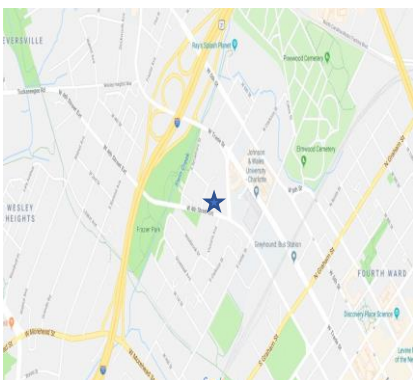




# FOR LEASE

## GATEWAY WEST RETAIL



### PROPERTY INFORMATION:

- 280 Luxury Apartments above Retail space.
- Square footage available:  
800 sf  
855 sf  
Up to 1,600 sf

### TRAFFIC COUNTS:

- 4,000-11,000 VPD on 4<sup>th</sup> Street
- 6,000 VPD on J&W Way

### PROPERTY HIGHLIGHTS:

- Located at the intersection of 4<sup>th</sup> Street and Johnson & Whales Way.
- Established Uptown neighborhood in the Gateway Village consumer trade area.
- Parking: Designated Retail and employee.
- Approximately 1 Million square feet of office space in the immediate area.
- Doubletree Hotel Across the Street
- High visibility from traffic points.

### DEMOGRAPHICS:

	.5 Mile	1 Mile	5 Minute Drive Time
2018 Estimate Population	6,847	19,283	118,098
2018 Estimated Daytime Population	3,845	54,487	156,965
Median HH Income (\$)	\$106,782	\$95,247	\$71,735

For More Information Contact:

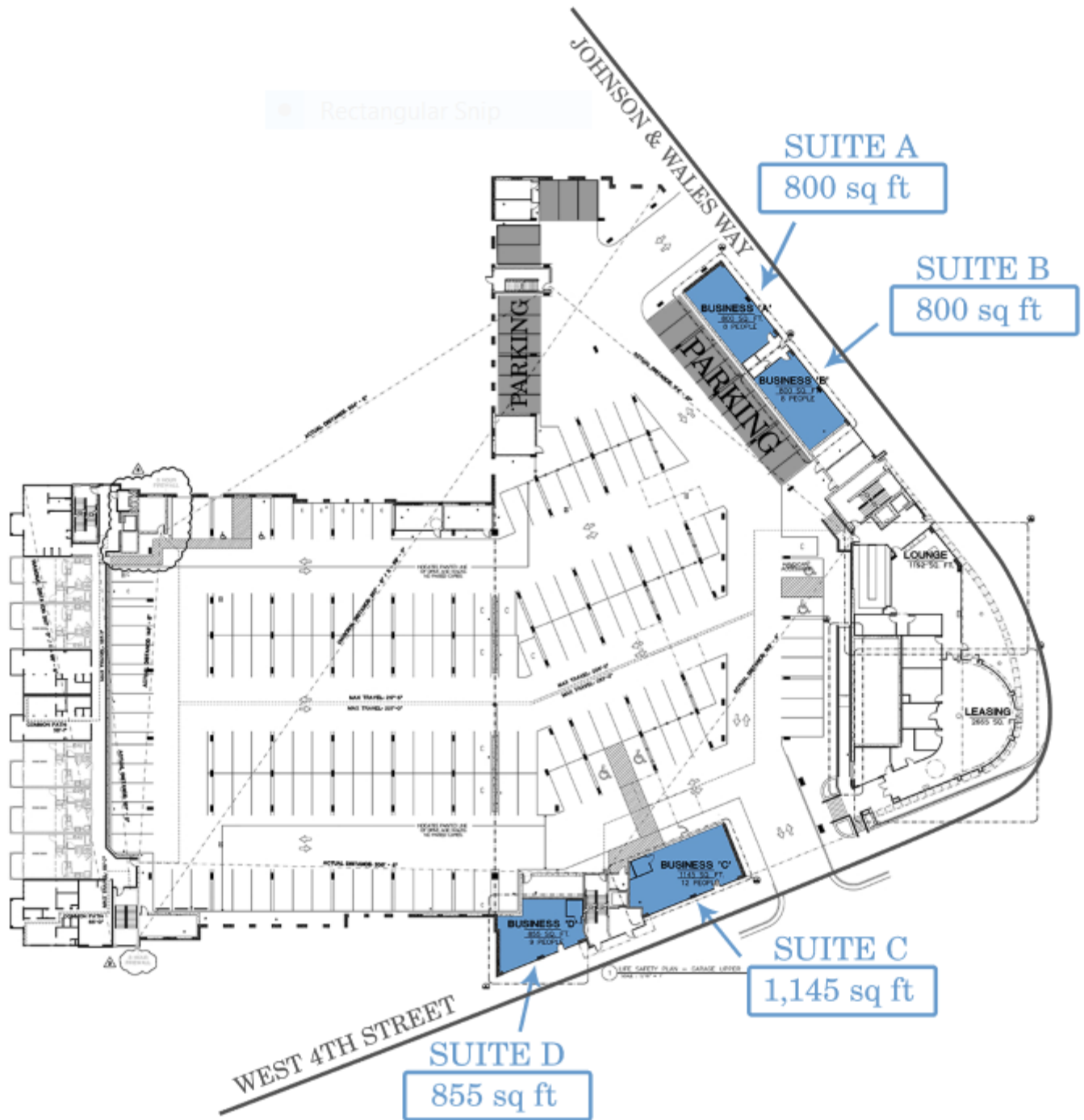
**Michelle L. Buckley**

**704-589-9832**

**[michelle@buckleycommercial.net](mailto:michelle@buckleycommercial.net)**



# SITE PLAN



For More Information Contact:

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# GATEWAY RETAIL TRADE AREA



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