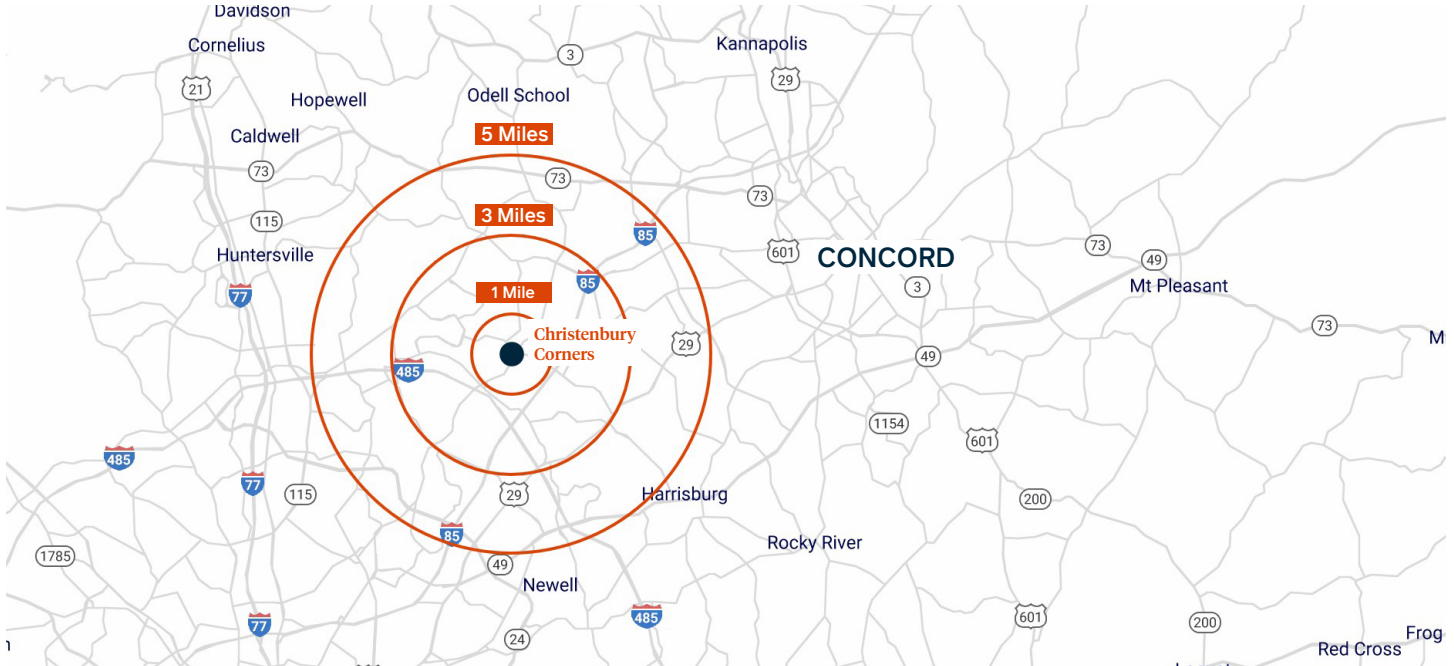




Christenbury Corners



CHRISTENBURY PARKWAY & DERITA ROAD

Area Highlights

- Christenbury Corners is a 129,319 SF shopping center anchored by popular brands Kohl's, Earth Fare, and Pet Supplies Plus.
- Demographics are impressive in this market with over 52,000 people living within a 3-mile radius with average HHI over \$129,523.
- The center is 5 minutes from Concord Regional Airport, and 20 minutes from CLT Charlotte-Douglas International Airport, the 6th busiest airport in North America.
- Concord is home to several large employers, including Carolinas Healthcare System, Cabarrus County Schools, Shoe Show, Inc., Sysco Foods, and also home to the international headquarters for ACN Inc.
- Some of North Carolina's top tourist destinations are located in Concord, including NASCAR's Charlotte Motor Speedway and Concord Mills, a nearly 1.4 million square foot enclosed shopping mall.

