

SHOPPES AT RAEFORD

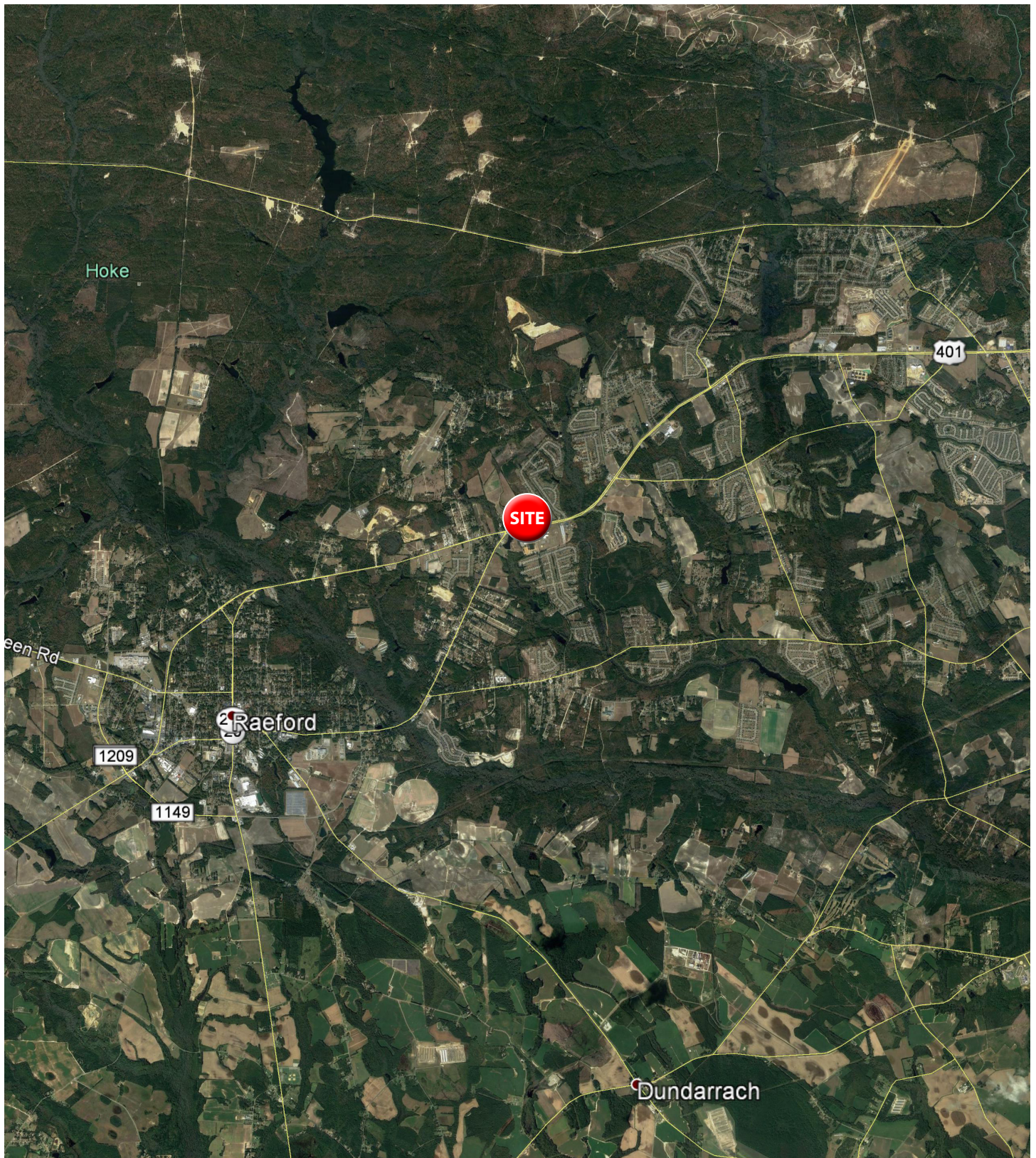
4545 FAYETTEVILLE ROAD
RAEFORD (FAYETTEVILLE)
NC 28376



