

FOR LEASE > RETAIL

Eastgate Shopping Center

1063 YADKINVILLE ROAD, MOCKSVILLE, NC 27028



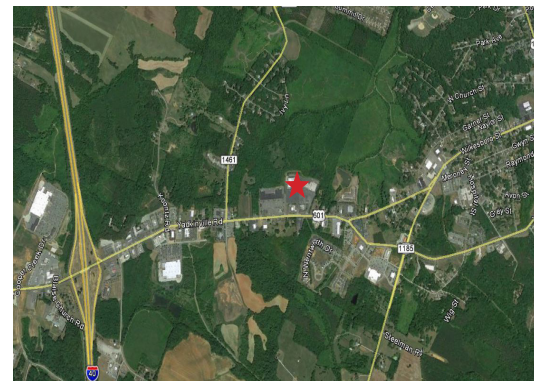
1063 Yadkinville Road >

±109,118 square feet shopping center located in Mocksville, North Carolina with four vacant suites. Situated on ±16.88 acres, with close proximity to downtown Mocksville. Great retail exposure to Highway 601 with 16,000 vehicles per day.

Street	Traffic Count
I-40	30,000
Yadkinville Road	16,000
Salisbury Road	18,000

Building Amenities >

- > ±109,118 SF Shopping Center
- > ±16.88 Acres
- > 4 Suites Available
- > Constructed in 1988
- > Suite 1C: ±7,532 SF
- > Suite 2C: ±5,445 SF
- > Suites 1C/2C: ±12,977 SF
- > Suite 6: ±2,800 SF
- > Suite 11A: ±7,584 SF
- > Call for Lease Rate

