



West End Square Shopping Center
1780 W. Webb Avenue, Burlington, NC 27217

For Lease
2,400 +/- SF



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Property Features

- Food Lion anchored shopping center located in Burlington, NC
- Signalized intersection
- Professionally managed
- Long-term tenants
- Excellent leasing rates
- Zoning: GB
- Directions: US 70 E. to Burlington. Left on University Drive. Continue on NC-100 W/NC-87 W. Webb Avenue. Property will be on the right.
- Base Rent: \$10.00 PSF
- TICAM: \$2.12 PSF (Estimate)



Tenant Mix		
1766	Jackson Hewitt	1,500 SF
1768	Tobacco, Vape	1,500 SF
1780	Food Lion	31,864 SF
1788	VACANT	2,400 SF
1790	T Mobile	1,820 SF

The statements and figures herein while not guaranteed are secured from sources believed to be authoritative. This offering is subject to change of price, prior lease or sale and or withdrawal without notice. Prospects should verify all information. Variable commission for Brokers.



Demographic Summary	2 Mile	5 miles	10 miles
2020 Population	24,199	95,110	155,210
2020 Average HH Income	\$63,939	\$62,234	\$66,104