

RETAIL OPPORTUNITY AT REFUEL

CAMERON, NC

1,164 SF
FOR
LEASE



EXCLUSIVE LISTING BROKER

BRIAN GRABOWSKI

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1001 WADE AVENUE SUITE 300, RALEIGH, NC 27605

TRADEMARKPROPERTIES.COM | 919-782-5552



TRADEMARK
PROPERTIES

277 NC 24
CAMERON, NC 28326

PROPERTY HIGHLIGHTS

- 1,164 SF
- **Lease Rate: \$11.00 Gross Rent** (Landlord pays taxes, insurance, and maintenance)
- Serves the rural community of Johnsonville as well as commuters heading southbound to Spring Lake, Fayetteville and Fort Bragg- the country's largest military base
- Full access to NC 24 (8,900 AADT) and Hillbrook Drive
- Excellent visibility

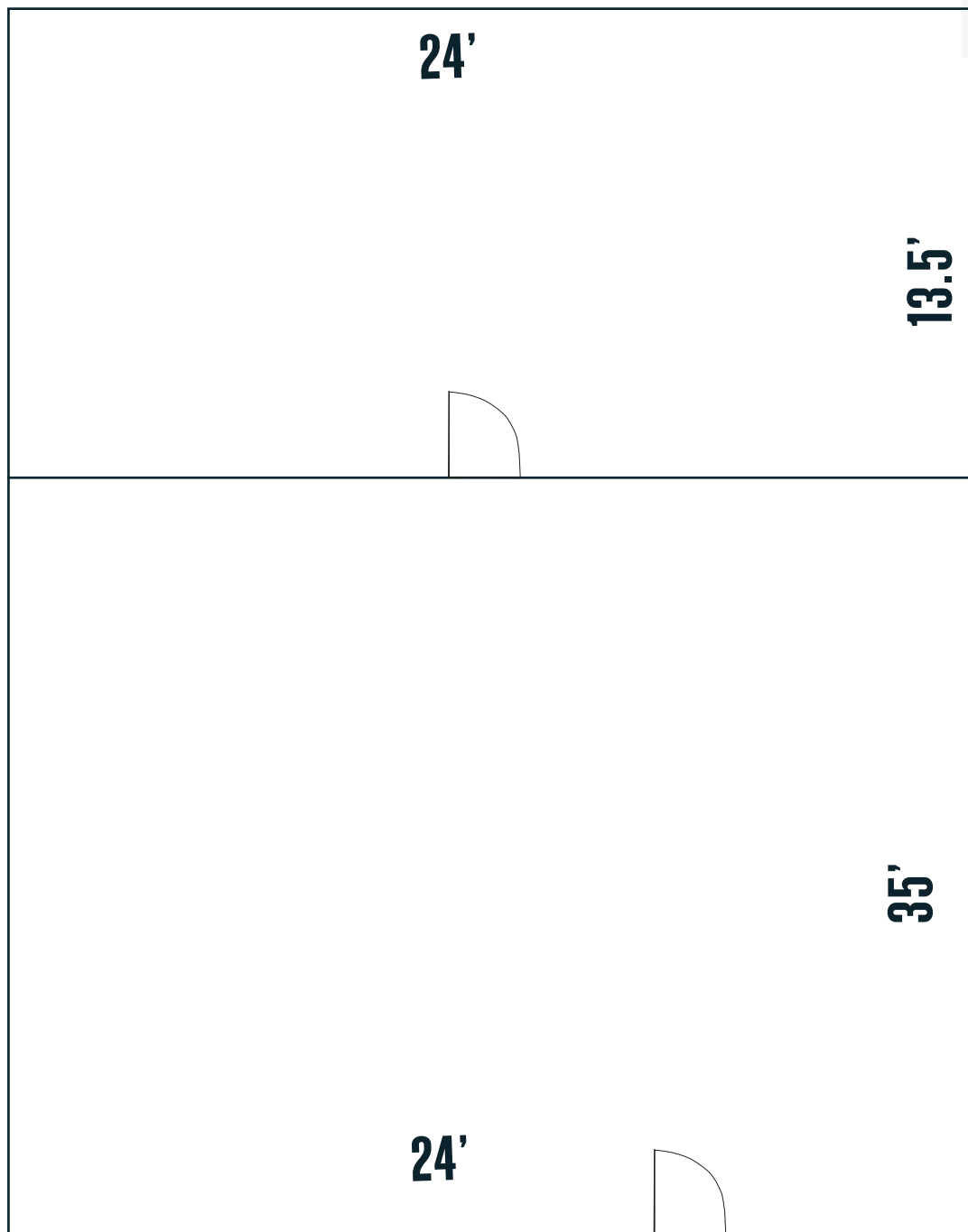


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FLOOR PLAN

Ceiling height: 9.8'



