

Major Tenant Space Available to 48,000 SF - (Will Subdivide)
US Hwy 64/49/Dixie Drive at NC 42 - Opposite Randolph Mall
Join Aldi, Furniture Market Warehouse, Harbor Freight Tools
Asheboro (Randolph County), North Carolina



Market: Asheboro is the county seat and retail hub of Randolph County. Part of the Triad MSA with over 1.5 million people.

Co-Tenancy: Harbor Freight Tools (16,300 SF), Aldi Foods (15,150 SF Freestanding), Furniture Market Warehouse (20,700 SF)

Outparcels: Mattress Warehouse; AT&T Mobile, Hugo's Express Wash

Space Available: **47,500 SF** GLA: Total of +/- 84,600 SF

Area Retail: Randolph Mall: Belk, Ross, Ulta, Dunham's Sports, Books-A-Million, Cinemark Theaters, Staples; Walmart Supercenter, Dollar Tree, Chick-fil-A, Lowes Home Center, Chili's, IHOP, Tractor Supply, Hobby Lobby, Burkes Outlet, PetSmart, Verizon, others.

Demographic Profile: (SUSA 2020)	5 Mile	7 Mile	10 Mile
Population:	40,580	54,303	75,218
Avg HH Income:	\$61,944	\$64,634	\$64,715
Emp/Daytime Pop:	40,020	48,969	61,944

Traffic Counts: (NCDOT 2019)	US Hwy 64/Dixie Drive:	54,000 VPD
	NC Hwy 42:	23,000 VPD

Lease Rate: Priced on a Case-by-Case Basis

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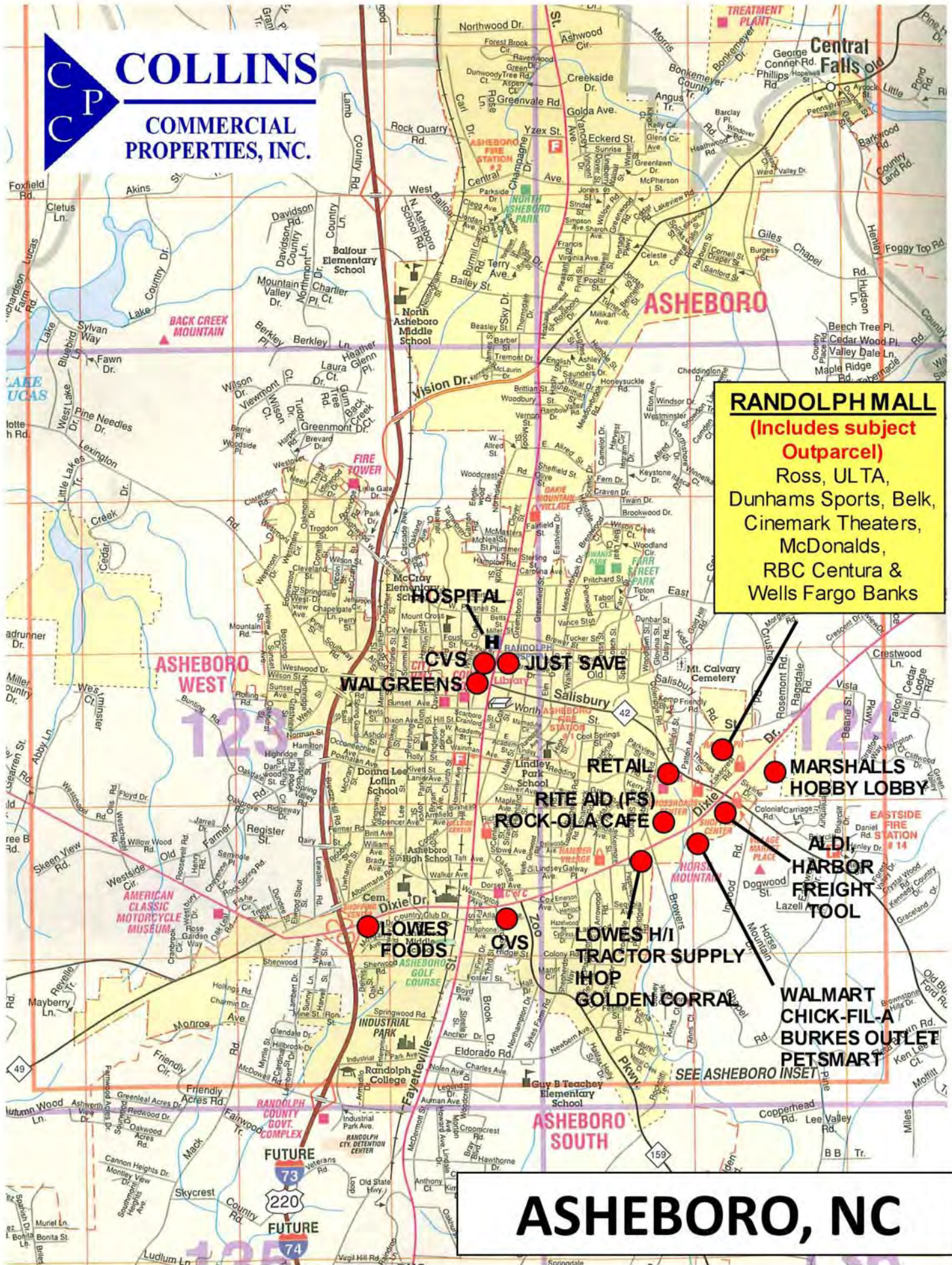


COLLINS
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COLLINS COMMERCIAL PROPERTIES, INC.



