

ODELL COMMONS AT MOSS CREEK

8825 DAVIDSON HWY. | CONCORD, NC 28027



CONTACT

PHILIP CORRIHER, CCIM, CRX
phil@chambers-group.com
(704) 752-8350

DIANA SEARIGHT
diana@chambers-group.com
(704) 752-8350

XTEAM
RETAIL ADVISORS

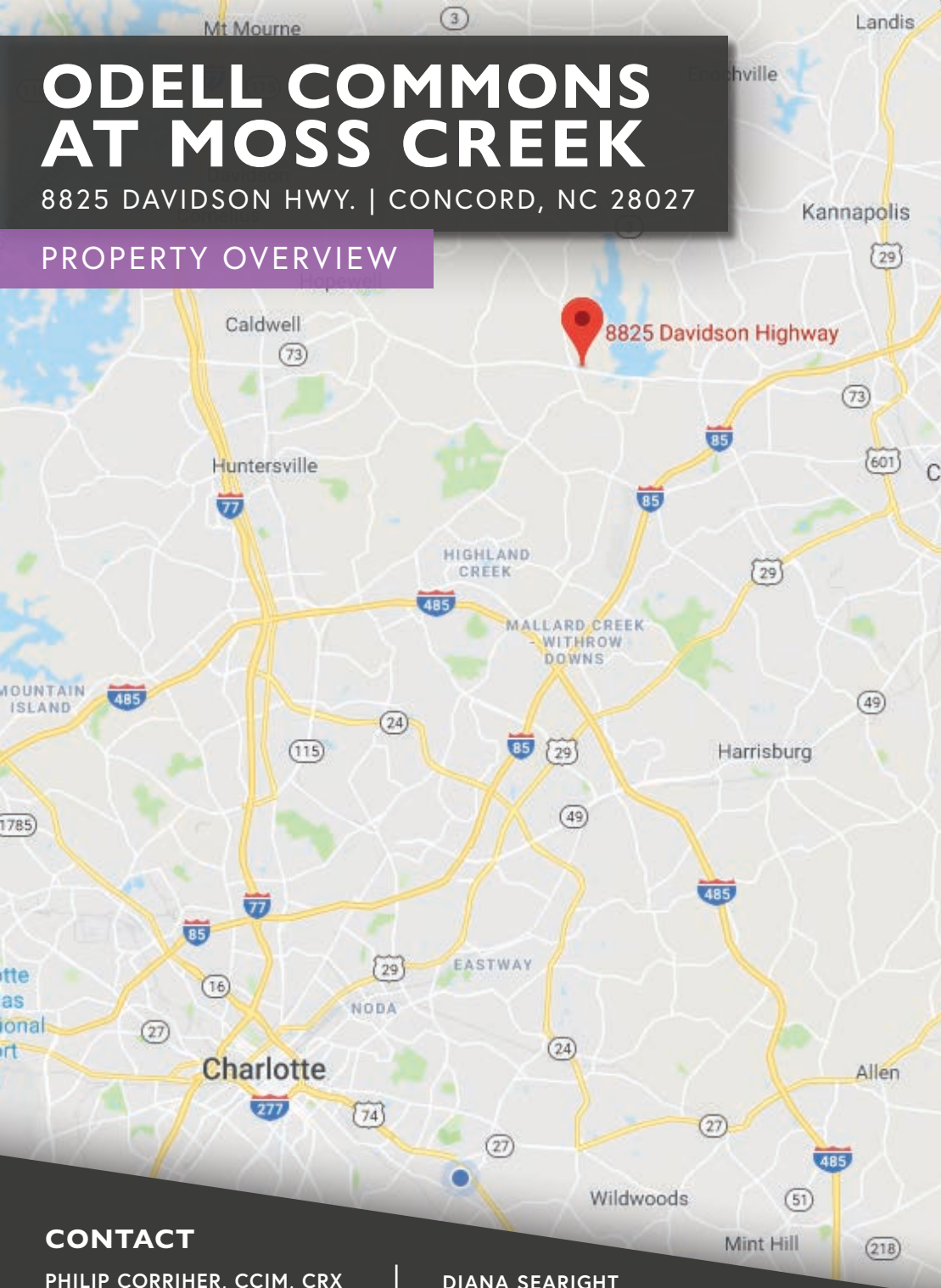


THE CHAMBERS GROUP
ACCELERATING RETAIL SUCCESS™

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PROPERTY OVERVIEW



PROPERTY DETAILS





- 23 Acre Master Planned Mixed-Use Development
- 101 Pulte Townhomes at the development
- Neighboring Tenants to include Circle K and proposed Gas and Medical/Retail users
- New Amazon Distribution Center to open 2018, with roughly 600 employees
- Brand New Odell Primary School directly across the street, houses grades 3-5 with roughly 600 students
- 1,000 new homes within 1 mile, 2,000 within 3 miles
- Davidson Highway - 17,000 VPD
- Odell School Rd. - 11,000 VPD

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.

DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
 POPULATION	4,242	21,205	69,704
 HOUSEHOLDS	1,301	6,766	23,939
 AVG. HH INCOME	\$102,330	\$112,420	\$113,565
 EMPLOYEES	262	4,480	21,377

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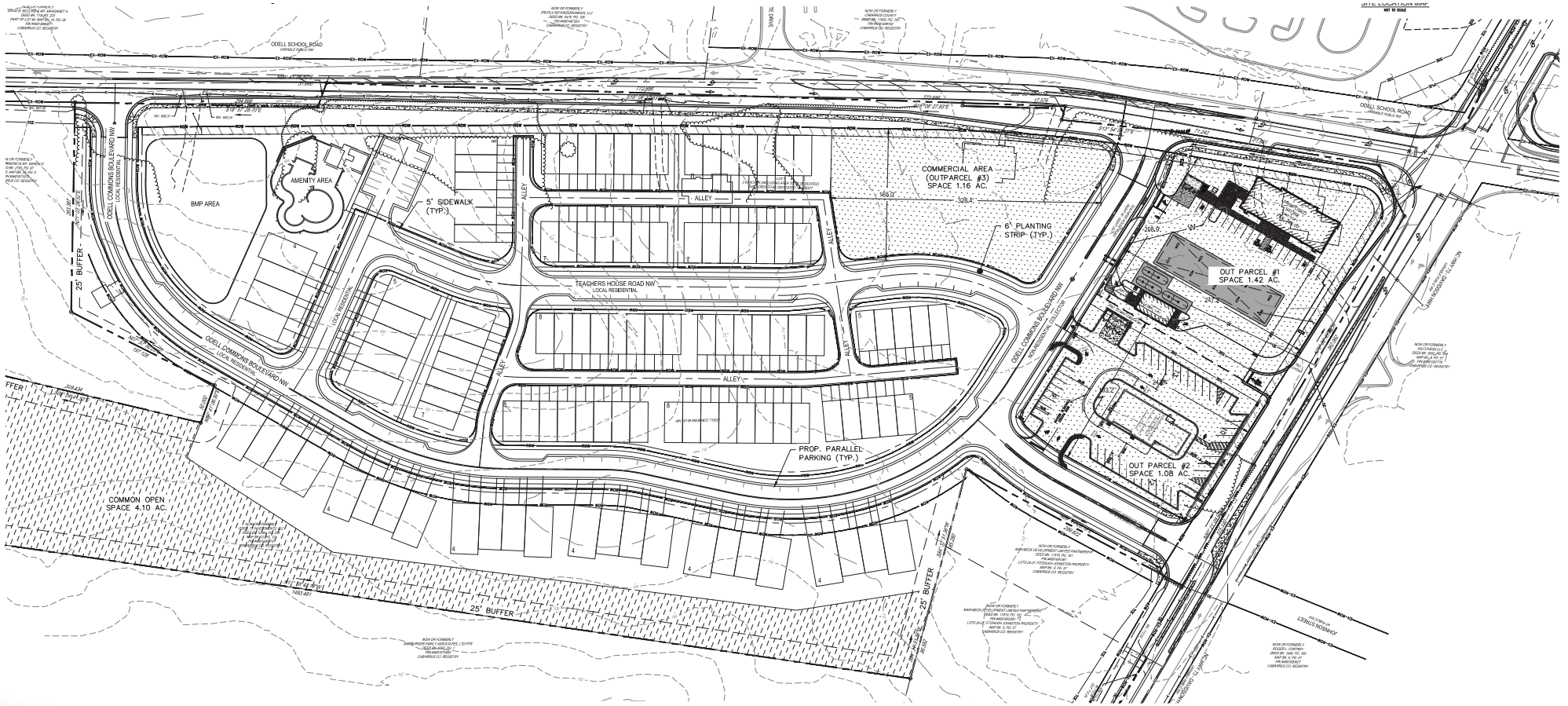
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SITE PLAN



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BELK ARENA - Capacity: 5,700

amazon fulfillment
600 Employees

SITE

Afton Ridge
Target, Best Buy, Dick's, PetSmart, etc.

Derita Rd & Christenbury
Kohl's, Earth Fare, etc.

Concord Mills
Dunkin', Best Buy, etc.

Pavillion at Kings Grant
Ross, Dollar Tree, etc.

Concord Pkwy S
Walmart, GameStop, etc.

Northcross SC
Lowe's, Staples, etc.

Birkdale Village
Regal Cinemas, Dick's, etc.

Northlake Mall
Belk, Dillard's, etc.

Perimeter Woods
Lowe's, Office Depot, etc.

WT Harris & Statesville Rd
Staples, etc.

Roxie Street Northeast
Academy, Lowe's, etc.

Cloverleaf Pkwy
Home Depot, etc.

Carolina Mall
Belk, JCPenney, etc.

Village Shopping Center
Big Lots, Mochica, etc.

CHARLOTTE MOTOR SPEEDWAY
- Capacity: 140,000

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