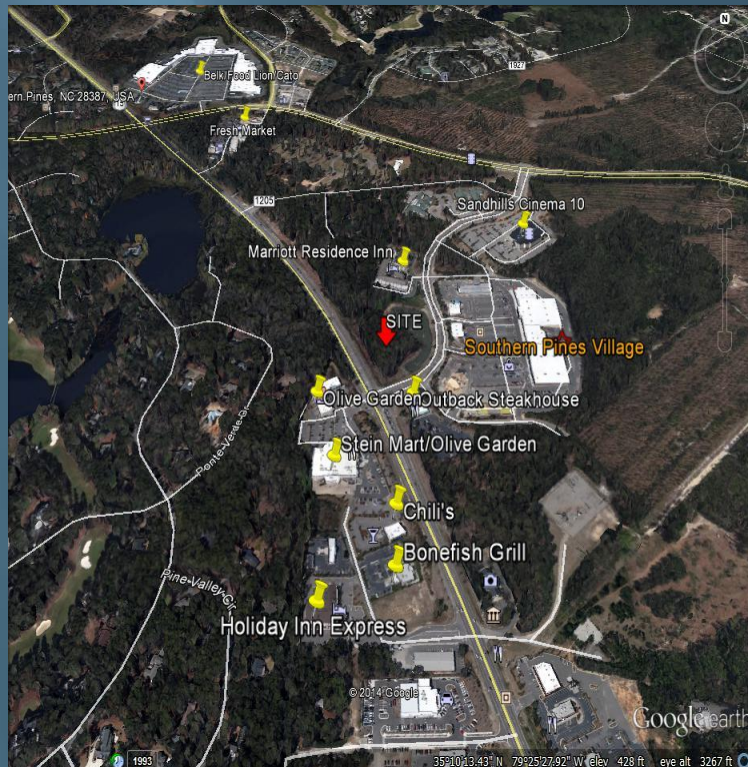


Premiere Restaurant Location

15/501 & Brucewood Road, Southern Pines (Pinehurst), NC 28387

Located at the epicenter of the Sandhills Region, the retail and restaurants located in Southern Pines, NC act as a super-regional center drawing residents from Southern Pines, Pinehurst, Aberdeen, Whispering Pines, West End, Seven Lakes, and nearby communities scattered throughout a six county region. With a premier location at Hwy 15/501 and Brucewood Road, this location is surrounded by a solid mix of national and local retailers, as well as restaurants, and is easily accessed from the traffic signal at 15/501 and Brucewood Road.

- ❑ **Parcel Size:** 6.4 Acres at corner of 15/501 & Brucewood Road 2.5 Miles from Pinehurst Traffic Circle
- ❑ **Traffic Signal:** 15/501 and Brucewood Road
- ❑ **Traffic Count:** +40,000 VPD
- ❑ **Trade Area Population:** 125,000
- ❑ **Trade Area HH Income:** \$87,000
- ❑ **Signage:** Two Subdivision Signs, 15/501 & Morganton Road
- ❑ **Access:** Terminus of Southern and Brucewood Roads.
- ❑ **Pinehurst is considered the Home of American Golf:** More than 1.25 Million Visitors annually enjoy 44 golf courses located within a 15 mile Radius.
- ❑ **Easy Commute to Ft. Bragg:** 5.5 Miles to Connecticut Ave. Gate.
- ❑ **Nearby Restaurants:** Outback, Olive Garden, Chili's, Bonefish Grill, Longhorn Steakhouse, Hickory Tavern, Brixx, Full Moon Oyster Bar, Texas Roadhouse, Mellow Mushroom, Tripps, Cracker Barrel, and many more.
- ❑ **Nearby Retail Shopping:** Kohl's, Hobby Lobby, Kay Jewelers, Ulta, Triangle Wine, SteinMart, Belk, Chico's, Talbots, Pier One, Michael's, Dicks, Bed Bath Beyond, Best Buy, Books A Million, Shoe Dept., GNC, Harris Teeter, Wal-Mart, Lowes, The Fresh Market, Staples, and many others.
- ❑ **Sandhills Cinema 10:** The areas only state of the art 10 screen, stadium movie theatre is located on Brucewood Road.



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