

FOR SALE OR LEASE

PROPERTY SUMMARY

This property is conveniently located off of Hillcrest Road, on a cul-de-sac north of Grelot Road. The current tenants include The Watermelon Patch and The Hair and Body Boutique. Please call Jill Meeks for more information or to schedule a tour of this property.

AVAILABLE

- Suite H: 1,200 ± SF

BUILDING GLA

- 8,000 ± SF

LEASE RATE

- \$8.00 - \$9.00 PSF
Modified Gross

SALE PRICE

- \$539,000

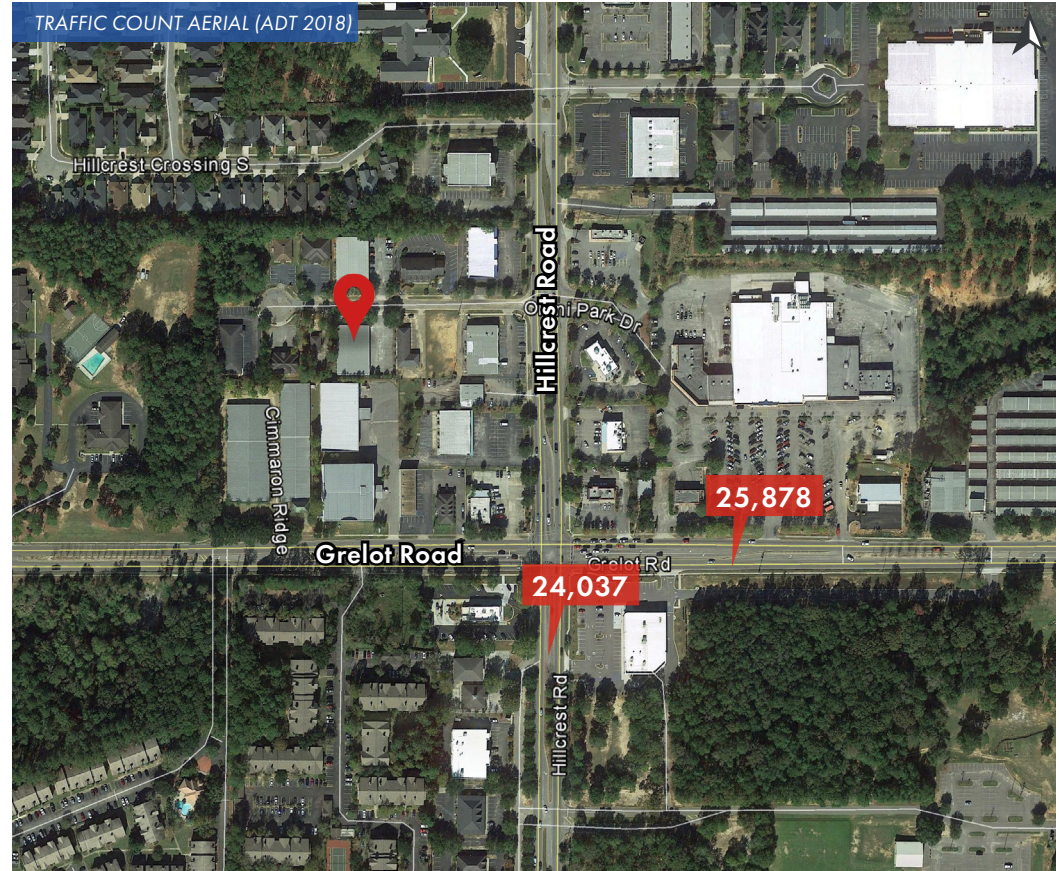
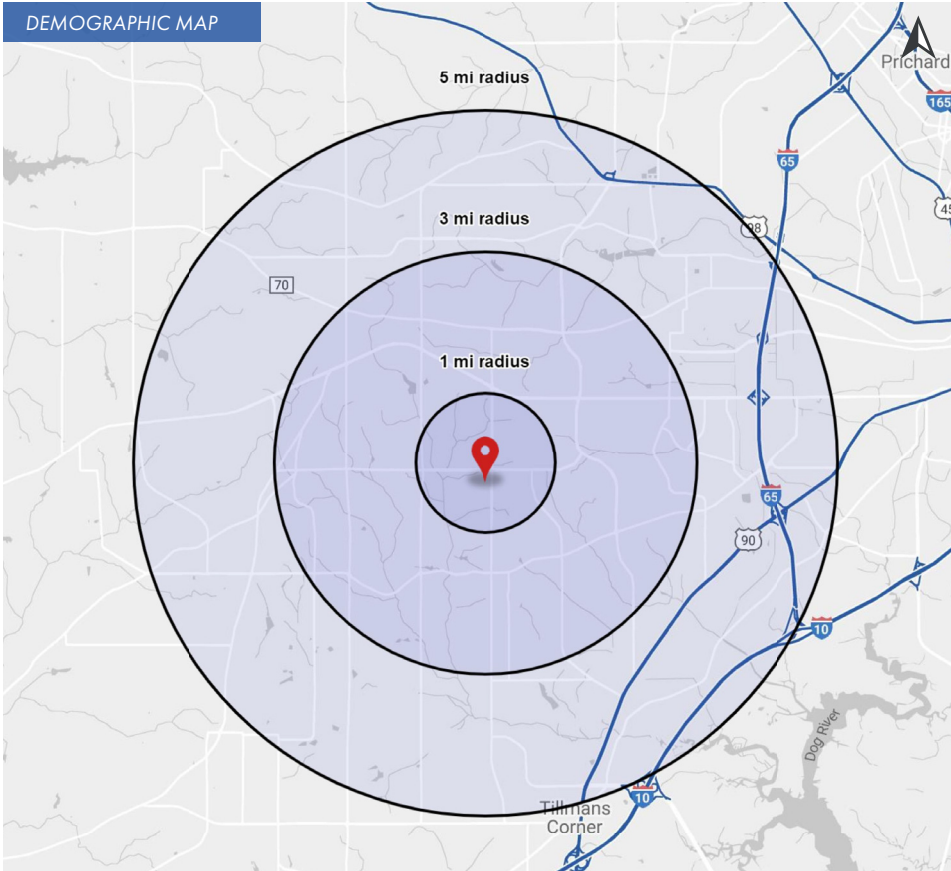
TENANTS

- The Watermelon Patch Preschool & Inside Play Facility
- The Hair and Body Boutique

TRAFFIC COUNTS (ADT 2018)

- On Hillcrest Road, south of site: 24,037
- Grelot Road, southeast of site: 25,878





2020 DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE	1 MILE	3 MILE	5 MILE	1 MILE	3 MILE	5 MILE		
POPULATION	10,832	68,628	134,450	AVG. HH INCOME	\$67,767	\$77,659	\$75,758	HOUSEHOLDS	5,665	31,380	58,770