**Square Footage is correct based on available information.
Additional measurements may be warranted to ensure accuracy.*

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LOCATION MAP



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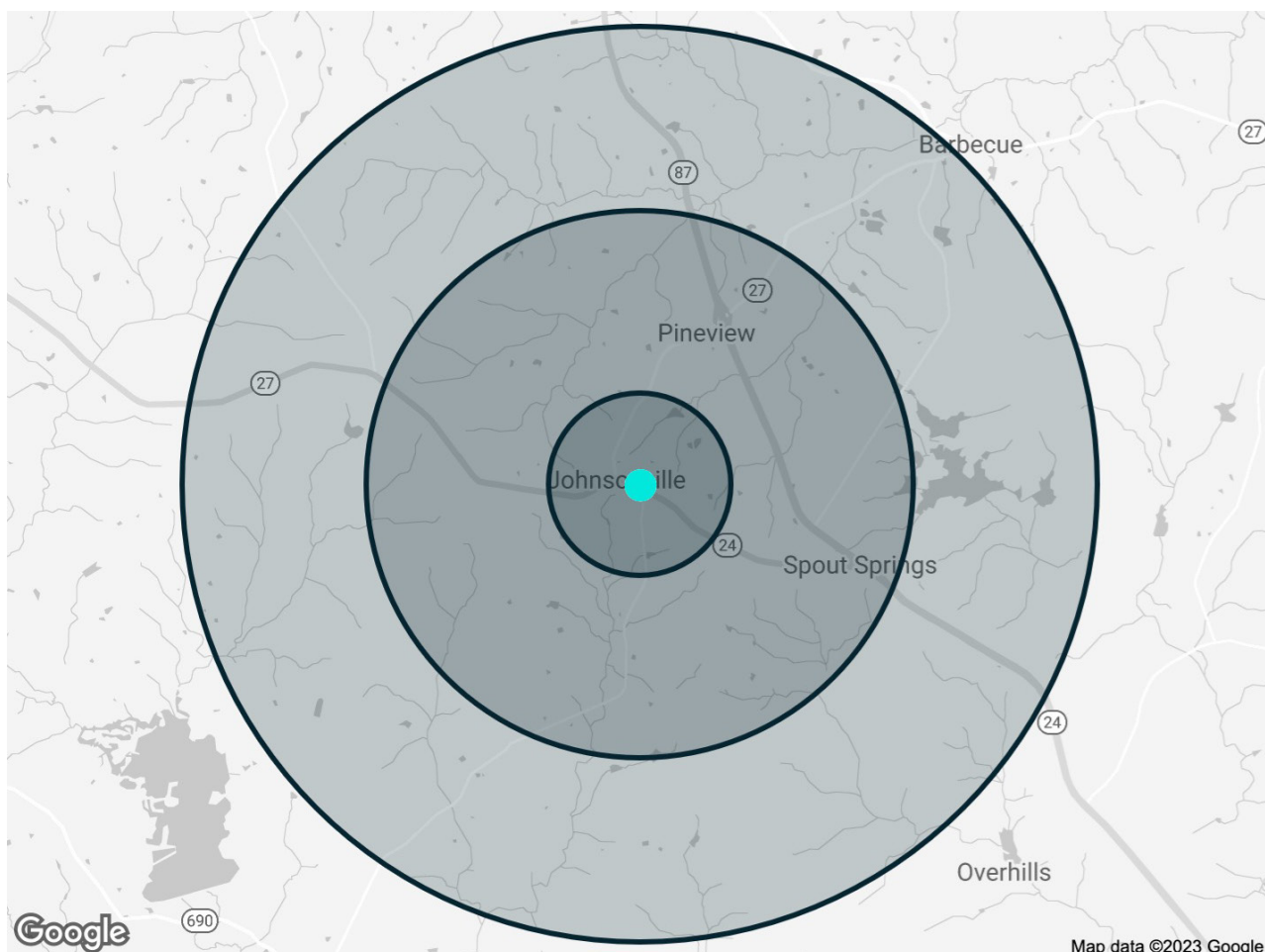
DEMOGRAPHICS

