

NICHOLS PLAZA

1021 Pine Plaza Dr. | Apex, NC 27523

Outparcel Available



CONTACT

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THE CHAMBERS GROUP
ACCELERATING RETAIL SUCCESS™

MARKET OVERVIEW

Apex, North Carolina

Apex, NC is located in Western Wake County between Cary to the north and Holly Springs to the south. The town's location makes it a convenient home for individuals who work in the state capital, Raleigh or the Research Triangle Park, the region's economic engine. Apex has a population that has grown from 5,000 in 1990 to over 36,000 today. Many young and affluent families call Apex home. The median age is 31.2 with a per capita income of \$31,363. The median family income is \$95,971. Approximately 58% of Apex residents have a college degree.

The town's moniker, "Apex, The Peak of Good Living" is truly deserved. Apex has received many accolades for its quality of life (see Fast Facts). Despite its rapid growth, Apex has been able to preserve the small town charm of its historic downtown. The old Town Hall was renovated and is now known as the Halle Cultural Arts Center. Every May, the downtown plays host to PeakFest a day long street fair with festival food, arts & crafts, music, rides and roving street performers. Apex has many recreational facilities such as the Hunter Street Park which features a dog park and the Trackside Skate Plaza.



Downtown Apex

Halle Cultural Arts Center

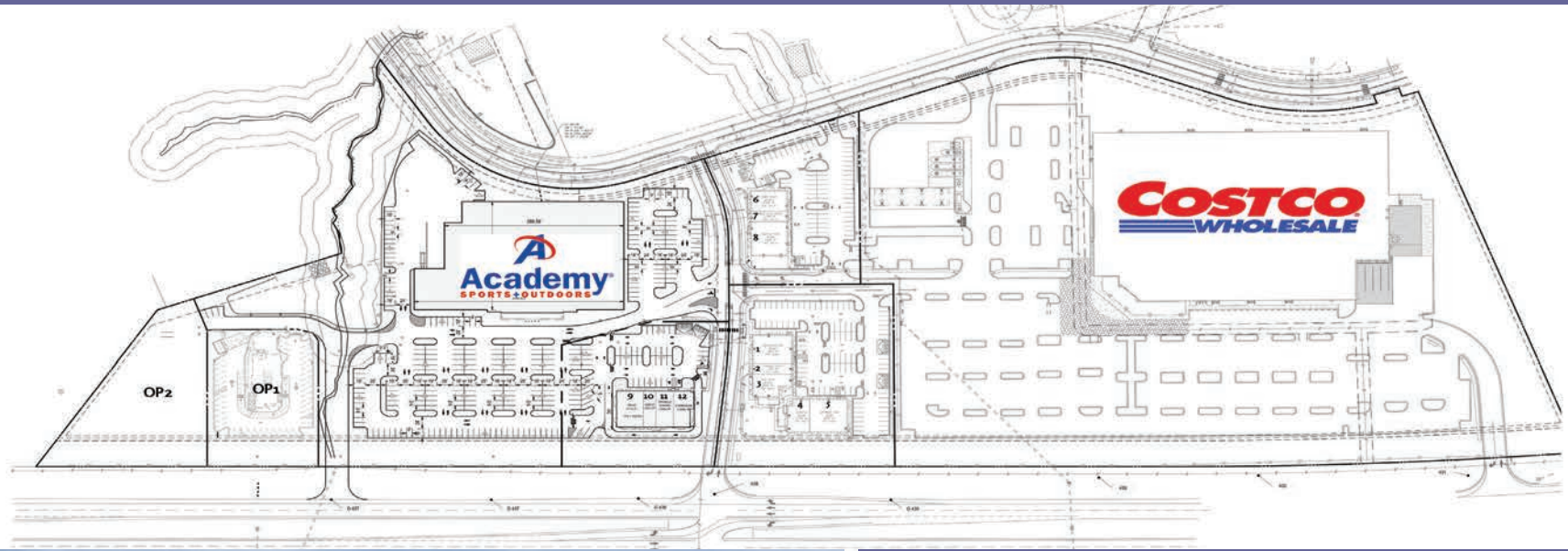


FAST FACTS

- #1** *Best Place to Live in US (Time/Money Magazine Aug, 2015)*
- #1** *Best Place to Live in NC (CNN/Money Magazine, Aug 2013)*
- #3** *Best Place to Move To (Forbes, July 2009)*
- #5** *Best NC Town for Young Families (NerdWallet, July 2013)*
- #5** *Happiest Suburb in America (Movoto, May 2014)*

