



Available Retail for Lease

Roosevelt Center

2515 W. Roosevelt Boulevard | Monroe, NC 28110

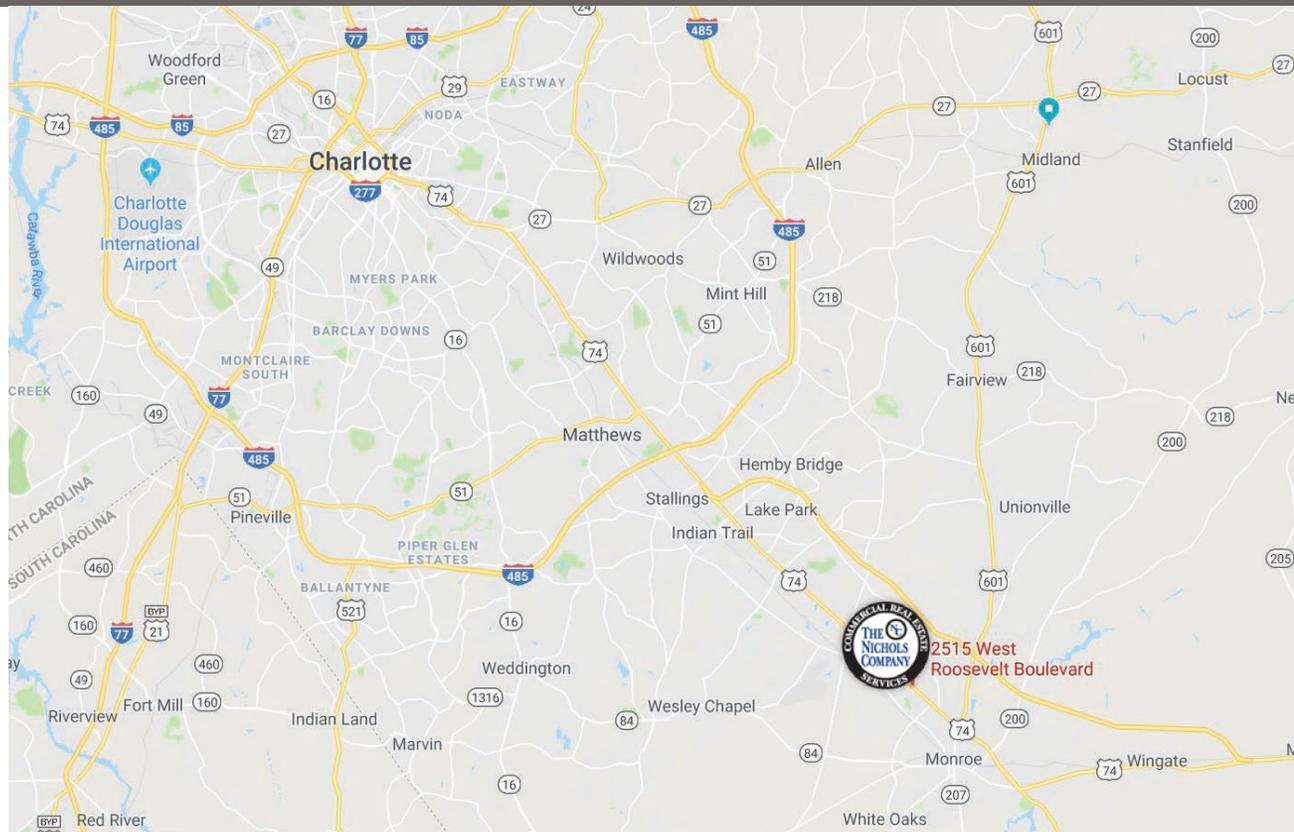
PROPERTY OVERVIEW

ABOUT

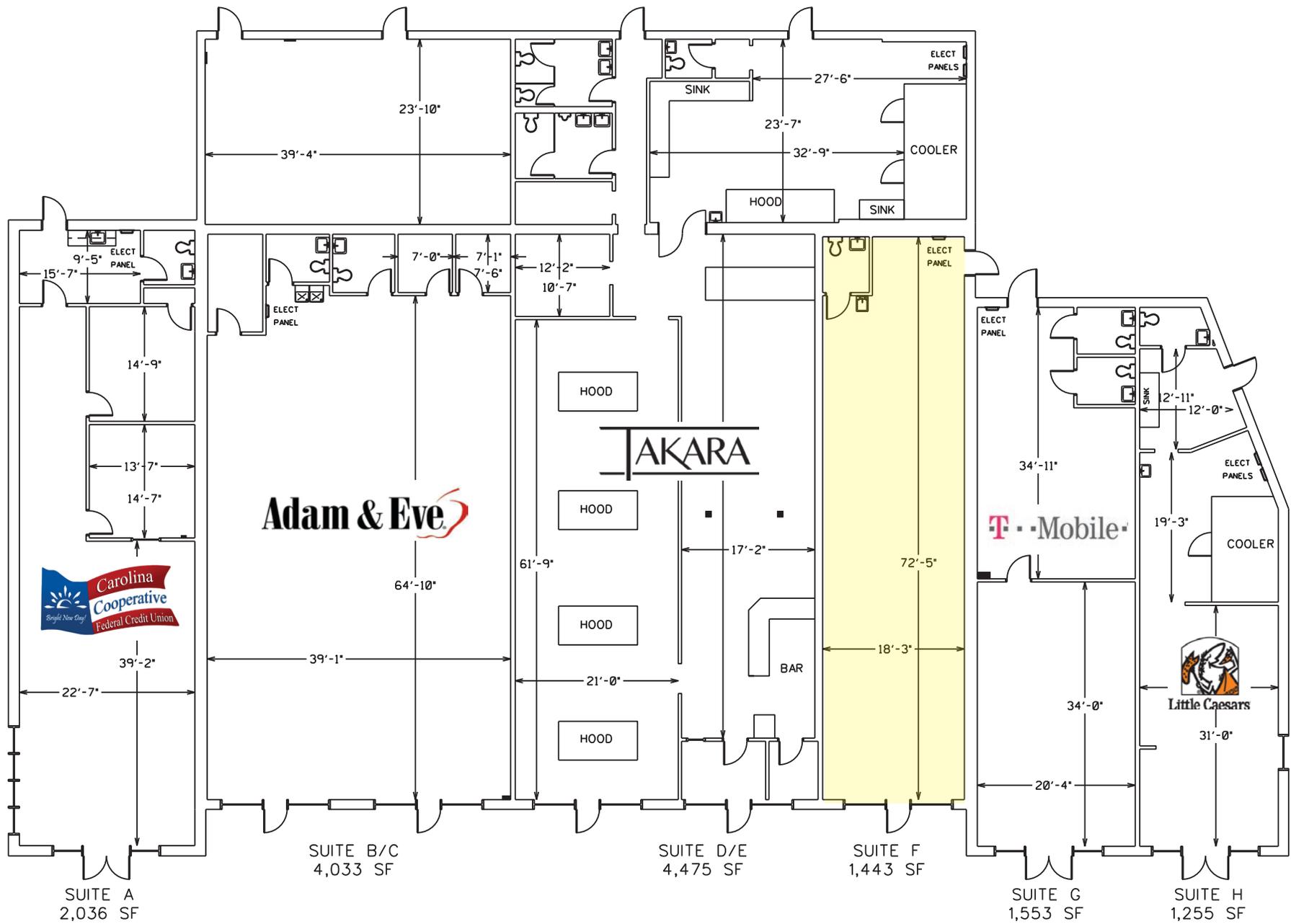
Located in Monroe, this 14,723sf multi-tenant building has 1,443sf of retail space available along W. Roosevelt Blvd (US 74). The building is near numerous national retailers and restaurants.

