

# Mallard Creek

11524 N Tryon Street, Charlotte, NC 28262  
Mecklenburg County

**TRICOR**



## HIGHLIGHTS

For Lease  
County: Mecklenburg  
Type: Retail  
Total SF: 66,112  
Market: Charlotte, NC

## CONTACT

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- Anchored by Wal Mart Neighborhood Market on a heavily traveled N. Tryon Street with over 28,000 vehicles per day passing our center.
- Two miles south of Charlotte Motor Speedway
- Surrounded by four Multi-Family Apartment complexes.
- Two miles north of UNC Charlotte with 24,000 students.
- Same immediate area as PNC Music Pavillion

## RETAILERS INCLUDE

Sushi Queen    Alpha & Omega Pizza    Bignon's Hair Braiding  
Mike & Nick Bar    Nail Salon    **SUPERCUTS**

## DEMOGRAPHICS

	1-MILE	3-MILE	5-MILE
Population	8,721	64,123	173,407
Households	3,256	23,472	65,146
Average Household Income (\$)	74,735	69,446	81,490

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7-11 7 ELEVEN		105 Sushi Queen	4,000 SF
101 Supercuts	1,400 SF	106 Bignon's	2,000 SF
102 boost mobile	1,400 SF	107 Nick & Mike	1,600 SF
103 Tobacco Store	1,400 SF	108 Nail Salon	1,600 SF
104 Babies N Beyond Academy	4,000 SF	109 Alpha & Omega	3,200 SF