

# PRIME RETAIL IN CHARLOTTE, NC **GALLERIA COMMONS**

1605 GALLERIA BLVD, CHARLOTTE, NC 28270

24,000 VPD

Monroe Rd

Galleria Blvd



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# GALLERIA COMMONS

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## PROPERTY HIGHLIGHTS

- Located in Charlotte, NC near Charlotte’s suburb of Matthews, NC. This center has excellent visibility and traffic counts being located along Monroe Rd with close proximity to Sardis Road North and Independence Blvd (US-74)

## LEASING INFORMATION

- 18,555 SF multi-tenant building located at the southeast corner of Monroe Rd & Galleria Blvd
- 2,547 SF Inline space immediately available
- Traffic Counts: 24,000 VPD on Monroe Rd & 21,000 VPD on Sardis Rd N.
- Area retailers include:



## CONTACT

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DEMOGRAPHICS (2021)	1 MILE	3 MILE	5 MILE
POPULATION	5,304	75,270	197,217
AVERAGE HH INCOME	\$95,177	\$105,716	\$116,384
MEDIAN HH INCOME	\$79,000	\$85,088	\$88,836
BUSINESS ESTABLISHMENTS	884	3,620	8,864
DAYTIME EMPLOYMENT	7,196	29,777	66,209





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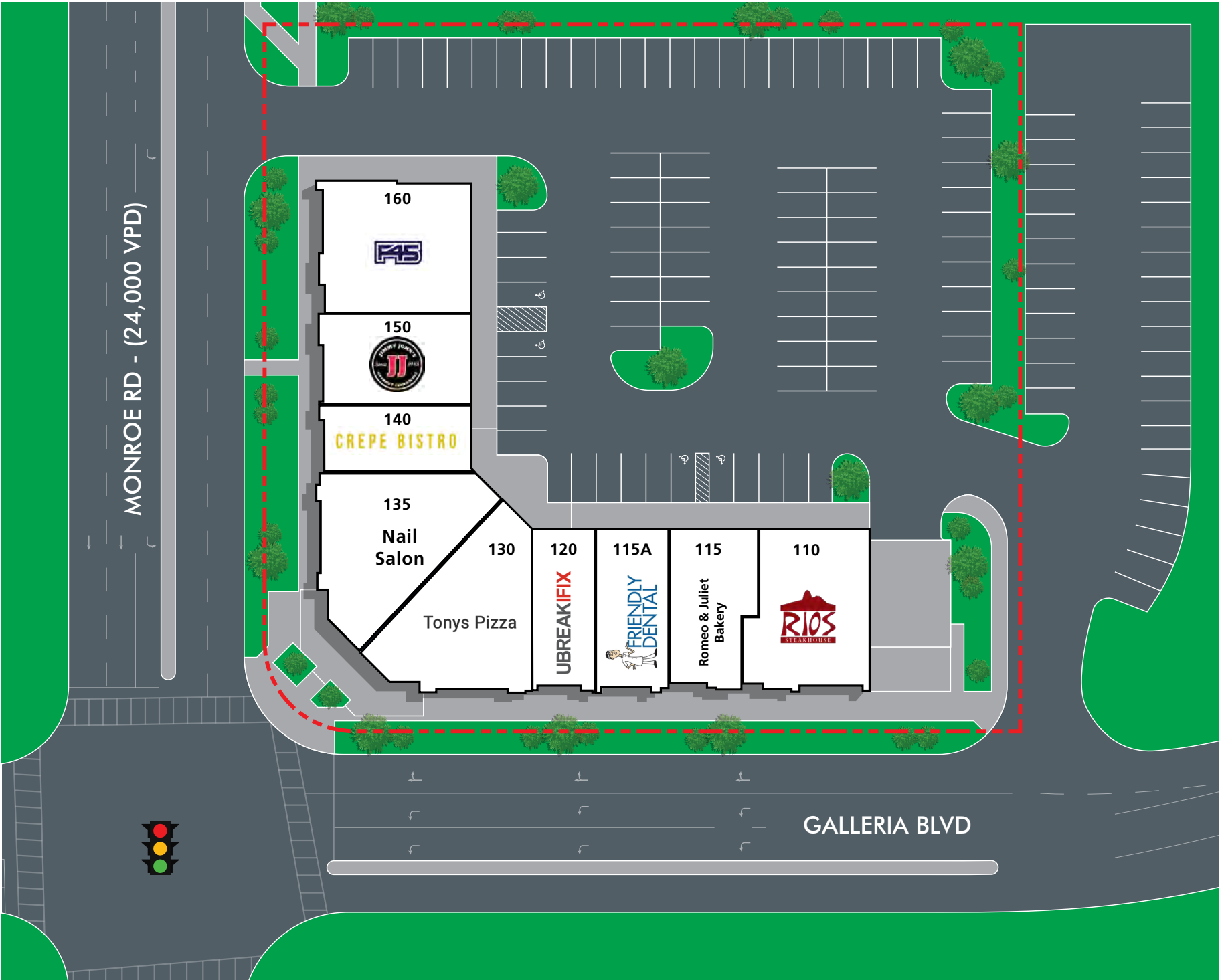


