

# University Place

8709 JW Clay Boulevard, Charlotte, NC 28262  
Mecklenburg County

**TRICOR**



## HIGHLIGHTS

For Lease  
County: Mecklenburg  
Type: Retail  
Total SF: 40,977  
Market: Charlotte, NC

## CONTACT

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## RETAILERS INCLUDE



Up to 45,945 SF retail space available in The Shoppes at University Place

- Superbly located in the densely populated University trade area of Charlotte with great sight line visibility from WT Harris Blvd. Highly desirable location, numerous national tenants surrounding the parcel. Across the street from the new state of the art \$39.6M Charlotte Mecklenburg University Library. Fantastic light rail access connecting UNCC to this high traffic intersection.
- On the signalized intersection at JW Clay Blvd. with quick access to WT Harris Blvd and Interstate 85.
- Surrounded by a 33 acre redevelopment that includes over 50,000 SF of office, 50,000 SF of retail, 600+ residential units.

## DEMOGRAPHICS

	1-MILE	3-MILE	5-MILE
Population	5,215	92,168	201,768
Households	2,498	35,555	76,903
Average Household Income (\$)	67,749	71,484	72,636



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A	Conn's	45,945 SF	B	Hope Beauty Supply	40,977 SF
A-01/04	Centerwell Primary Care	8,000 SF	C	Fitness Connection	60,419 SF