

# RAEFORD ROAD CENTER

951 – 973 Strickland Bridge Rd  
Fayetteville, NC 28314



FOR LEASING INFORMATION:

PALMER WILLIAMS | [PWILLIAMS@C-SPROP.COM](mailto:PWILLIAMS@C-SPROP.COM) | 910.864.1125  
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## OFFERING SUMMARY

- \$20 - \$22/SF/yr
- \$2.46 TICAM

## PROPERTY OVERVIEW

- Located at the intersection of Raeford Road and Strickland Bridge Road
- 7 Acres adjoining center available for sale, build to suit or ground lease
- Shadow anchored by Walmart Supercenter & Starbucks, Adjacent to Skye Enterprises call center with 700 employees
- Surrounded by dense residential developments
- Center pylon sign located on Raeford Road

## DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Population	7,752	68,679	153,952
Avg HH Income	\$58,653	\$59,877	\$64,806
# of Businesses	159	1,472	4,830
# of Employees	1,451	13,908	58,273
Daytime Population	6,388	58,858	155,624

## TRAFFIC COUNTS

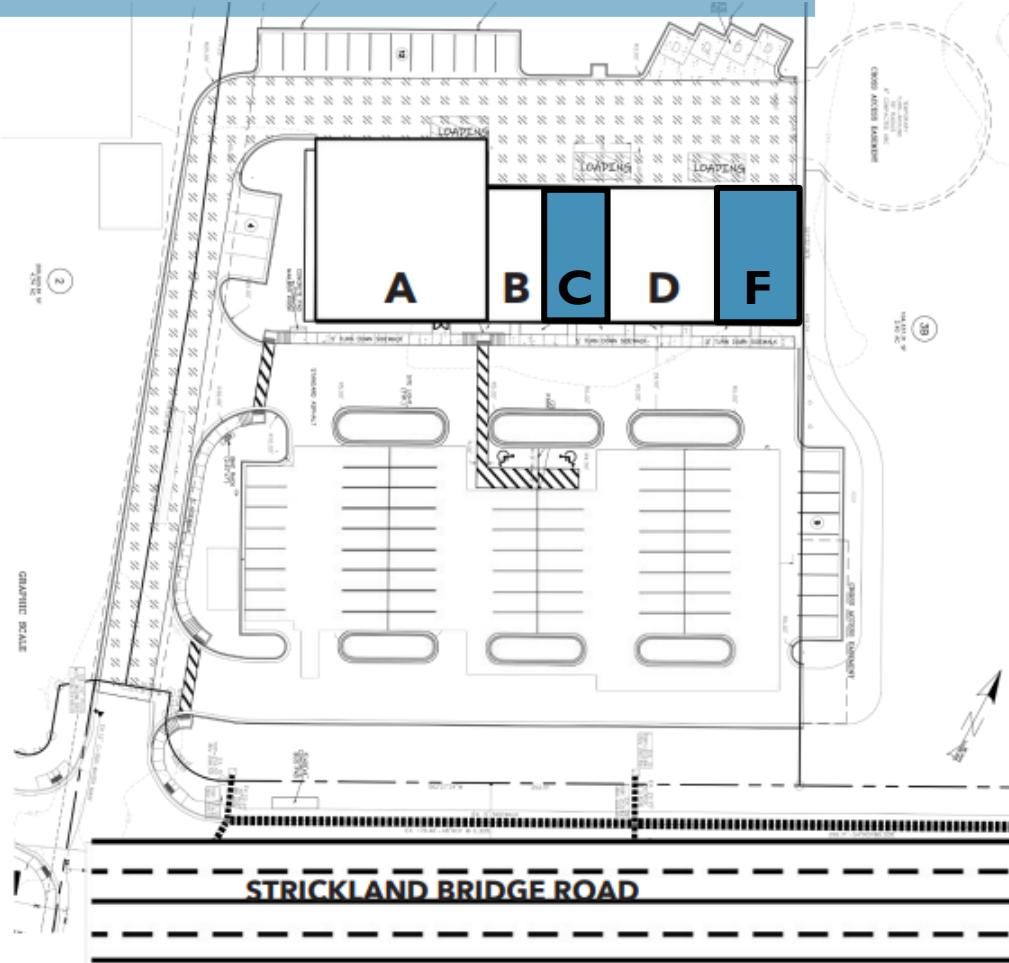
40,000 VPD on Raeford Road

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## RETAIL FOR LEASE – RAEFORD ROAD CENTER



## TENANT ROSTER

SUITE	TENANT	SF
Suite A	Anytime Fitness	6,000 SF
Suite B	Osaka Jr. Japanese Restaurant	1,200 SF
Suite C	AVAILABLE	1,800 SF
Suite D/E	Luxe Nails & Lashes	3,000 SF
Suite F	AVAILABLE	2,164 SF

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OUTPARCELS FOR SALE, BUILD TO SUIT OR GROUND LEASE

SITE

Outparcel 1  
2.09 AC

Outparcel 2  
4.38 AC

Walmart

SYKES



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C&S  
COMMERCIAL  
PROPERTIES





Fort Bragg

Raeford Road Center is part of a 30-acre master-planned business community located along the northern portion of Raeford Road at Strickland Bridge Road in Fayetteville, NC and shadow anchored by a Wal-Mart Neighborhood Market and Sykes Call Center with 700+ employees.



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