

# GALLERIA SHOPPING CENTER

GALLERIA BLVD & SARDIS RD NORTH | CHARLOTTE, NC 28270



## CONTACT

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## PROPERTY INFORMATION

TOTAL GLA:	117,102 SF
AVAILABLE SPACE:	±3,095 - 8,239 SF
LEASE RATE:	Please call
TICAM:	\$5.84 / SF

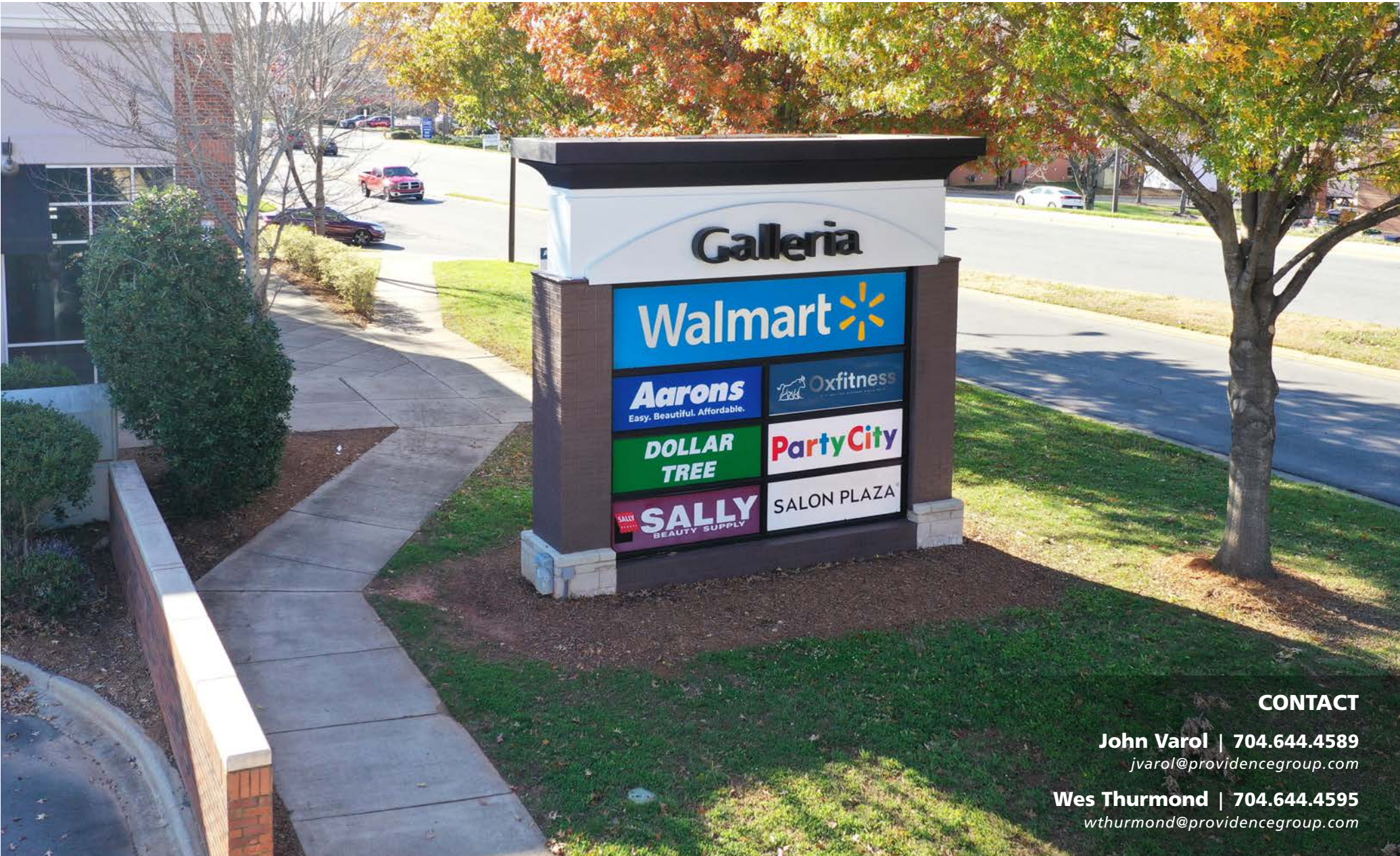
## PROPERTY HIGHLIGHTS

The center is located at the southeast corner of Galleria Boulevard and Sardis Road North, Charlotte, NC. The retailers at this center include Walmart Supercenter, Dollar Tree, Party City, Aarons, Game Stop, T-Mobile & More.

