

# The Arbors

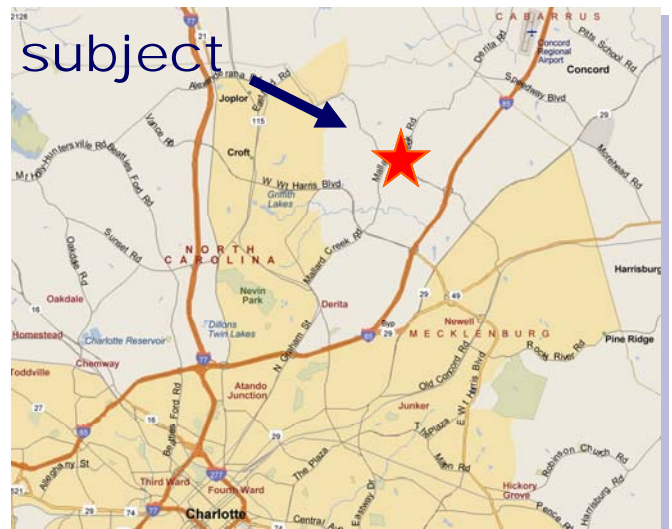
2005 East Arbors Drive • Charlotte, NC 28262

## FOR LEASE



### Features:

- 145.5+ acres
- Approximately 101,000 SF of retail space.
- Approximately 86,000 SF of office space.
- Approximately 380 residential units.
- Build To Suit / Outparcel Opportunities
- Signaled intersections onto Claude Freeman and Senator Royall Place (TIAA-CREF entrance/exit) off Mallard Creek Church Rd.
- TIAA-CREF expanding to approximately 9,000 employee campus.



### Demographics

	One Mile	Three Miles	Five Miles
Population	2,903	61,781	128,739
Daytime Population	7,164	28,899	62,933
Average HH Income	\$95,291	\$78,380	\$74,522
Median HH Income	\$73,010	\$63,534	\$60,972

LPA

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# The Arbors

Charlotte, North Carolina



Approximately 385 Homes

**Phase Two**

12. Available - Restaurant	2,700 SF
13. Available	1,592 SF
14. Thai Taste	2,400 SF
15. Hollywood Tans	3,000 SF
16. Available	1,190 SF
17. Rita's Ice	1,194 SF
18. Cakes n Flakes, Bakery • Cafe	1,319 SF
19. Hickory Tavern	6,451 SF

**Phase Three**

21. Complete PetMart	3,600 SF
22. Sport Clips	1,200 SF
23. Family Dentistry	1,484 SF
24. Great Harvest Bread Co.	1,435 SF
25. Trader Joe's	12,000 SF
26. Piedmont Pharmacy	1,505 SF
27. Run For Your Life	1,702 SF
28. State Farm Insurance	1,200 SF
29. Sprint	1,351 SF
30. L&D Flowers of Elegance	1,000 SF
31. Massage Envy	3,000 SF

**Phase Four**

32. Available	1,200-6,400
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**Pads**

20. Restaurant Pad Available
33. Bank Pad - BB&T