



**COLDWELL
BANKER
COMMERCIAL**

SUN COAST PARTNERS

MARKET STATION

\$16.00 SF/yr (NNN)

5214 Market St
Wilmington, NC 28405

AVAILABLE SPACE

3 Units

AREA

Located on bustling Market Street. A retail hub next to a Wal-Mart Supercenter near Costco, Target, Sam's and Lowe's.

FOR LEASE

CBCSUNCOAST.COM



OFFICE

Hank Adams
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**COLDWELL BANKER COMMERCIAL
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1430 Commonwealth Drive, Suite 102, Wilmington, North Carolina 28403
910.350.1200



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OFFERING SUMMARY

Available SF:	1,275 - 2,700 SF
Lease Rate:	\$16.00 SF/yr (NNN)
CAM Charges:	\$2.75 PSF/Yr
Lot Size:	1.52 Acres
Year Built:	2003
Building Size:	15,248 SF
Zoning:	RB-Regional Business

PROPERTY OVERVIEW

An 11-unit retail center next to Wal-Mart with visibility on busy Market Street. It's a Wal-Mart Super Center, shadow center near Costco, Target, Sam's and Lowe's. Units 105, 108, & 110 are available.

AVAILABLE SPACES

SPACE	LEASE RATE	SIZE (SF)
105	\$16.00 SF/yr	1,275 SF
108	\$16.00 SF/yr	1,500 SF
110	\$16.00 SF/yr	2,700 SF

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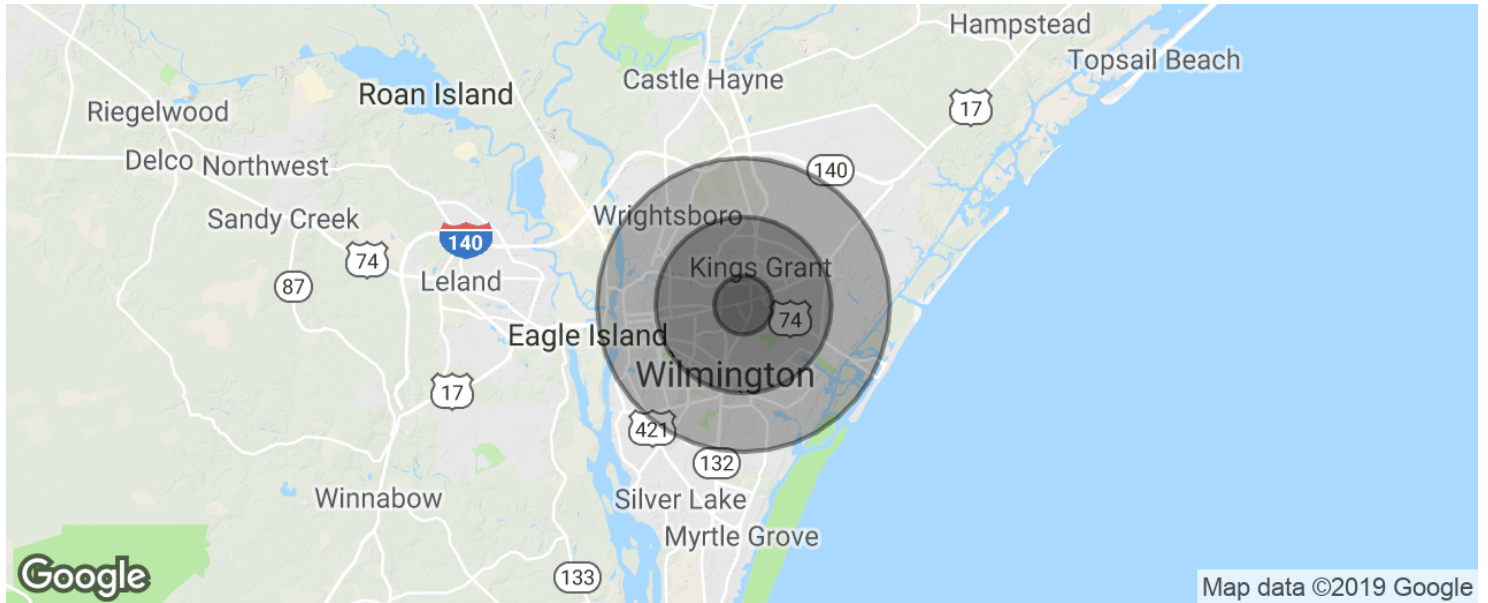
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POPULATION	1 MILE	3 MILES	5 MILES
Total population	8,778	54,331	124,062
Median age	26.7	30.6	35.3
Median age (Male)	26.1	29.9	34.2
Median age (Female)	28.0	31.9	36.8
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	3,906	23,616	53,126
# of persons per HH	2.2	2.3	2.3
Average HH income	\$39,883	\$48,741	\$59,803
Average house value	\$274,516	\$254,387	\$327,333

* Demographic data derived from 2010 US Census

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NC #216290

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