TOP 10 *Best Towns for Families (Family Circle, July, 2014)*

PROPERTY OVERVIEW



PROPERTY DETAILS

- OP2 - 1.305 Acres For Sale
- Located on Hwy. 64 near the intersection of Hwy. 64 and Laura Duncan
- 250,000 SF Power center anchored by Costco
- Co-tenants include many national retailers: T-Mobile, Five Guys, Chipotle, Mattress Firm, Great Clips, Pei Wei, Starbucks and Zaxby's
- Surrounded by dense residential developments in one of the most affluent areas of Wake County
- Traffic counts: 38,000 VPD on Hwy. 64
- Nicholas Plaza has excellent visibility to the traffic on Hwy. 64

DEMOGRAPHICS

RADIUS	1 MILE	3 MILE	5 MILE
POPULATION	7,212	76,417	191,076
AVG HH INCOME	\$129,387	\$123,363	\$127,412
BUSINESSES	205	3,703	7,297
EMPLOYEES	2,526	40,578	75,516

SITE PLAN

TENANT ROSTER

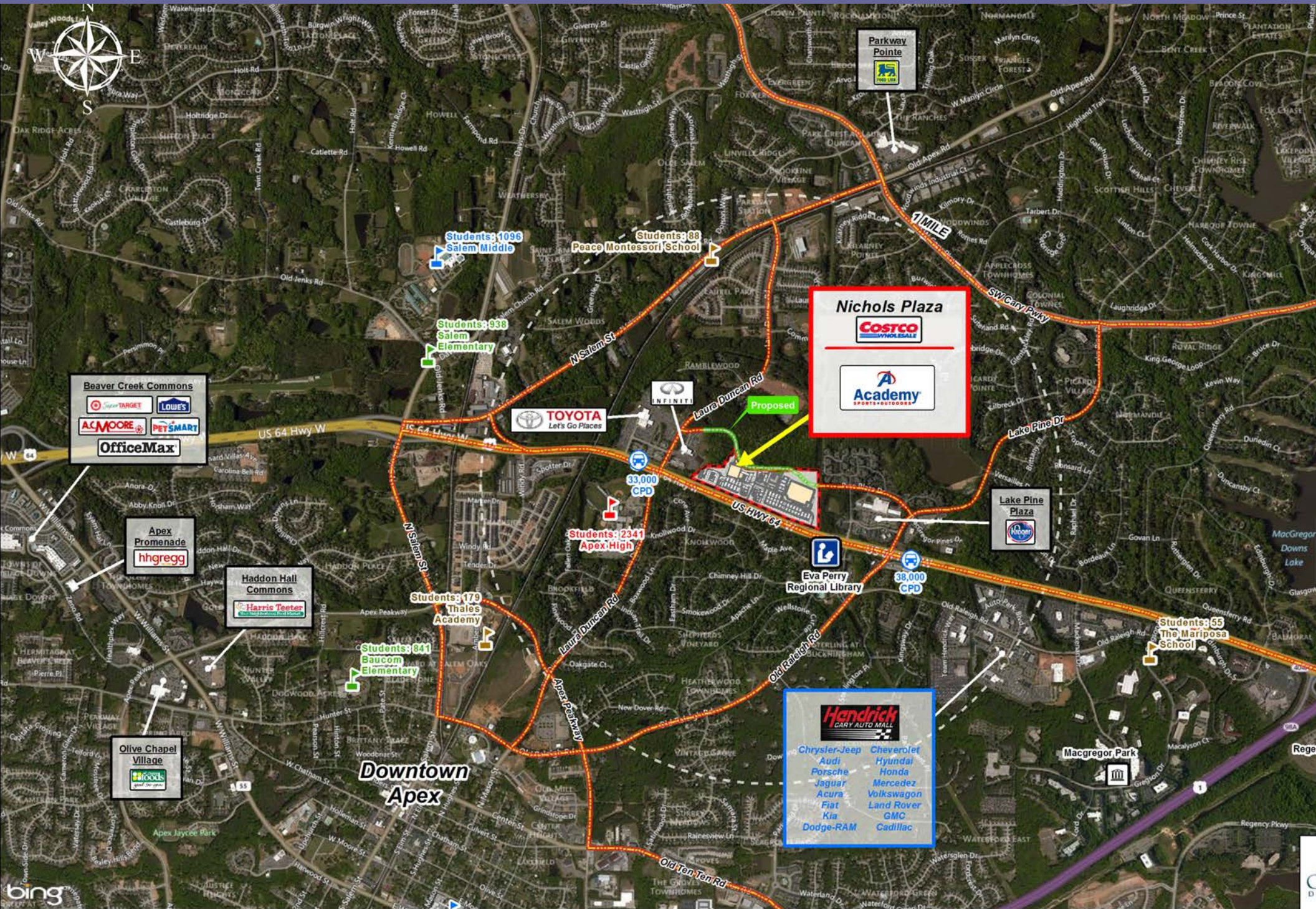
SUITE	TENANT	SF
	Costco	149,944
1	McAllister's Deli	3,600
2	T-Mobile	3,600
3	Five Guys	2,500
4	Chipotle	2,250
5	Mattress Firm	4,000
6	Paris Nails	2,400
7	Great Clips	1,200
8	Ruckus Pizza	4,000
9	Pei Wei	3,010
10	5 Star Nutrition	1,400
11	Triangle Vision	1,995
12	Starbucks	2,064
13	Academy Sports	62,000
OP1	Zaxby's	3,847
OP2	AVAILABLE	1,305 AC