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LOCATION



AERIAL



INLINE RETAIL & OUTPARCELS AVAILABLE

Space	Tenant
2	Tobacco & Vape
3	Nail Salon
4	AVAILABLE 1,400 SF
5	Qwik Pack & Ship
6, 7, 8 & 9	AVAILABLE 1,600 - 6,400 SF
10	Pizza Hut
11	Sakura Jr.
12	AVAILABLE 1,600 SF
13	UltraTan
14, 15 & 16	Dentist Office
17	Beans Gone Wild
18	Black Friday Shoes Plus
19	World Beauty
20	Dollar Tree
21	Internet Cafe
Outparcels	Tenant
1	First Health of the Carolinas
2	Murphy Oil
3	Verizon Wireless
4	TLC Car Wash
Excess Parcel	Tenant
1	AVAILABLE 3.97 Ac



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PROPERTY PHOTOS



5 MILE DEMOGRAPHIC SNAPSHOT



**Estimated
Population**
35,567



**Estimated
Households**
13,277



**Average HH
Income**
\$54,902



**Median HH
Income**
\$55,355



**Total
Businesses**
760



**Total
Employees**
6,774



DEMOGRAPHIC REPORT

Lat/Lon: 35.0096/-79.1751

RF1

4545 Fayetteville Rd		1 mi radius	3 mi radius	5 mi radius
Raeford, NC 28376				
POPULATION	2021 Estimated Population	3,047	16,560	35,567
	2026 Projected Population	3,298	17,744	37,855
	2010 Census Population	2,800	13,535	28,044
	2000 Census Population	1,403	7,118	17,385
	Projected Annual Growth 2021 to 2026	1.6%	1.4%	1.3%
	Historical Annual Growth 2000 to 2021	5.6%	6.3%	5.0%
HOUSEHOLDS	2021 Estimated Households	1,079	5,948	13,277
	2026 Projected Households	1,204	6,569	14,566
	2010 Census Households	946	4,656	9,942
	2000 Census Households	458	2,416	6,108
	Projected Annual Growth 2021 to 2026	2.3%	2.1%	1.9%
	Historical Annual Growth 2000 to 2021	6.5%	7.0%	5.6%
AGE	2021 Est. Population Under 10 Years	18.9%	18.1%	17.2%
	2021 Est. Population 10 to 19 Years	14.4%	13.8%	13.4%
	2021 Est. Population 20 to 29 Years	15.8%	14.7%	13.8%
	2021 Est. Population 30 to 44 Years	26.3%	25.7%	24.6%
	2021 Est. Population 45 to 59 Years	13.6%	14.8%	15.8%
	2021 Est. Population 60 to 74 Years	8.8%	10.0%	11.4%
	2021 Est. Population 75 Years or Over	2.2%	2.9%	3.8%
	2021 Est. Median Age	29.4	31.4	33.4
MARITAL STATUS & GENDER	2021 Est. Male Population	49.1%	49.0%	49.1%
	2021 Est. Female Population	50.9%	51.0%	50.9%
	2021 Est. Never Married	35.4%	32.9%	31.4%
	2021 Est. Now Married	38.9%	43.8%	44.6%
	2021 Est. Separated or Divorced	18.7%	17.4%	18.3%
	2021 Est. Widowed	6.9%	6.0%	5.7%
INCOME	2021 Est. HH Income \$200,000 or More	1.3%	1.3%	1.0%
	2021 Est. HH Income \$150,000 to \$199,999	5.6%	5.1%	4.2%
	2021 Est. HH Income \$100,000 to \$149,999	11.6%	14.0%	14.4%
	2021 Est. HH Income \$75,000 to \$99,999	15.2%	13.6%	13.3%
	2021 Est. HH Income \$50,000 to \$74,999	17.1%	19.2%	21.6%
	2021 Est. HH Income \$35,000 to \$49,999	14.9%	15.4%	14.2%
	2021 Est. HH Income \$25,000 to \$34,999	8.9%	9.6%	8.5%
	2021 Est. HH Income \$15,000 to \$24,999	7.5%	5.7%	6.5%
	2021 Est. HH Income Under \$15,000	17.9%	16.1%	16.2%
	2021 Est. Average Household Income	\$59,517	\$57,452	\$54,902
	2021 Est. Median Household Income	\$50,608	\$54,832	\$55,355
	2021 Est. Per Capita Income	\$21,111	\$20,726	\$20,636
	2021 Est. Total Businesses	97	248	760
	2021 Est. Total Employees	568	1,445	6,774