2025 EST.

Demographics

	1 mile	3 miles	5 miles
Population	8,009	52,847	150,990
Employee Population	4,160	17,342	43,214
Average Household Income	\$99,403	\$129,189	\$112,755
Median Household Income	\$98,045	\$111,994	\$92,843

LEASING CONTACTS

Our Team

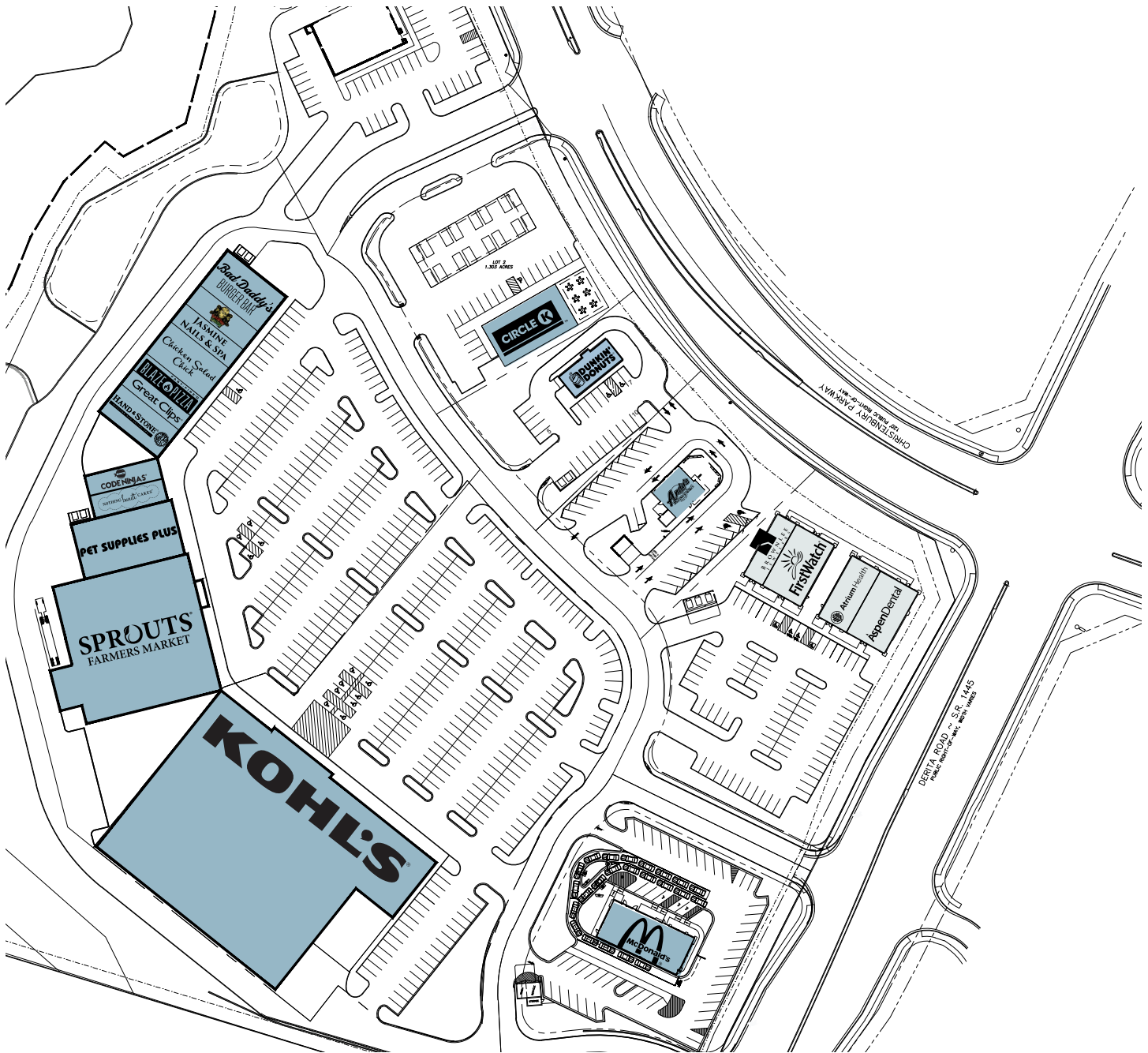


Ryan Menard

VP, COMMERCIAL DEVELOPMENT
 rmenard@thompsonthrift.com