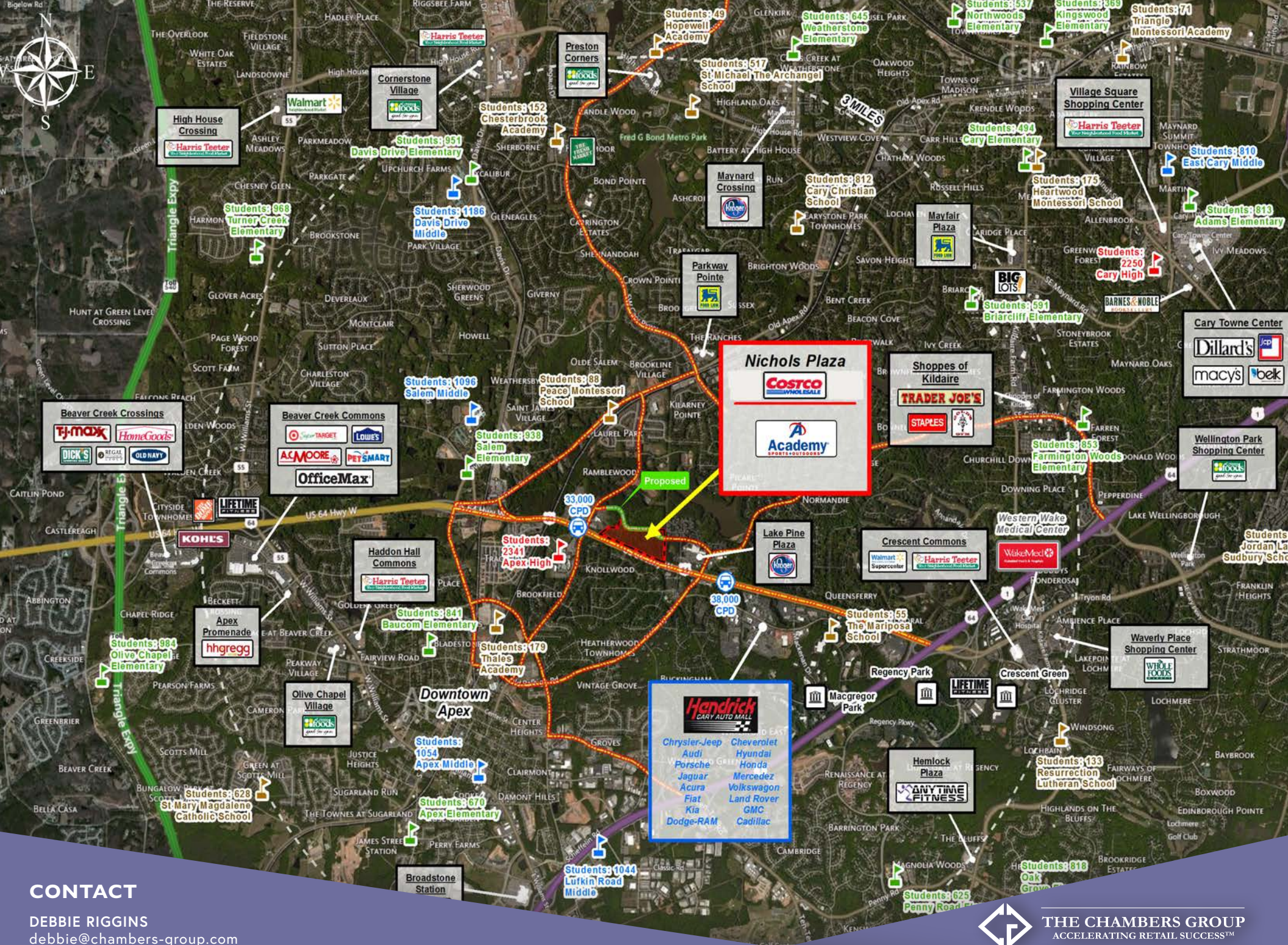


AERIAL



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