

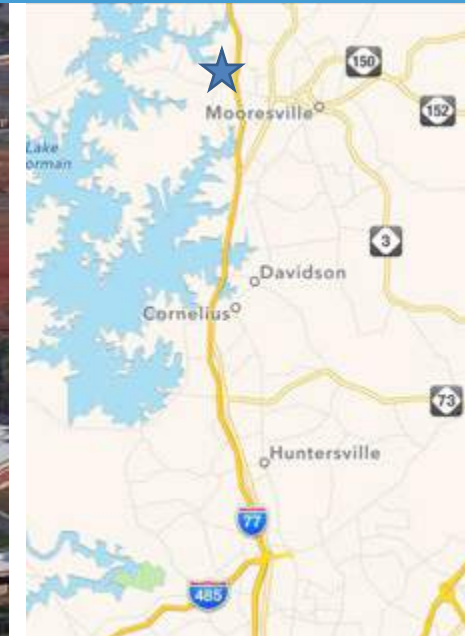
# MOORESVILLE CROSSING

HWY 150 @ MORRISON PLANTATION PARKWAY  
MOORESVILLE, NC 28117

RETAIL SPACE  
AVAILABLE

**NS** New South  
Properties  
NEWSOUTHPROP.COM

+/- 1,186 SF RETAIL SPACE AVAILABLE



## PROPERTY HIGHLIGHTS

- +/- 168,798 SF Regional Power Center
- +/- 1,186 SF Retail Space Available
- Located off I-77 and Hwy 150/River Highway, the center enjoys easy access with signalized intersection on Mooresville's main retail corridor with extensive national brand co-tenancy including anchor tenants Best Buy, Bed Bath & Beyond, Ulta, Old Navy, Staples and Petco
- The Hwy 150/River Highway retail corridor has a critical mass of shopping with destination retail including nearby tenants: Walmart, Target, Home Goods, Ross, Dick's Sporting Goods, Michaels, TJ Max, World Market, Ashley HomeStore, BJs Wholesale, Costco and Sam's Wholesale Club

## DRIVE-TIME DEMOGRAPHICS

	10 Mins	15 Mins	20 Mins
Population	54,720	110,849	185,705
Households	21,855	44,230	74,903
Avg. HH Income	\$113,697	\$114,917	\$115,671
Daytime Pop.	52,991	97,517	152,731
Retail Expend.	\$794.11M	\$1.62B	\$2.76B
Any College	76.3%	75.2%	75.6%
College Degree +	44.1%	44.1%	45.3%

## BROKER CONTACT

**PAULA SAUNDERS**  
704.927.2892  
psaunders@newsouthprop.com



"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."

# MOORESVILLE CROSSING

HWY 150 @ MORRISON PLANTATION PARKWAY  
MOORESVILLE, NC 28117

AREA AERIAL

**NS** New South Properties  
NEWSOUTHPROP.COM

+/-1,186 SF RETAIL SPACE AVAILABLE



"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."



PAULA SAUNDERS | 704.927.2892 | psanders@newsouthprop.com

# MOORESVILLE CROSSING

HWY 150 @ MORRISON PLANTATION PARKWAY  
MOORESVILLE, NC 28117

## SITE PLAN

+/-1,186 SF RETAIL SPACE AVAILABLE



Existing Winslow Bay Shopping Center

	TENANT	SQFT
1	Pisces Sushi & Bar	3,685
2	Classic Nail & Spa	1,188
3	Phenix Salon Suites	3,587
4	Smallcakes Cupcakery	1,588
5	Massage Envy	3,120
6	Dr. Gregory R. Abrams	1,810
7	Amaravathi Grill	1,800
8	America's Best	3,600
9	<b>Available</b>	<b>1,186</b>
10	Stretch Zone	1,189
11	Smoothie King	1,189
12	Mooreville Nutrition Center	1,210
13	Leslie's Swimming Pool	2,766
14	McAlister's Deli	3,600
15	Molly Malone	1,800
16	Ulta	10,011
17	Petco	15,000
18	Staples	20,388
19	Old Navy	15,378
20	Bed Bath & Beyond	28,000
21	Bath & Body Works	3,371
22	Best Buy	30,000
23	Bojangles	4,456
24	Chili's	5,876



# MOORESVILLE CROSSING

HWY 150 @ MORRISON PLANTATION PARKWAY  
MOORESVILLE, NC 28117

TENANT PHOTOS

**NS** New South  
Properties  
NEWSOUTHPROP.COM

+/-1,186 SF RETAIL SPACE AVAILABLE



"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."



PAULA SAUNDERS | 704.927.2892 | [psaunders@newsouthprop.com](mailto:psaunders@newsouthprop.com)

# MOORESVILLE CROSSING

HWY 150 @ MORRISON PLANTATION PARKWAY  
MOORESVILLE, NC 28117

AREA  
INFORMATION

**NS** New South  
Properties  
NEWSOUTHPROP.COM

+/-1,186 SF RETAIL SPACE AVAILABLE

## AREA HIGHLIGHTS

- Lake Norman is the largest lake in North Carolina bringing in \$23 million in tourism every year
- Major employers corporate headquarters include Lowe's Home Improvement and NASCAR Technical Institute
- 28117 zip code was ranked in the "Top Ten" for the "Charlotte Area's Wealthiest Zip Codes" and ranked Number Three for "Most Expensive Homes." (Charlotte Business Journal)
- Home to the only three wholesale clubs within a 20+ mile radius including Sam's Club, BJ's Wholesale club and Costco.
- Also known as "Race City USA," Mooresville is home to many of NASCAR's most prominent teams



"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."



PAULA SAUNDERS | 704.927.2892 | psanders@newsouthprop.com