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RF1

4545 Fayetteville Rd

Raeeford, NC 28376

1 mi radius 3 mi radius 5 mi radius

RACE	2021 Est. White	40.8%	45.2%	46.9%
	2021 Est. Black	38.9%	36.1%	36.3%
	2021 Est. Asian or Pacific Islander	1.8%	2.0%	2.1%
	2021 Est. American Indian or Alaska Native	2.1%	2.2%	2.4%
	2021 Est. Other Races	16.5%	14.5%	12.4%
HISPANIC	2021 Est. Hispanic Population	656	3,053	5,379
	2021 Est. Hispanic Population	21.5%	18.4%	15.1%
	2026 Proj. Hispanic Population	21.8%	18.9%	15.6%
	2010 Hispanic Population	21.9%	18.3%	14.5%
EDUCATION (Adults 25 or Older)	2021 Est. Adult Population (25 Years or Over)	1,831	10,291	22,689
	2021 Est. Elementary (Grade Level 0 to 8)	4.5%	4.4%	3.8%
	2021 Est. Some High School (Grade Level 9 to 11)	5.9%	5.2%	5.3%
	2021 Est. High School Graduate	32.3%	29.9%	29.4%
	2021 Est. Some College	30.2%	27.8%	27.8%
	2021 Est. Associate Degree Only	12.9%	14.8%	14.7%
	2021 Est. Bachelor Degree Only	9.7%	12.2%	12.7%
	2021 Est. Graduate Degree	4.4%	5.6%	6.4%
HOUSING	2021 Est. Total Housing Units	1,135	6,264	13,971
	2021 Est. Owner-Occupied	65.6%	68.4%	69.0%
	2021 Est. Renter-Occupied	29.5%	26.6%	26.1%
	2021 Est. Vacant Housing	4.9%	5.1%	5.0%
HOMES BUILT BY YEAR	2021 Homes Built 2010 or later	5.4%	11.3%	13.7%
	2021 Homes Built 2000 to 2009	43.9%	37.1%	29.2%
	2021 Homes Built 1990 to 1999	19.4%	18.6%	22.8%
	2021 Homes Built 1980 to 1989	9.1%	8.5%	8.5%
	2021 Homes Built 1970 to 1979	6.6%	7.6%	7.5%
	2021 Homes Built 1960 to 1969	5.5%	6.6%	6.6%
	2021 Homes Built 1950 to 1959	3.8%	3.1%	3.8%
	2021 Homes Built Before 1949	1.4%	2.1%	2.9%
HOME VALUES	2021 Home Value \$1,000,000 or More	-	-	0.5%
	2021 Home Value \$500,000 to \$999,999	-	-	0.2%
	2021 Home Value \$400,000 to \$499,999	-	2.6%	1.8%
	2021 Home Value \$300,000 to \$399,999	3.1%	4.7%	3.1%
	2021 Home Value \$200,000 to \$299,999	22.4%	19.1%	19.5%
	2021 Home Value \$150,000 to \$199,999	23.3%	25.4%	28.0%
	2021 Home Value \$100,000 to \$149,999	25.5%	22.6%	20.1%
	2021 Home Value \$50,000 to \$99,999	12.3%	15.4%	17.1%
	2021 Home Value \$25,000 to \$49,999	3.5%	4.4%	4.4%
	2021 Home Value Under \$25,000	9.8%	5.6%	5.4%
	2021 Median Home Value	\$150,710	\$152,340	\$150,184
	2021 Median Rent	\$833	\$843	\$746