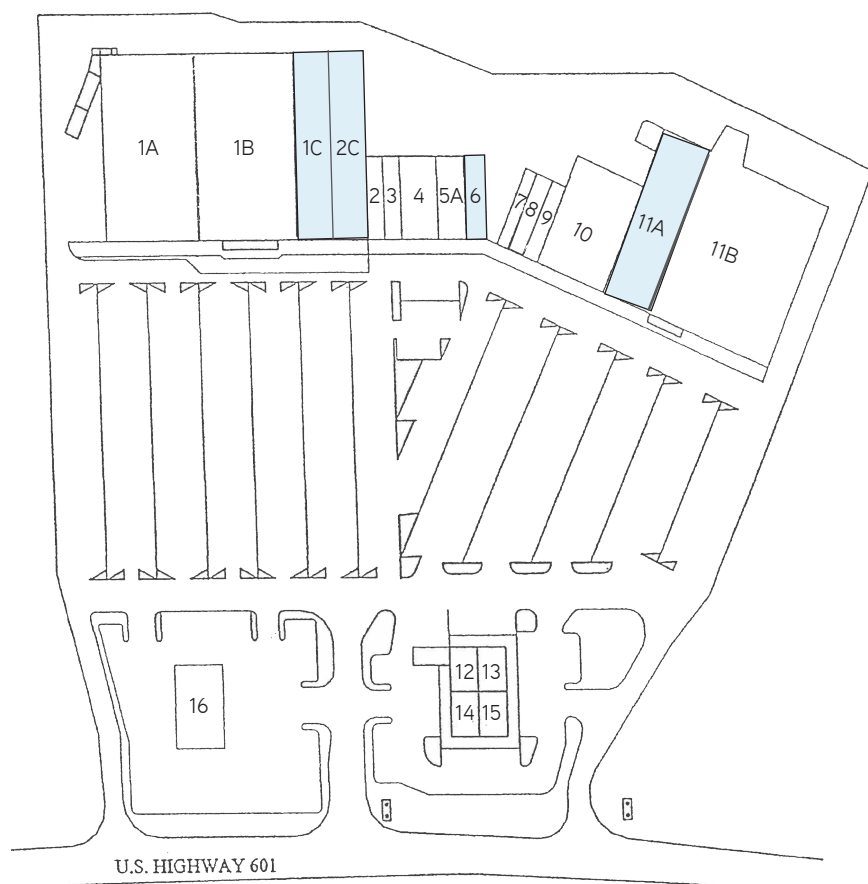


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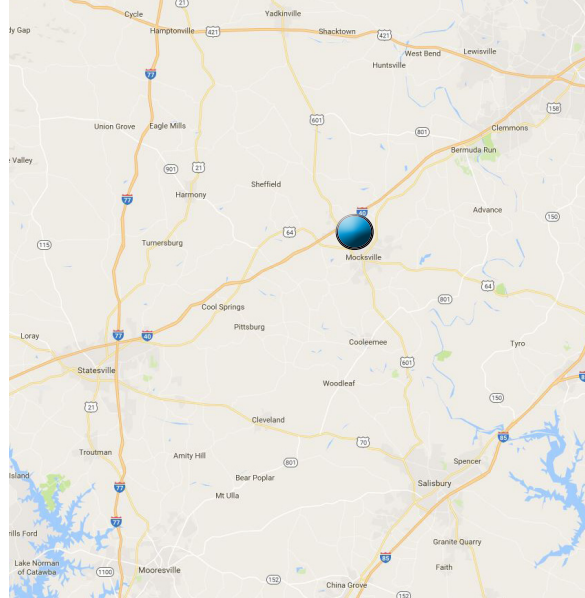
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Eastgate Shopping Center >



Suite #	Tenant	Square Footage
1A	Furniture Mattress	16,284
1B	Peebles	18,400
1C	Vacant*	7,532
2C	Vacant*	5,445
2	Bizarr Arcade	1,600
3	Glamours Nails	1,200
4 & 5A	Fastenal	4,400
6	Vacant*	2,800
7	Unique Hair	1,200
8	Internet Cafe	1,200
9	Davie Jewelers	1,600
10	Piece of Mind Consignment	8,470
11A	Vacant*	7,584
11B	Tractor Supply Company	22,616
12	NC License Plate Agency	1,350
13	The China Grill	1,350
14	Domingos Mexican & Seafood	1,350
15	Boost Mobile	1,350



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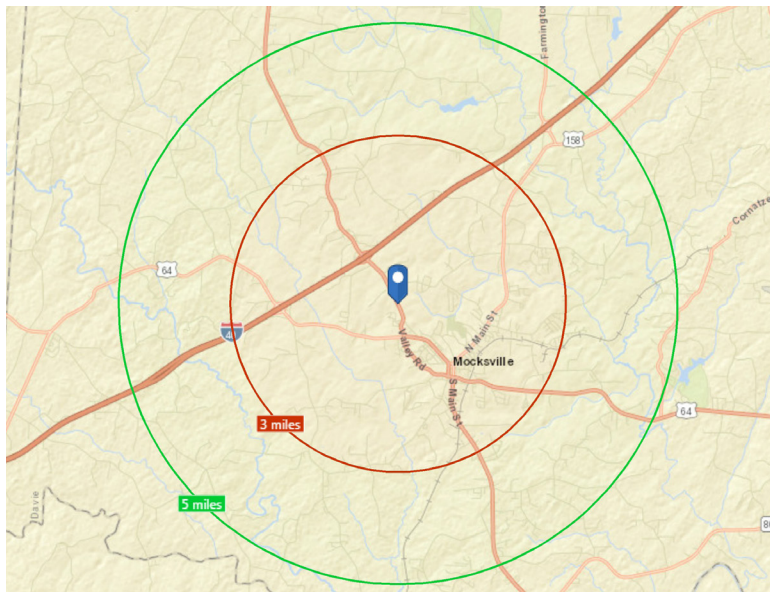
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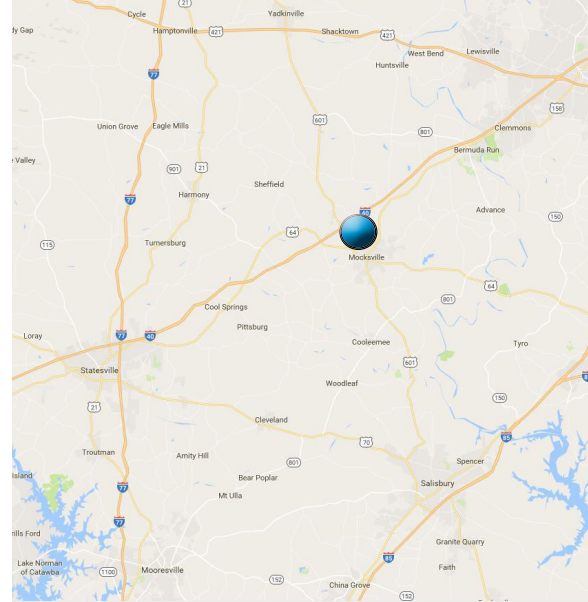
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Eastgate Shopping Center >



Demographics	3 Mile Radius	5 Mile Radius
Population	7,688	13,598
Avg. HH Income	\$53,765	\$53,728
Employees	7,882	9,392
Businesses	670	816



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