24,000 VPD Monroe Rd

Galleria Blvd

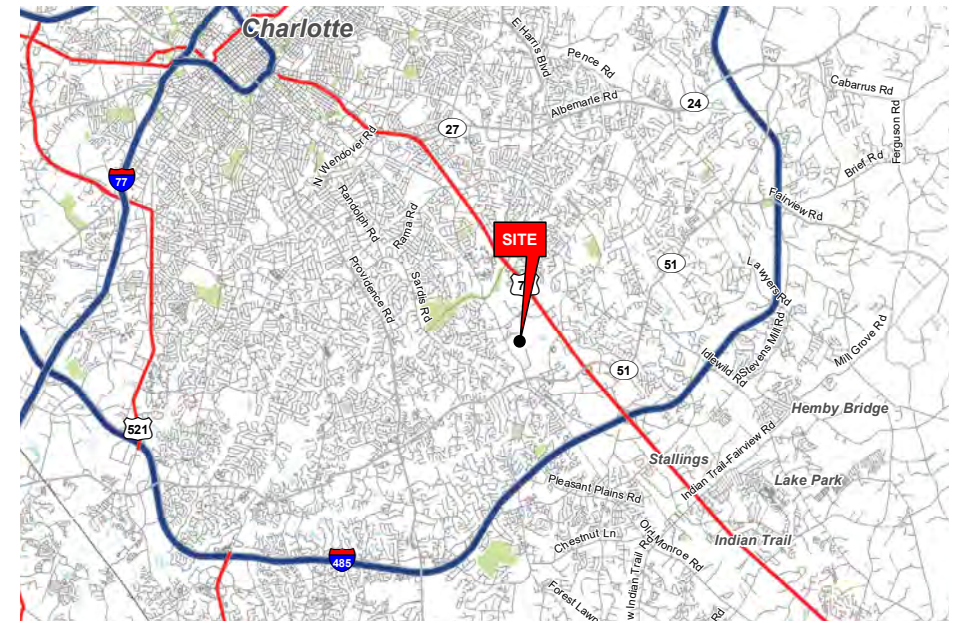






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SUITE	TENANT	SQUARE FEET
100	Rios Brazilian Steakhouse	2,624 SF
115	Romeo & Juliet Bakery	1,617 SF
115A	Friendly Dental Group	1,590 SF
120	uBreakiFix	1,400 SF
130	Tony's Pizza Galleria	2,739 SF
135	Nail Salon	2,547 SF
140	Crepe Bistro	1,375 SF
150	Jimmy Johns	1,380 SF
160	F45	3,283 SF





**Galleria Village  
Apartments**

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Sardis Village  
  


  
Sardis Crossing  


The Galleria  
  
  


Crown Point  
  
  


Windsor Square S/C  
  
JCPenney  
  
DSW  
  
  
Office DEPOT  


Hood Crossing  


Sycamore Commons  
  
  
  
BED BATH & BEYOND  
  
WORLD MARKET  
  
  
Pier 1 Imports  
  
  
OLD NAVY

Matthews Corners  
  
  
  


The Crossing  
  
  


Matthews Festival  
  
  
Stein Mart  


CORPORATE HQ  


**SITE**

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