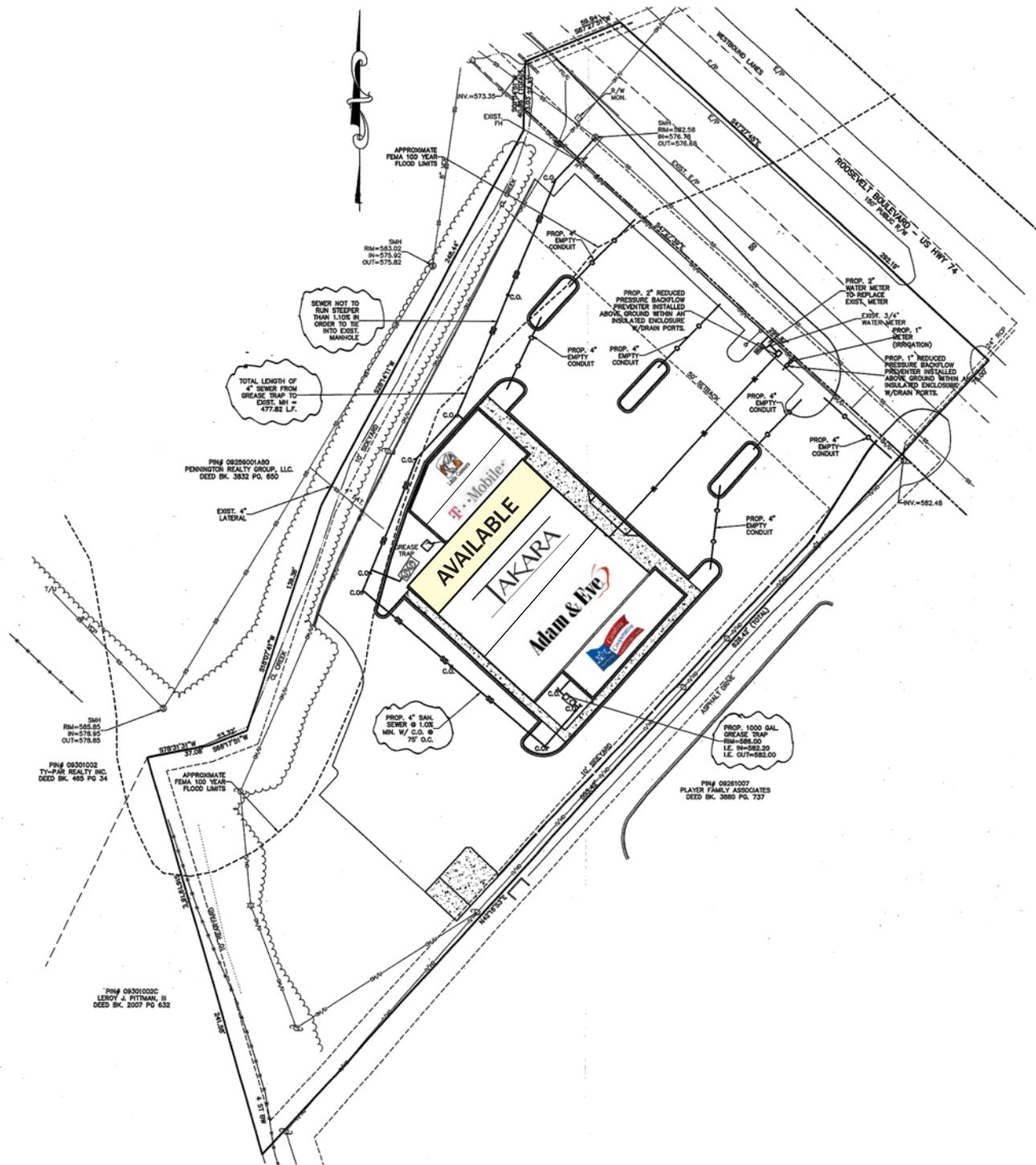
PROPERTY DETAILS

- 1,443sf Available for Lease
- 14,723sf GLA | 3.14 AC
- Zoning: GB (General Business)
- 294 feet of frontage
- Monument Signage available
- Built in 2008
- \$22/sf NNN



Demographics	1 Mile	3 Miles	5 Miles
Total Population	3,216	23,658	56,718
Average HH Income	\$54,670	\$61,072	\$65,885
Daytime Employees	5,154	16,683	30,084
Traffic Counts: W. Roosevelt Blvd. (US 74) 50,000 VPD			





MARKET OVERVIEW



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