Direct / 317-853-5422 Mobile / 317-418-9687

Christenbury Corners



KEY

- ▲ Available
- ▲ Neg. LOI
- ▲ Neg. Lease / PSA
- ▲ Signed
- ▲ Sold

Ryan Menard

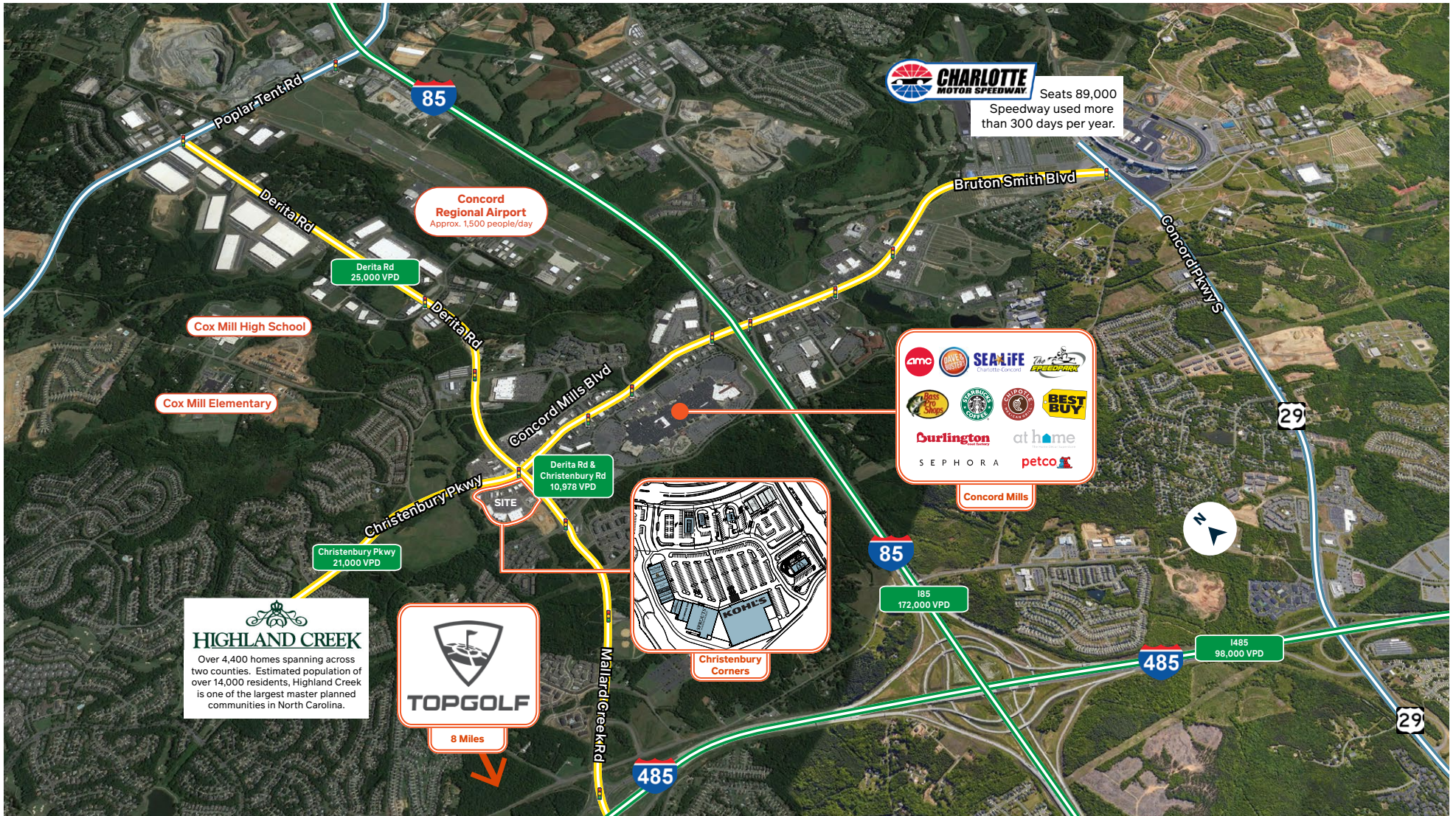
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111 Monument Circle, Suite 1600, Indianapolis, IN 46204
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