



RETAIL · NEIGHBORHOOD SHOPPING CENTER

Stevens Mill Crossing Shopping Center

7800 Stevens Mill Road · Stallings, NC 28104

NOW AVAILABLE

1,465 SF

Building 7800, Unit D

3,206 SF

Building 7800, Unit O

\$24.00 psf NNN TICAM \$5.61 · includes water

FOR DETAILS
CONTACT

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Property overview

PROPERTY HIGHLIGHTS

- Harris Teeter anchored center, 92% leased
- Two storefront suites available in Building 7800: 1,465 SF and 3,206 SF
- Established service, medical and restaurant tenant mix
- Abundant surface parking with direct storefront access
- Average household income of \$196,771 within one mile

SPECIFICATIONS

Gross leasable area	73,337 SF
Year built	2001
Percent leased	92.0%
Secondary type	Storefront
Available suites	Building 7800, Unit D & Unit O
Suite sizes	1,465 SF · 3,206 SF

LEASE RATE

\$24.00 psf NNN

TICAM

\$5.61

Includes water



BUILDING 7800

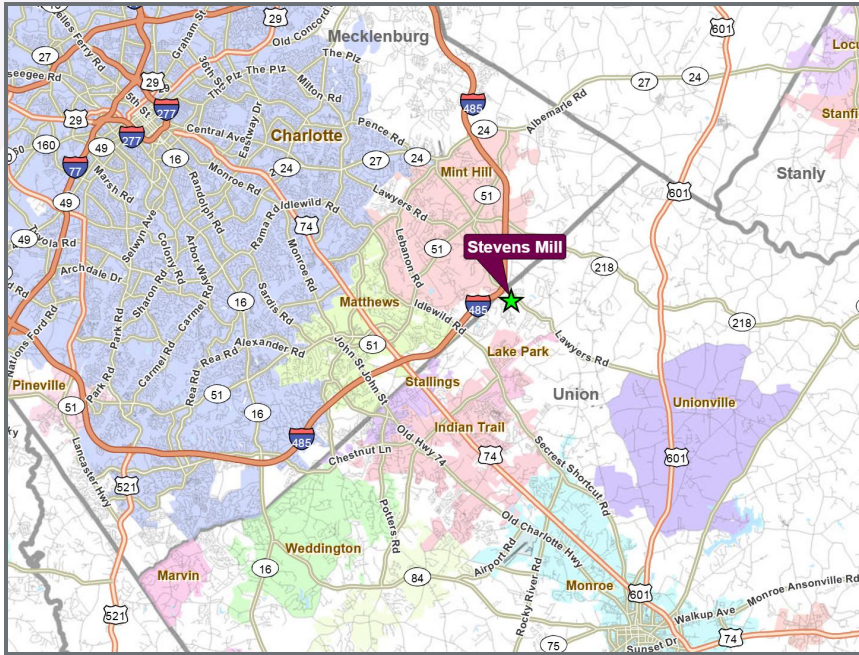
A/B	Bar & Grill	2,467
C	Relax and Restore	1,080
D	Available	1,465
E	Jade Alterations	1,136
F	MCH Chiropractic	1,222
G	Mint Hill Jiu-Jitsu	1,761
H/I	Dance Studio	3,516
J/K	Harris Teeter	38,400
L/M	Physical Therapy	2,420
N/O	Available	3,206
P	Fresh Chef	3,600

BUILDING 7900

A	Elite Cleaner	1,687
B	Le Nails	1,209
C	Apotheca	1,275
D	UPS	1,224
E/F	Best China	2,039
G/H	Carnita's	2,037
I/J	Dentist	2,504
K	Dominos	1,209
L	Subway	1,687



Location & demographics



TRADE AREA · 1, 3 AND 5 MILE RADIUS

RADIUS	1 MILE	3 MILE	5 MILE
POPULATION			
2031 projection	5,388	27,472	84,386
2026 estimate	4,961	25,812	79,712
2020 census	4,302	24,519	69,995
Growth 2026–2031	8.61%	6.43%	5.86%
HOUSEHOLDS			
2031 projection	2,160	10,106	31,802
2026 estimate	1,954	9,344	29,612
Owner occupied	91.21%	88.36%	81.07%
INCOME			
2026 average household income	\$196,771	\$173,107	\$148,943
2026 median household income	\$139,490	\$129,180	\$115,249
2026 per capita income	\$76,165	\$63,256	\$55,440

Source: U.S. Census (2010, 2020); Esri (2026, 2031). © 2026 Esri.



Lawyers Rd traffic count: 16,986 vehicles/day



For details, contact **Billy Cooper**

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LOCAL EXPERTISE • GLOBAL REACH

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