

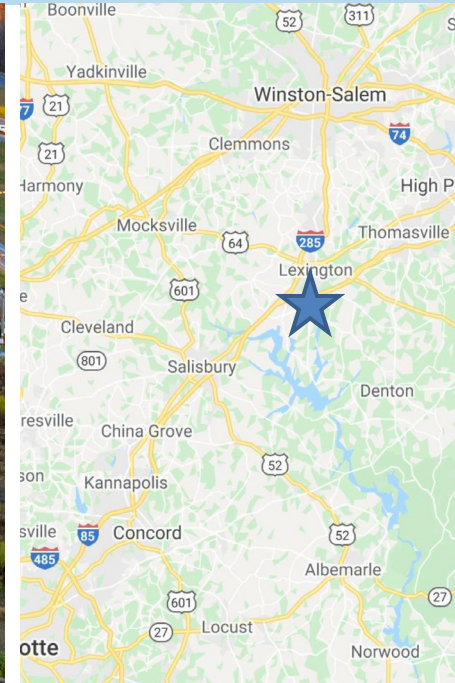
LEXINGTON PARKWAY PLAZA

NEC OF I-85 AT HWY 8/COTTON GROVE ROAD, LEXINGTON, NC

FOR LEASE

NS New South
Properties
NEWSOUTHPROP.COM

± 7,900 SF RETAIL SPACE AVAILABLE | PAD SITE AVAILABLE



PROPERTY HIGHLIGHTS

- GLA ±270,650 SF Regional Power Center
- 1,500 SF Available Now
- Adjacent 6,400 SF Available February 2027 (7,900 SF Combined)
- Outparcel & Pad Site Opportunities Available
- Largest Shopping Center in Davidson County at I-85 & Hwy 8
- Then move the tenants and Tesla into a separate callout, not bullets:
- Anchored by Belk, Gabe's, Planet Fitness, Ollie's, Tractor Supply, Chick-fil-A, Starbucks & More
- NOW OPEN: Tesla Superchargers

DEMOGRAPHICS (2025)



POPULATION

1 Mile: 918
3 Miles: 12,936
5 Miles: 34,844



AVG. HH INCOME

1 Mile: \$68,468
3 Miles: \$76,678
5 Miles: \$76,259



DAYTIME EMPLOYEES

1 Mile: 728
3 Miles: 5,245
5 Miles: 15,167

BROKER CONTACT

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AERIAL

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PROPERTY OVERVIEW

Lexington Parkway Plaza is the largest shopping center in Davidson County. The ± 270,650 SF power center offers prime retail location located at the intersection of I-85 and Hwy 8/Cotton Grove Rd. The center enjoys easy regional access, with signalized intersection and over 2,200 SF of interstate visibility.

"The information contained herein was obtained from sources believed reliable, however, no guarantees, warranties, or representations have been made as to the completeness or accuracy thereof. No liability assumed for error or omissions."



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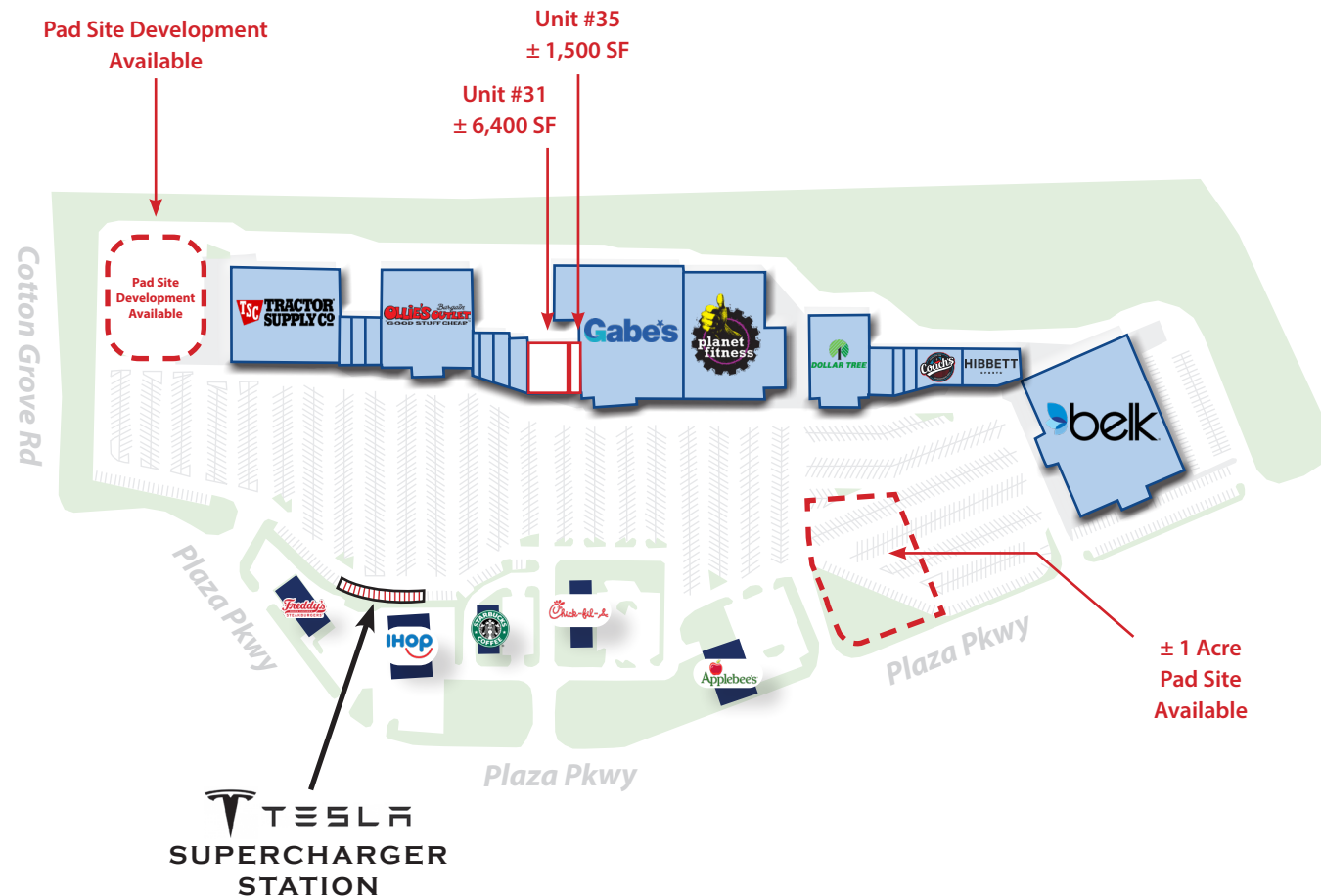
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SITE PLAN

±7,900 SF RETAIL SPACE AVAILABLE | PAD SITE AVAILABLE

LEXINGTON PARKWAY PLAZA		
SUITE	TENANT	SF
15	Tractor Supply Company	32,000
17	GNC	1,988
19	Sweet Frog	1,200
21	Wingstop	3,175
23	Ollies	29,700
25	Little Caesars	1,500
26	Nail Salon	1,300
27	NC License Plate Agency	2,000
29	Affordable Dentures	2,833
31	COMING AVAILABLE - FEB 2027	6,400
37	GABES	62,150
35	AVAILABLE	1,500
39	Planet Fitness	29,821
43	Dollar Tree	17,010
45	Back Nine Golf	4,000
47	Jersey Mike's	1,400
49	L&X Tobacco	1,400
51	Coach's Neighborhood Grill	5,400
57	Hibbet Sports	5,850
69	Belk	57,033



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