

# GROCERY ANCHORED OUTPARCELS FOR LEASE OR SALE

COUNTRY CLUB ROAD AT MEADOWLARK DRIVE | WINSTON SALEM, NC 27104



**Outparcel #2**

**Outparcel #1**

**CONTACT**

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300 West Summit Ave | Suite 250 | Charlotte, North Carolina 28203  
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**AVAILABLE**  
FOR SALE OR LEASE





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## LOCATION OVERVIEW

+/- 1.13 ac & 1.34 ac outparcels just off signalized intersection of Country Club Drive and Meadowlark Drive.

For Sale Price: \$449,000

## PROPERTY HIGHLIGHTS

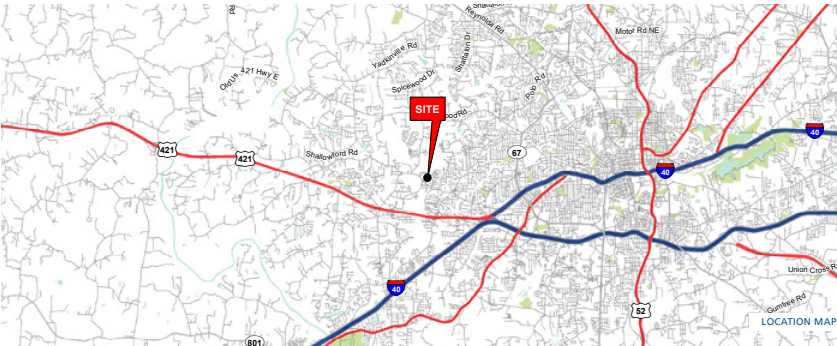
- Located at the Northeast intersection of Meadowlark Dr & Country Club Rd in Winston-Salem at the heart of new & existing residential developments
- Site is located infront of Walmart Neighborhood Market and the 900 acre Brookberry Farms master planned community
- Zoned for drive-thru and Highway-Business (HB-S)
- Major area tenant: Harris Teeter, Walmart Neighborhood Market, Food Lion, CVS, Walgreens, Sheetz
- Traffic Counts: Meadowlark Dr: 14,000 VPD - Country Club Rd: 12,500 AADT

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## DEMOGRAPHICS (2024)

	1 MILE	3 MILE	5 MILE
POPULATION	5,100	46,718	106,684
AVERAGE HH INCOME	\$126,007	\$124,143	\$132,935
DAYTIME EMPLOYMENT	810	10,273	46,144



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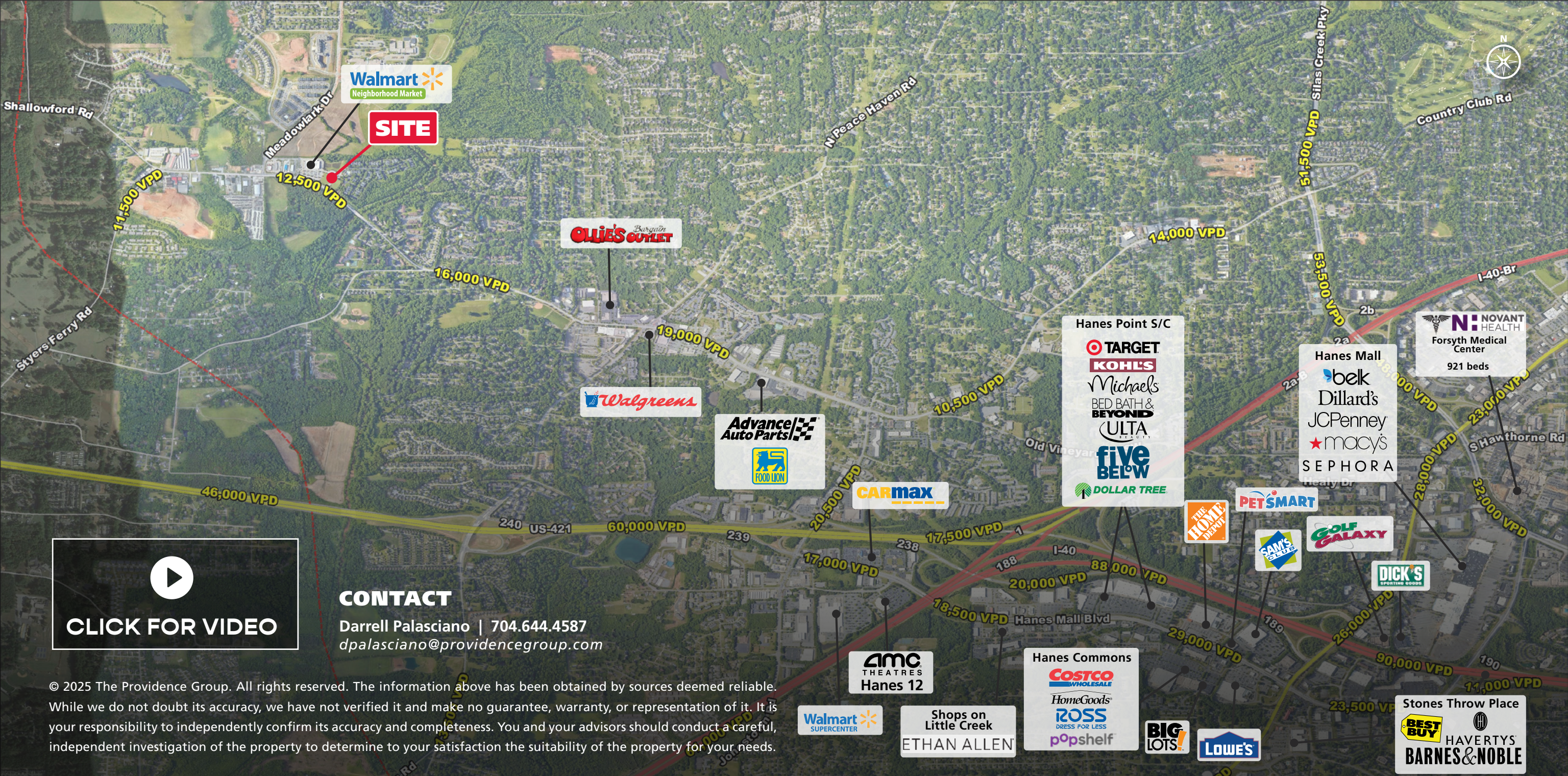


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