RANDOLPH MALL
(Includes subject Outparcel)
Ross, ULTA,
Dunhams Sports, Belk,
Cinemark Theaters,
McDonalds,
RBC Centura &
Wells Fargo Banks

HOSPITAL
CVS
WALGREENS

JUST SAVE
LIBRARY

RETAIL
RITE AID (FS)
ROCK-OLA CAFE

MARSHALLS
HOBBY LOBBY

ALDI
HARBOR FREIGHT
TOOL

LOWES FOODS
CVS

LOWES H/I
TRACTOR SUPPLY

IHOP
GOLDEN CORRAL

WALMART
CHICK-FIL-A
BURKES OUTLET
PETSMART

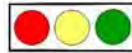
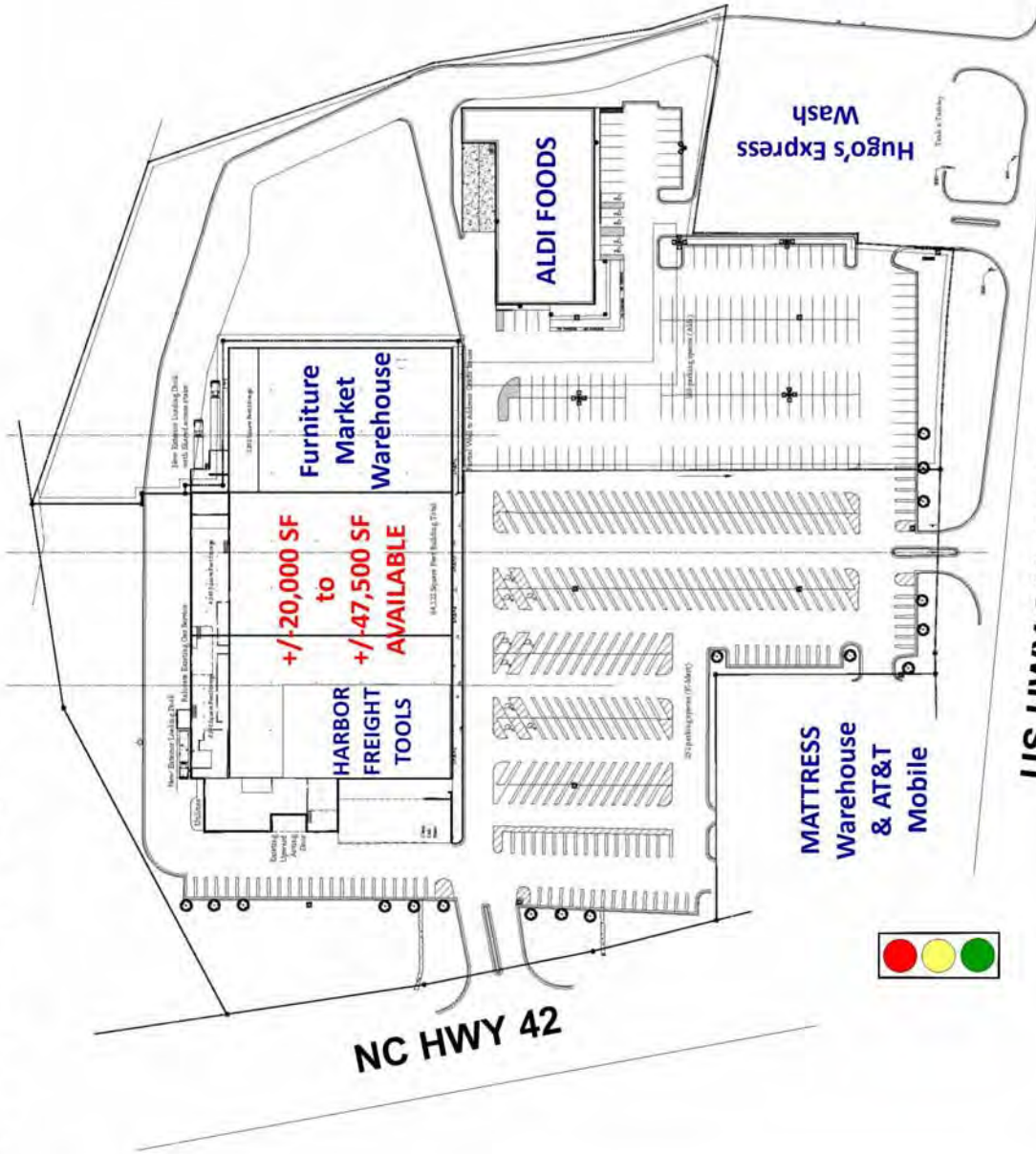
ASHEBORO, NC

1.35 Ac Outparcel Available: Asheboro, NC
Outparcel to Randolph Mall

RANDOLPH MALL
Ross, ULTA,
Dunhams Sports, Belk,
McDonalds,
Cinemark Theaters,
RBC Centura &
Wells Fargo Banks



ASHEBORO, NC



City of Asheboro Parking Requirements City of Asheboro Parking Requirements

Space	Square Feet	5 per 1,000
Store One	32,980 Square Feet	164.9
Store Two	27,765 Square Feet	138.8
Store Three	23,977 Square Feet	119.9
TOTAL BUILDING SQ. FT.	84,722 Square Feet Building Total	423.6 Total Parking Spaces



ARCHITECT S. W. COOPER, PLLC
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