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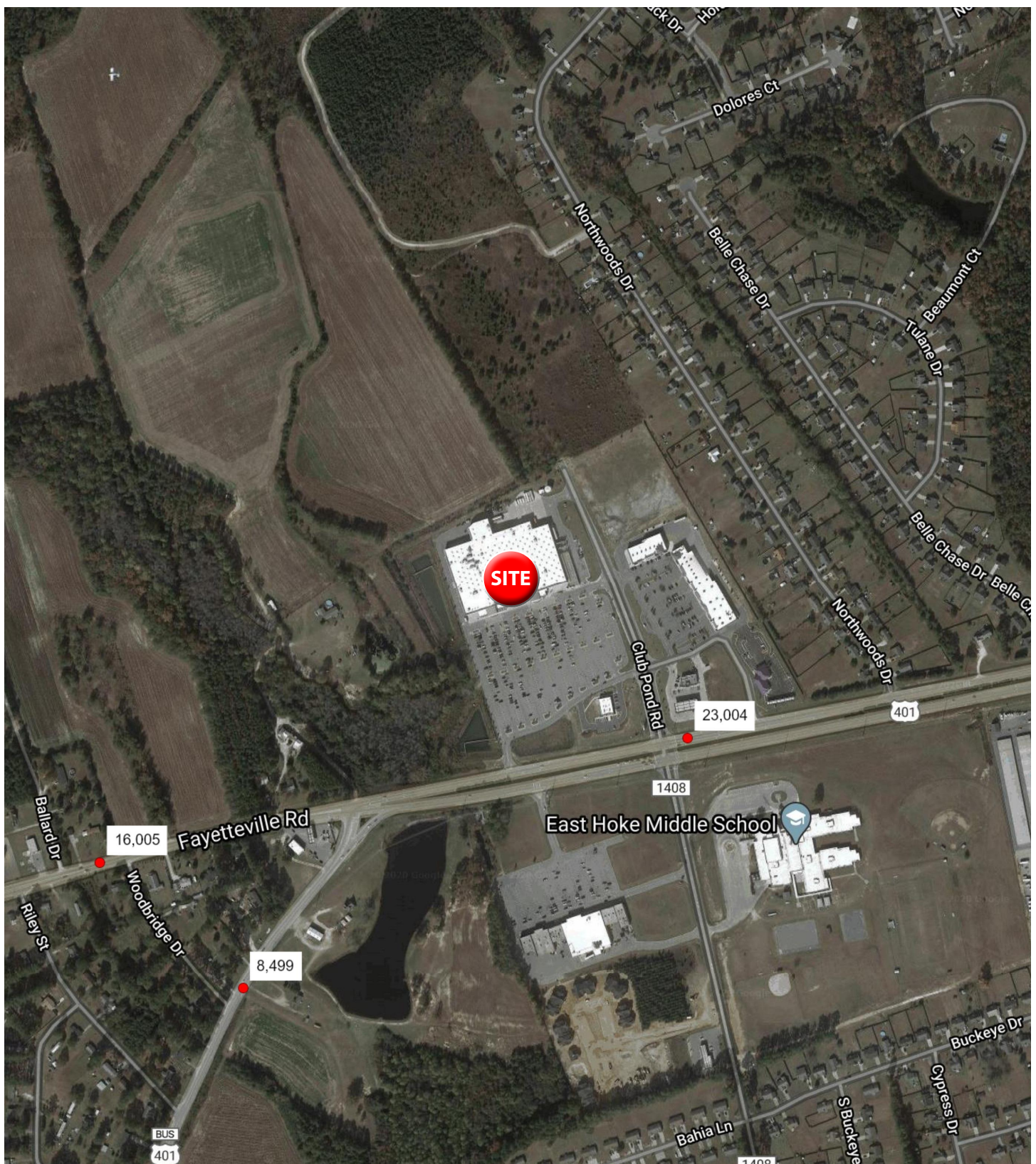
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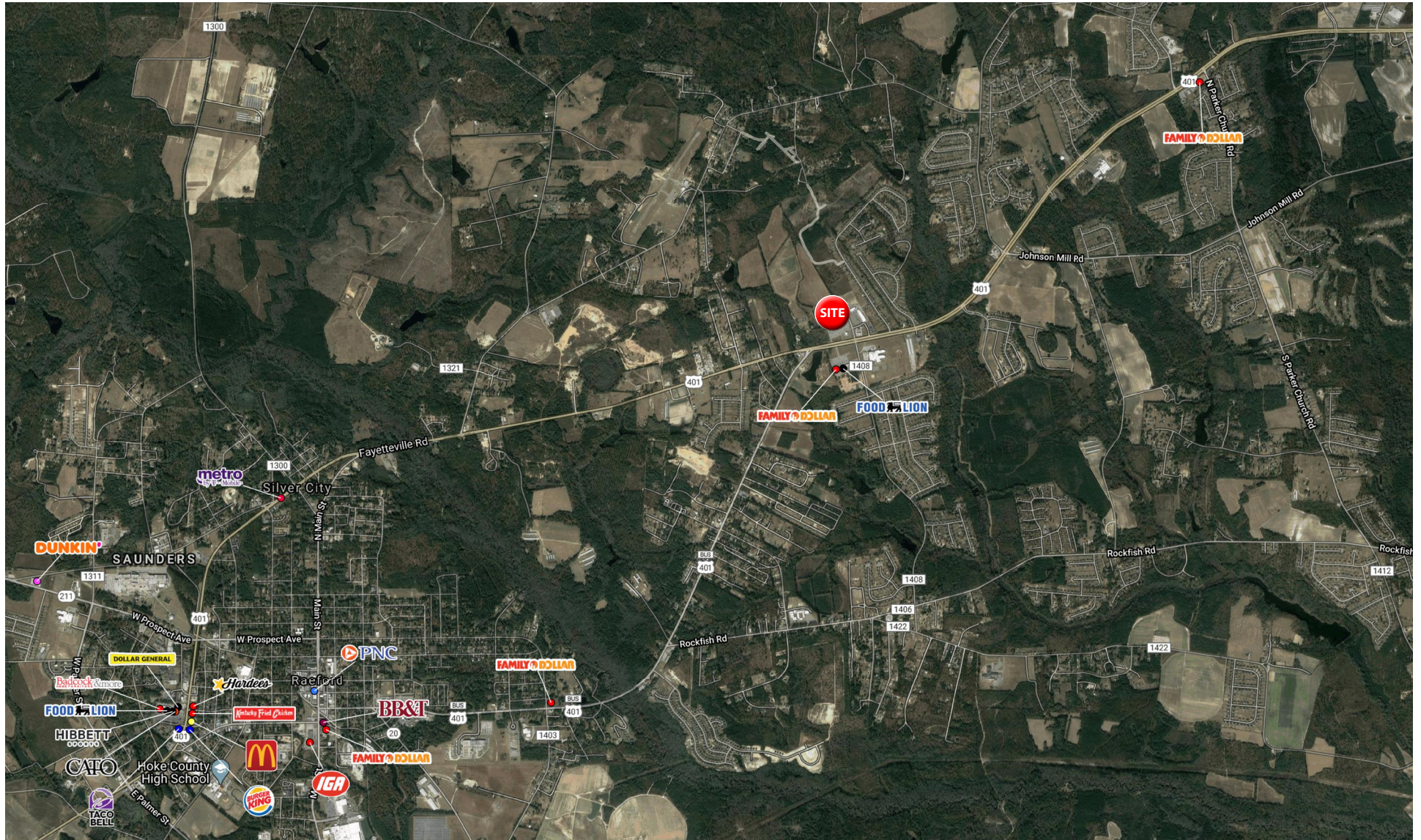
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Raeford, NC 28376				
LABOR FORCE	2021 Est. Labor Population Age 16 Years or Over	2,187	12,069	26,334
	2021 Est. Civilian Employed	43.5%	46.8%	47.6%
	2021 Est. Civilian Unemployed	4.4%	4.0%	3.9%
	2021 Est. in Armed Forces	6.5%	7.0%	7.4%
	2021 Est. not in Labor Force	45.5%	42.2%	41.1%
	2021 Labor Force Males	47.9%	48.2%	48.1%
	2021 Labor Force Females	52.1%	51.8%	51.9%
OCCUPATION	2021 Occupation: Population Age 16 Years or Over	952	5,647	12,541
	2021 Mgmt, Business, & Financial Operations	10.3%	11.2%	10.7%
	2021 Professional, Related	18.8%	20.9%	21.3%
	2021 Service	17.5%	15.8%	17.4%
	2021 Sales, Office	24.0%	21.3%	21.3%
	2021 Farming, Fishing, Forestry	0.8%	1.7%	1.2%