2022 POPULATION

| 1 MILE RADIUS | 3 MILE RADIUS | 5 MILE RADIUS |
|---------------|---------------|---------------|
| 1,393 | 9,364 | 32,649 |

AVG. HOUSEHOLD INCOME

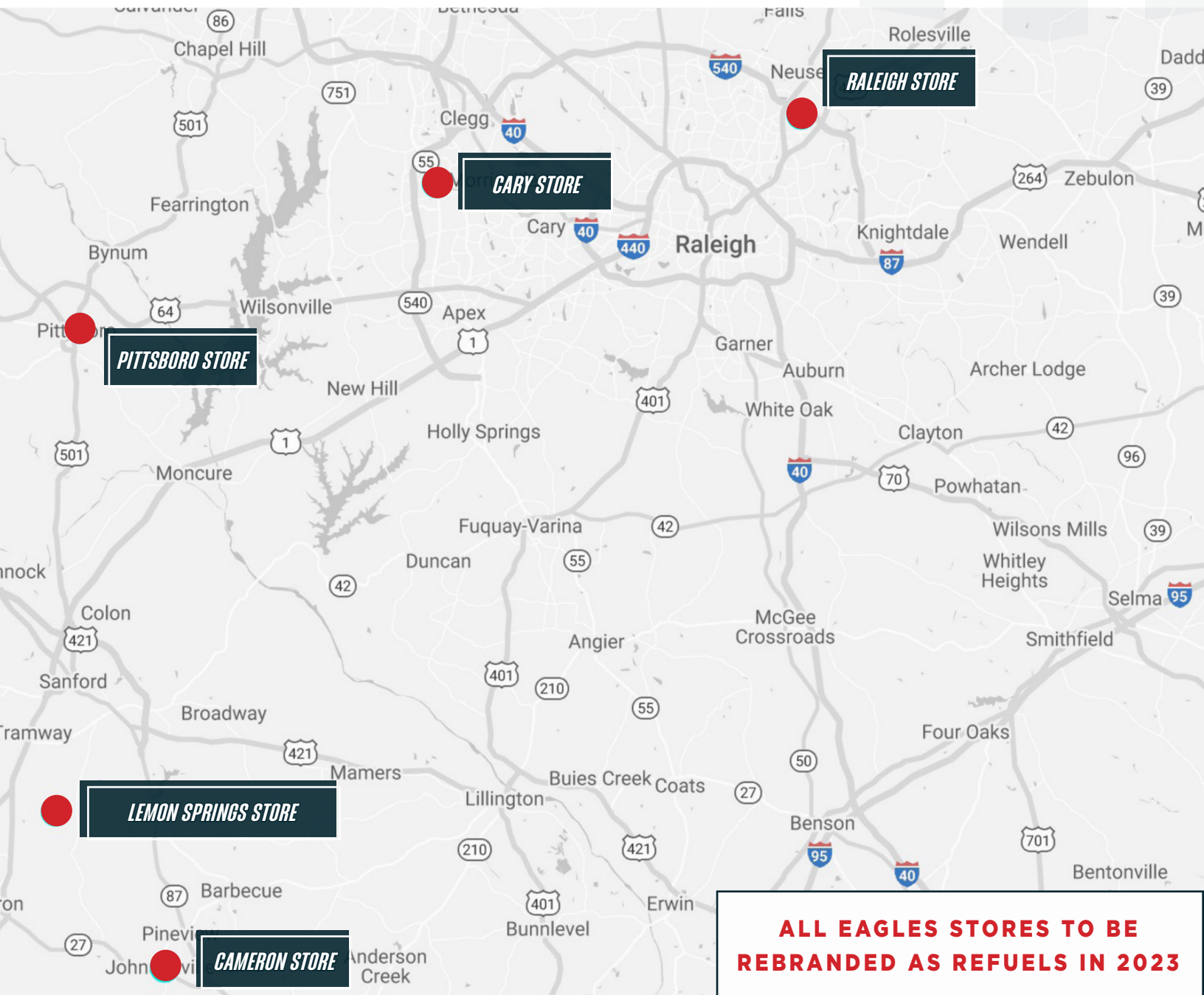
| 1 MILE RADIUS | 3 MILE RADIUS | 5 MILE RADIUS |
|---------------|---------------|---------------|
| \$62,023 | \$69,349 | \$76,298 |



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ADDITIONAL OPPORTUNITIES

Cameron is a part of a five property portfolio with stores throughout central North Carolina.





TRADEMARK
P R O P E R T I E S

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