

# NEW ANCHOR DOLLAR TREE

SPACE AVAILABLE 3,015 SF-13,140 SF  
MIDWAY, NC WINSTON-SALEM SUBURB

## LOCATION

HICKORY TREE RD. DIRECTLY OFF EXIT 100 ON  
HWY 52 ( FUTURE I-285) & OLD US HWY 52  
4 MILES SOUTH OF WINSTON SALEM

## TENANTS

|                   |              |
|-------------------|--------------|
| DOLLAR TREE       | CVS PHARMACY |
| BADCOCK FURNITURE | PIZZA HUT    |
| CHINA TWO         | NAIL CESSITY |
| DRY CLEANERS      | SAKURA SUSHI |
| BANK OF AMERICA   | VAPE LOFT    |

## TRAFFIC COUNTS

9,100 VPD HICKORY TREE ROAD  
32,000 VPD HWY 52  
(2015 NCDOT)

## DEMOGRAPHICS

|              | 3 MILE   | 5 MILE   | 10 MILE  |
|--------------|----------|----------|----------|
| POPULATION   | 12,961   | 38,978   | 221,793  |
| AVG. HH INC. | \$68,875 | \$68,377 | \$59,413 |

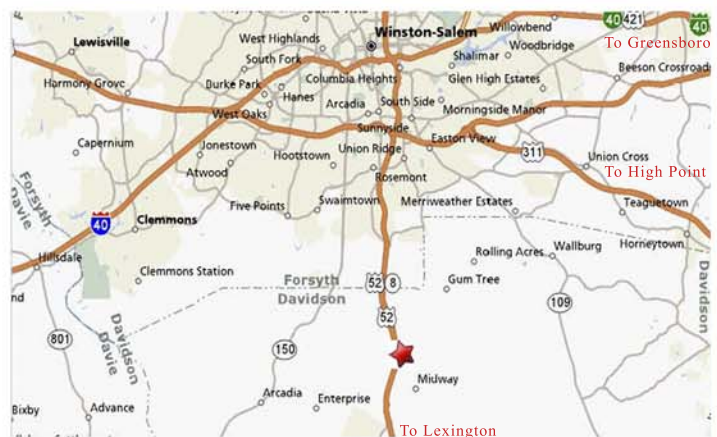
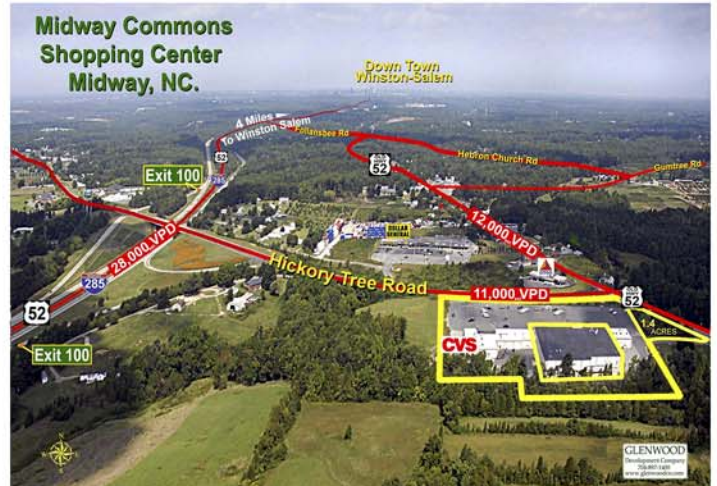
(PITNEY BOWES BUSINESS INSIGHT 2015 EST.)

## POPULATION CHANGE TREND

2000-2010 18.50%  
2000-2015 21.20%

## CONTACT

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