	2021 Construction, Extraction, Maintenance	10.0%	9.4%	9.4%
	2021 Production, Transport, Material Moving	18.6%	19.5%	18.8%
	2021 White Collar Workers	53.1%	53.5%	53.3%
	2021 Blue Collar Workers	46.9%	46.5%	46.7%
TRANSPORTATION TO WORK	2021 Drive to Work Alone	82.6%	81.3%	83.0%
	2021 Drive to Work in Carpool	14.6%	13.3%	11.5%
	2021 Travel to Work by Public Transportation	0.8%	0.4%	0.4%
	2021 Drive to Work on Motorcycle	0.9%	0.5%	0.3%
	2021 Walk or Bicycle to Work	-	0.2%	0.5%
	2021 Other Means	0.2%	1.9%	1.7%
	2021 Work at Home	0.8%	2.5%	2.6%
TRAVEL TIME	2021 Travel to Work in 14 Minutes or Less	11.0%	13.4%	17.5%
	2021 Travel to Work in 15 to 29 Minutes	24.8%	26.3%	30.8%
	2021 Travel to Work in 30 to 59 Minutes	47.4%	48.5%	43.6%
	2021 Travel to Work in 60 Minutes or More	6.1%	8.2%	7.4%
	2021 Average Travel Time to Work	29.5	30.2	27.9
