

RETAIL SPACES AVAILABLE

BLAKENEY CROSSING

9839 REA ROAD, CHARLOTTE, NC 28277

PREMIER SOUTH CHARLOTTE DEVELOPMENT



EXCLUSIVE RETAIL LEASING

KATZ & ASSOCIATES

RETAIL REAL ESTATE ADVISORS

SARAH SCHANK, CCIM

DIRECTOR

sarahschank@katzretail.com

O: 704.602.9355

C: 502.689.3385

PROPERTY OVERVIEW

HIGHLIGHTS

- **PRIME LOCATION:** Premier regional lifestyle shopping center in the heart of South Charlotte at the Rea & Ardrey Kell intersection.
- **IMPRESSIVE SIZE:** 542,761 SF GLA- Blakeney Town Center & Crossing
- **STRATEGIC TENANT MIX:** Collaborate with diverse, high-traffic brands. – Target, Harris Teeter, Best Buy, PetSmart, Marshalls, and HomeGoods.
- **CAPTIVATING CONSUMER BASE:** 5,801,472 annual visitors for maximum exposure.
- **VERSATILE EXPERIENCES:** Shopping, dining, services, events – a vibrant lifestyle hub.
- **AFFLUENT COMMUNITY ACCESS:** Proximity to upscale neighborhoods with strong purchasing power.
- **STRONG RECOGNITION:** A well known center throuout the Charlotte area.

DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
POPULATION	12,134	73,254	166,202
HOUSEHOLDS	4,501	26,623	61,478
DAYTIME EMPLOYEES	13,427	69,976	146,941
AVERAGE HH INCOME	\$159,826	\$187,326	\$170,992
MEDIAN HH INCOME	\$133,488	\$140,554	\$130,237

TRAFFIC COUNTS

REA ROAD	31,000 AADT
ARDREY KELL ROAD	18,500 AADT



BLAKENEY CROSSING | EXECUTIVE SUMMARY

BLAKENEY CROSSING | TENANT ROSTER

9815A	JPMorgan Chase Bank	4,000 SF
9815D	Conte's Bike Shop	3,835 SF
9815E	AVAILABLE	1,290 SF
9815H	City Cigar Co.	1,104 SF
9831A	Smoothie King	1,382 SF
9831B	Sports Clips	1,060 SF
9831C	Anthony & Sylvan Pools	2,950 SF
9831E	Winestore	1,324 SF
9831F	Omaha Steaks	1,320 SF
9831G	Pearle Vision	2,084 SF
9941A	Salsarita's	2,403 SF
9941C	Jeff's Bagel Run	1,615 SF
9941D	AT LEASE	2,328 SF
9935B	Aloha Nails	2,328 SF
9935C	Pigtails & Crewcuts	1,204 SF
9935D	The UPS Store	1,045 SF
9935E	Rai Lai	2,643 SF
9839	Best Buy	30,000 SF
9911	Petsmart	20,219 SF



BLAKENEY TOWN CENTER & CROSSING | SITE PLAN



CONTACT AGENT

SARAH SCHANK, CCIM
DIRECTOR
sarahschank@katzretail.com
O: 704.602.9355
C: 502.689.3385



KATZ & ASSOCIATES

RETAIL REAL ESTATE ADVISORS

katzretail.com

The information herein was obtained from third parties and has not been independently verified by Katz & Associates. Any and all interested parties should have their choice of experts inspect the property and verify all information. Katz & Associates makes no warranties or guarantees as to the information given to any prospective buyer or tenant. REV: 07.18.24