

LAWNDALE CROSSING

GREENSBORO, NORTH CAROLINA

TARGET

PETSMART

KOURY
CORPORATION
BUILDER & DEVELOPER

336.299.9200

301 PISGAH CHURCH
ROAD, SUITE 200

GREENSBORO, NC

KOURYCORP.COM



SHOP THE BRANDS YOU KNOW
AND LOVE



EVERYDAY ESSENTIALS FOR
EVERYONE



DINE IN, TAKE OUT, OR GRAB A
QUICK BITE



SITE PLAN

- Leased
- Available
- Separately Owned
- Lease Under Negotiation



1. Lease Und. Neg. - 3,470 SF
2. AVAILABLE - 2,130 SF
3. Music & Art's Center - 2,800 SF
4. Hollywood Nails - 3,500 SF
5. Massage Envy - 4,900 SF
6. H&R Block - 1,400 SF
7. Palm Barries - 1,450 SF
8. AVAILABLE - 1,400 SF
9. Tokyo Grill - 1,600 SF
10. Sally Beauty - 1,600 SF
11. Novant Health - 4,950 SF
12. AVAILABLE - 12,000 SF
13. Harris Teeter - 57,492 SF
14. PetSmart - 19,235 SF
15. Mattress Firm - 8,400 SF
16. Panera Bread - 4,721 SF
17. City Barbeque - 4,477 SF



AERIAL VIEW & RETAIL MARKET

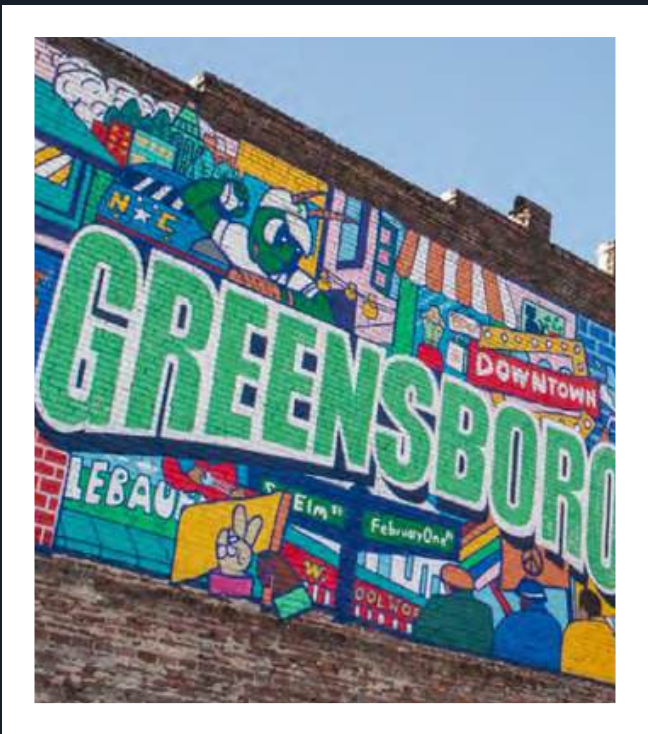
DEMOGRAPHICS



Mile Radius	Population	Mile Radius	Daytime Employees	Mile Radius	Avg. Income
1 mile	8,023	1 mile	18,087	1 mile	\$110,921
3 miles	81,083	3 miles	73,039	3 miles	\$92,197
5 miles	215,791	5 miles	128,690	5 miles	\$75,799

Traffic Counts

Lawndale Dr.	19,500 VPD
Battleground Ave.	33,000 VPD



Property/Lease Information

- Lawndale Crossing is a 257,525 SF power center located off the sought after Battleground retail corridor in Greensboro, NC. Lawndale is adjacent to the affluent Irving Park, Kirkwood and New Irving Park neighborhoods, and conveniently located just minutes from downtown Greensboro.

Other Highlights

- 8.2 miles from PTI Airport
- 3.4 miles from Downtown Greensboro
- 2.4 minutes from University of North Carolina at Greensboro (UNCG)
- 3.5 miles from 840 Beltline

CURRENT TENANTS

City **BARBEQUE**®



MUSIC & ARTS®



SALLY BEAUTY®

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