DEMOGRAPHICS (2021)	1 MILE	3 MILE	5 MILE
POPULATION	6,334	76,534	206,058
AVERAGE HH INCOME	\$89,400	\$95,167	\$109,321
MEDIAN HH INCOME	\$71,739	\$76,090	\$83,757
BUSINESS ESTABLISHMENTS	684	3,640	8,473
DAYTIME EMPLOYEES	5,975	33,432	67,146

## TRAFFIC COUNTS 2020 (NCDOT)

24,500 VPD on Monroe Rd  
21,000 VPD on Sardis Rd North



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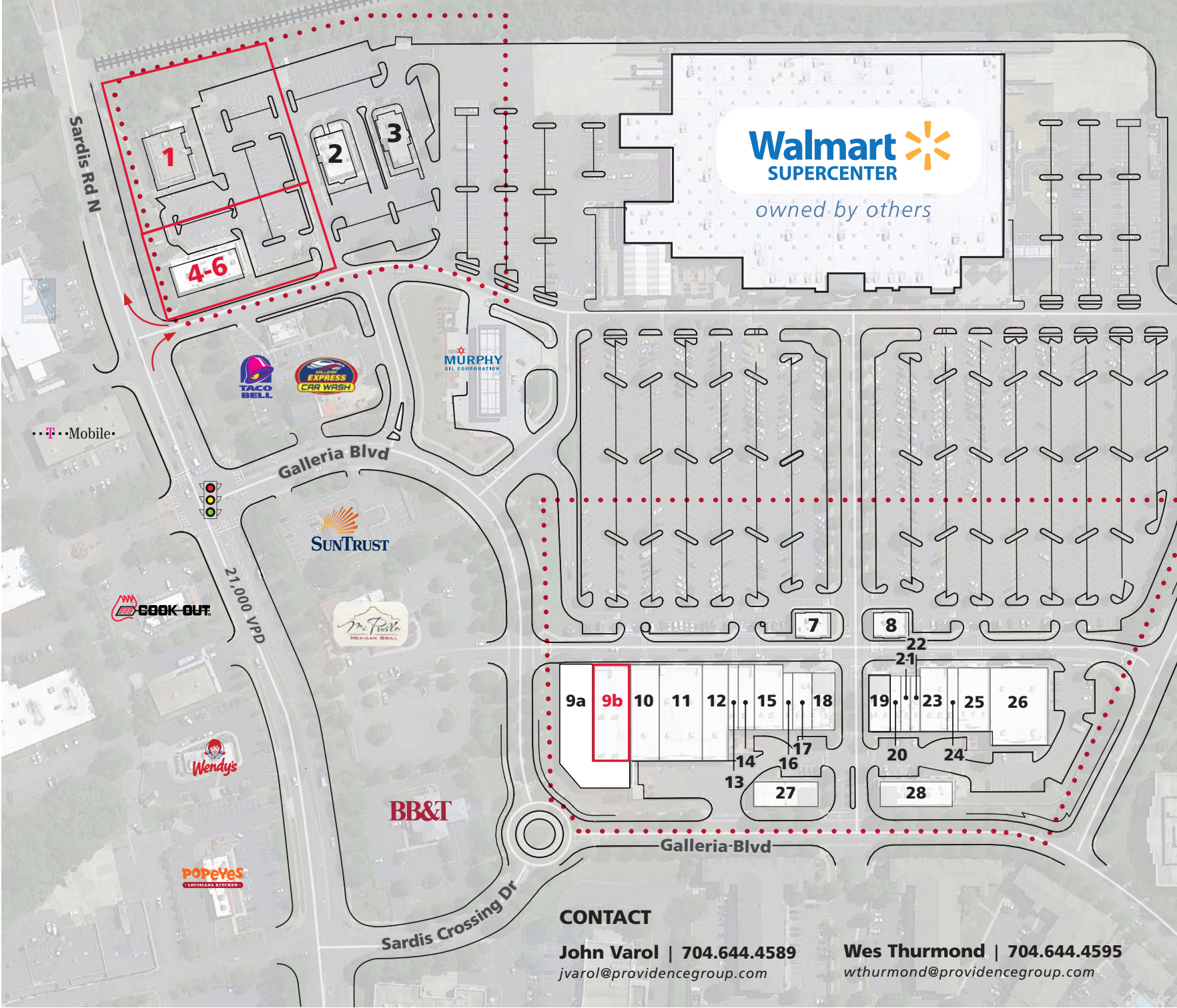
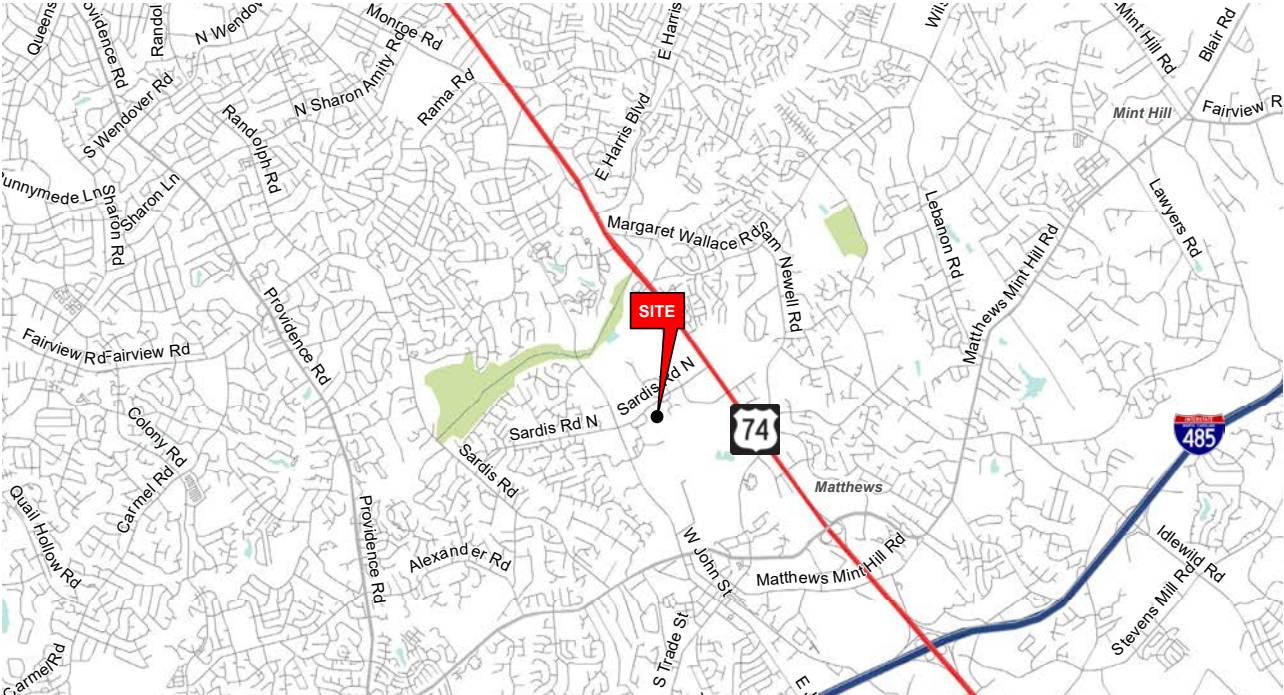
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Suite	Tenant	Square Feet	Suite	Tenant	Square Feet
1	AVAILABLE <small>Former Restaurant</small>	5,641 SF	15	Dover Saddlery	4,500 SF
2	Steak & Shake	3,828 SF	16	H&R Block	1,320 SF
3	Zaxby's	3,572 SF	17	US Army / Navy Recruiting	2,640 SF
4	AVAILABLE	5,450 SF	18	Shiki	3,168 SF
5			19	Ox Fitness	3,095 SF
6			20	Subway	1,500 SF
7	T-Mobile	2,320 SF	21	Upper Cuts Barbershop	1,320 SF
8	Gamestop	2,320 SF	22	Charlotte Hemp & Tea	1,377 SF
9a	Aaron Rents	12,500 SF	23	Paola Alban Realtors	4,000 SF
9b	AVAILABLE	8,239 SF	24	Sky Nails	1,800 SF
10	WellCare	6,750 SF	25	Gleiberman's Gourmet	5,200 SF
11	Dollar Tree	10,000 SF	26	Party City	11,500 SF
12	Shoe Dept	6,200 SF	27	Diana Deli	4,205 SF
13	Sally Beauty	1,500 SF	28	My Salon Suites	5,111 SF
14	Wild Birds	2,500 SF			







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EXCELLENCE IN RETAIL REAL ESTATE

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**XTEAM**  
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