

# FORMER MATTRESS FIRM

1497 CONCORD PARKWAY | CONCORD, NC 28025



THE CHAMBERS GROUP  
ACCELERATING RETAIL SUCCESS™

**XTEAM**  
RETAIL ADVISORS

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## MARKET DETAILS

Concord is home to some of North Carolina's top tourist destinations, including NASCAR's Charlotte Motor Speedway and Concord Mills, North Carolina's largest tourist attraction. These attractions are the two primary economic driving forces of the city.

Concord has many small businesses and several large employers, including Atrium Health, Cabarrus County Schools, Shoe Show, Inc. Carolinas Healthcare System, and Sysco Foods.

## PROPERTY DETAILS

- 4,322 SF Available in Former Mattress Firm space
- Located across from Carolina Mall and Carolinas Health Care
- Ideal visibility from Concord Parkway (35,000 VPD)
- ± 4.5/1,000 parking spaces
- Contact for Pricing & Availability

## DEMOGRAPHICS

POPULATION	AVG. HH INCOME	HOUSEHOLDS	EMPLOYEES
689 1 mi	\$93,255 1 mi	234 1 mi	1,030 1 mi
41,866 3 mi	\$80,410 3 mi	15,270 3 mi	15,010 3 mi
96,180 5 mi	\$78,538 5 mi	36,126 5 mi	47,398 5 mi



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\*The information herein has been obtained from sources believed to be reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty, or representation about it. It is your responsibility to independently confirm its accuracy and completeness.

IAN WHETSEL

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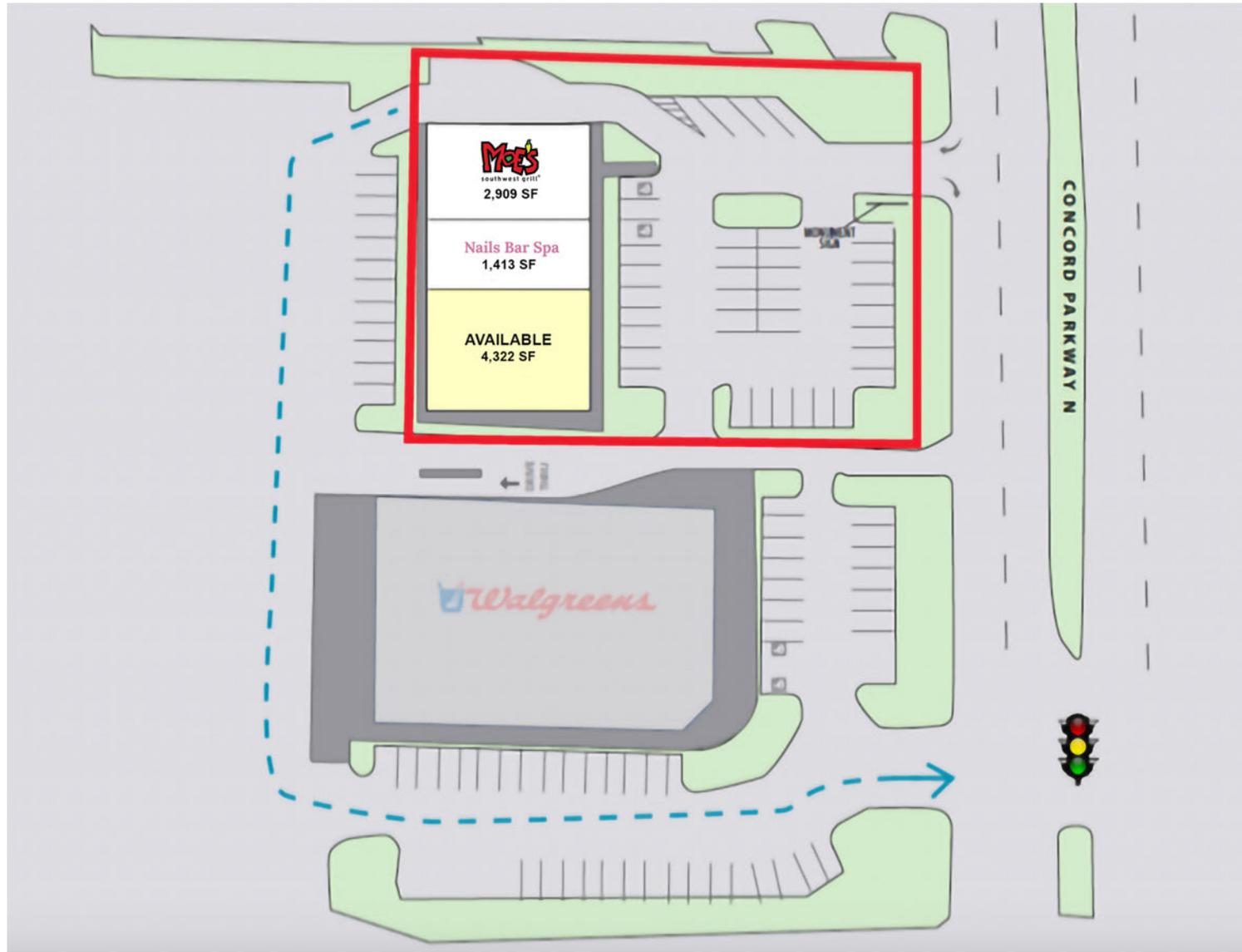
For more info, please contact:

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