CONSUMER EXPENDITURE	2021 Est. Total Household Expenditure	\$53.13 M	\$285.71 M	\$617.96 M
	2021 Est. Apparel	\$1.87 M	\$10.02 M	\$21.56 M
	2021 Est. Contributions, Gifts	\$2.79 M	\$15.14 M	\$32.84 M
	2021 Est. Education, Reading	\$1.59 M	\$8.48 M	\$18.16 M
	2021 Est. Entertainment	\$2.95 M	\$15.9 M	\$34.34 M
	2021 Est. Food, Beverages, Tobacco	\$8.33 M	\$44.69 M	\$96.64 M
	2021 Est. Furnishings, Equipment	\$1.83 M	\$9.89 M	\$21.39 M
	2021 Est. Health Care, Insurance	\$4.88 M	\$26.37 M	\$57.33 M
	2021 Est. Household Operations, Shelter, Utilities	\$17.42 M	\$93.39 M	\$201.92 M
	2021 Est. Miscellaneous Expenses	\$989.46 K	\$5.34 M	\$11.58 M
	2021 Est. Personal Care	\$710.49 K	\$3.83 M	\$8.28 M
	2021 Est. Transportation	\$9.77 M	\$52.66 M	\$113.92 M

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TRAFFIC COUNTS



COMMERCIAL AERIAL





WRSINC
REAL ESTATE INVESTMENTS

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