

BERKELEY COMMONS



DEMOGRAPHICS

MILES	1 MI	3 MI	5 MI
POPULATION	5,409	28,845	48,162
HOUSEHOLDS	2,517	11,993	20,030
AHI	\$58,580	\$54,189	\$52,225
EMPLOYEES	7,776	24,783	38,378

137,316 SF

**1203-1303 Berkeley Blvd.
Goldsboro, NC 27534**

HIGHLIGHTS:

- Excellent co-tenancy with Bed Bath & Beyond, TJ Maxx, Ross Dress for Less, Rack Room Shoes, Lane Bryant, Old Navy and more...
- Low operating expenses of \$4.00 PSF
- 625 parking spaces

LOCATION:

- Located just east of US Highway 70
- In proximity to Lowe's, Sam's Club, Target, Berkeley Mall and more....
- NEC of N Berkeley Blvd and Parkway Dr.

TRAFFIC COUNTS: FDOT 2015

- 24,000 on N Berkeley Blvd.



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RETAIL SPACE AVAILABLE:

BAY	TENANT	SQ FT
1203	BED BATH & BEYOND	23,043
1205	OLD NAVY	12,407
1207A	THE CHILDRENS PLACE	3,500
1207B	AVAILABLE	3,000
1209A	EMPIRE FIRE MONGOLIAN GRILL	3,500
1209B	JIMMY JOHNS	1,960
1209C	COLD STONE CREAMERY	1,400
1209D	JANICE LEWIS CLOTHING	1,400
209E/F	NAILS & SPA	2,800
1211A	AVAILABLE	4,000
2011B	LANE BYANT	4,950
1213A	H&R BLOCK	1,400
1213B	AVAILABLE	5,000
1209A	RACK ROOM SHOES	6,250
1209B	ROSS DRESS FOR LESS	30,187
1209C	TJ MAXX	31,000
OP-1	AVAILABLE	.75 AC



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