ulta	10,011
17 Barnes & Noble	15,000
18 Staples	20,388
19 Old Navy	15,378
20 Nordstrom Rack	28,000
21 Bath & Body Works	3,371
22 Best Buy	30,000
23 Bojangles	4,456
24 Chili's	5,876

Disclaimer: This site plan shows the approximate location, square footage, and configuration of the shopping center and adjacent areas, and is only illustrative of the size and relationship of the stores and common areas generally, all of which are subject to change. The showing of any names of tenants, parking spaces, square footage, curb-cuts or traffic controls shall not be deemed to be a representation or warranty that any tenants will be at the shopping center, the square footage is accurate, or that any parking spaces, curb-cuts or traffic controls do or will continue to exist. Moreover, any demographics set forth in this flyer are for illustrative purposes only and shall not be deemed a representation by Landlord or their accuracy. Availability of this property for rent is subject to prior rental or withdrawal of the property from the market at any time without notice.

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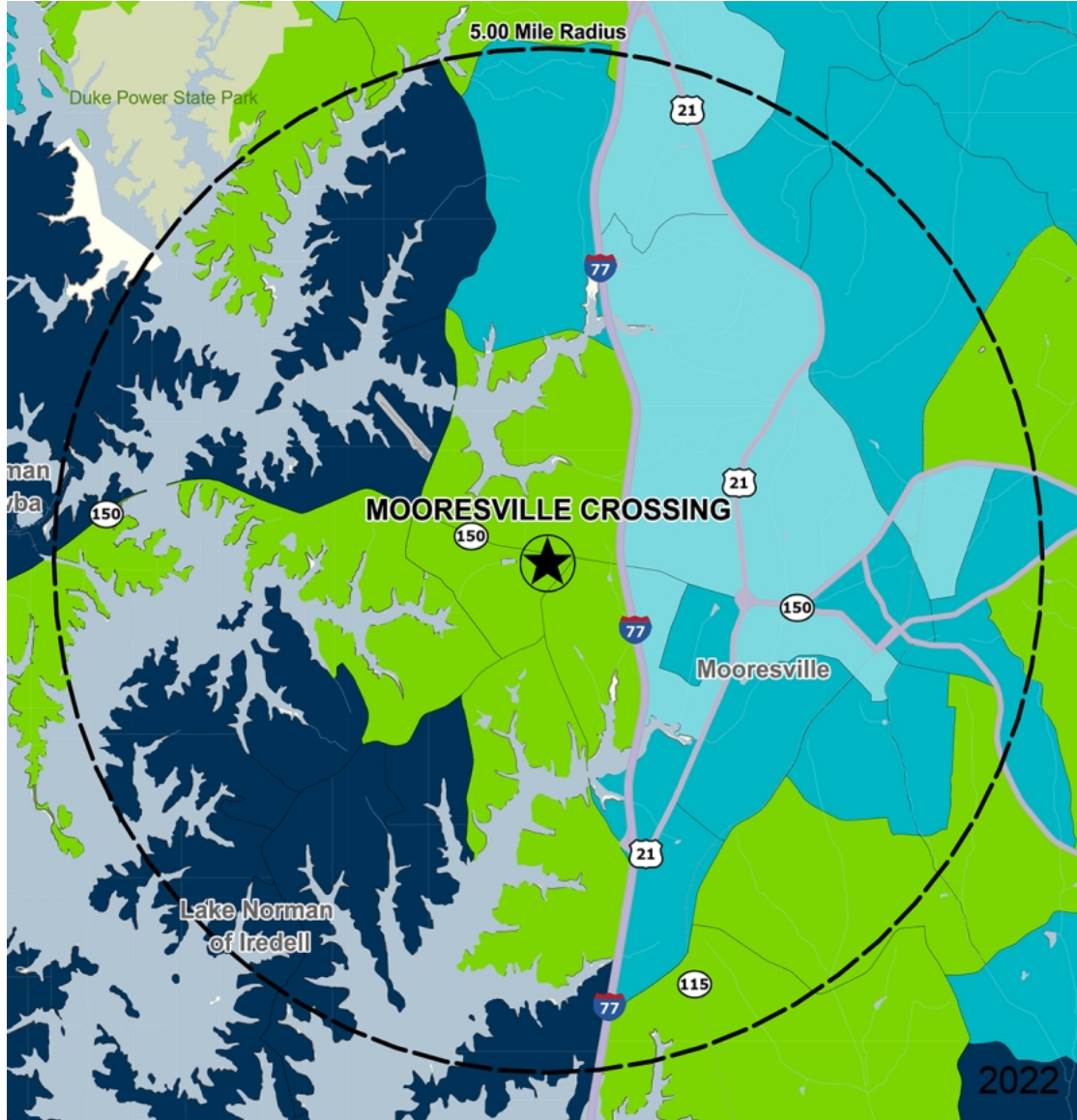


COMPETITION MAP

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by Block Group

Demographics

2022 ESTIMATES	1-MILE	3-MILES	5-MILES
Population	8,508	33,132	80,893
Daytime Pop	15,075	41,331	82,683
Households	3,071	12,740	30,771
Average HH Income	\$117,364	\$112,448	\$116,433
Median HH Income	\$94,609	\$83,703	\$85,146
Per Capita Income	\$42,363	\$43,255	\$44,470

Average Household Income

Popstats, 4Q 2022, Trade Area Systems

- \$150K and up
- \$100K - \$150K
- \$75K - \$100K
- \$50K - \$75K
- \$0K - \$50K



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River Hwy. & Morrison Plantation Pkwy., Mooreville, NC



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