SEC of University Drive @ Church Street—Signalized Access

+/- 0.50 to +/- 1.40+ Acre Pad Sites Remaining

Burlington, North Carolina's Preeminent Retail Corridor

Join Sheetz, Aldi, Wendy's, others

Site Summary: Outparcels fronting University Drive Corridor, the dominant retail corridor in Burlington, NC, located between Greensboro and Raleigh on the I-40 Corridor. University Drive serves as a north/south connector from I-40 to Elon College to the north, with over 800,000 SF of newly developed national retail space. Church St. provides East-West access. Outparcels Available For Sale, Ground Lease, or Build-to-Suit early 2017.

Area Generators: Lowes Foods, CVS, Target, Best Buy, Ross, Bed Bath Beyond, Belk, Dicks, Kohls, JC Penney, Dillard, Petsmart, Old Navy, BJ's, Hobby Lobby, Chick-fil

Demographic Profile: *(SUSA 2016)*

	1 Mile	3 Mile	5 Mile
Population:	4,061	30,866	61,221
Average HH Income:	$75,999	$75,379	$66,382
Employment/Daytime Pop:	5,530	32,696	57,051

Traffic Counts: *(NCDOT 2013)*

University Drive South of Church Street:	18,000 VPD
Church Street East of University Drive:	17,000 VPD

Parcels Priced on a Case by Case Basis

RAYMOND D. COLLINS, JR., CCIM
OFC: (336) 768-0555
FAX: (336) 768-2055
EM: ray@collinscommprop.com
WEBSITE: www.collinscommprop.com

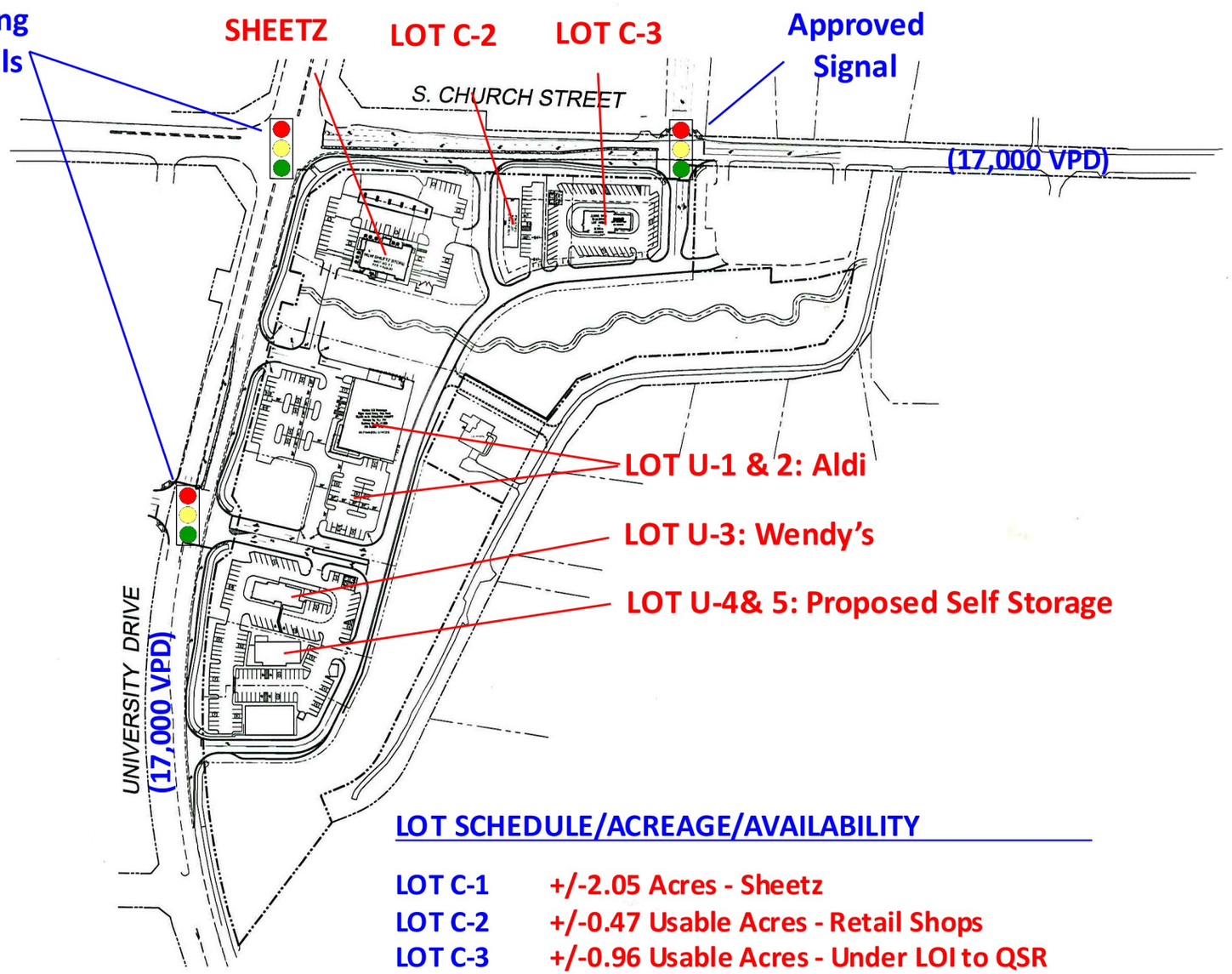
COLLINS COMMERCIAL PROPERTIES, INC.
2990 Bethesda Place, Suite 601C
Winston-Salem, NC 27103

No Warranties or representations, expressed or implied, are made as to the accuracy of the information contained herein or hereafter provided, and same is provided subject to errors, omissions, change of price, rental or other conditions and withdrawal without notice. This information is given with the understanding that all negotiations relating to the leasing or sale of the property described herein shall be conducted through Collins Commercial Properties, Inc., Winston-Salem, North Carolina.

University Drive at S. Church Street
Burlington, North Carolina

COLLINS
COMMERCIAL PROPERTIES, INC.

University Drive @ Church Street, Burlington, Alamance County, NC



LOT SCHEDULE/ACREAGE/AVAILABILITY

LOT C-1	+/-2.05 Acres - Sheetz
LOT C-2	+/-0.47 Usable Acres - Retail Shops
LOT C-3	+/-0.96 Usable Acres - Under LOI to QSR
LOT U-1&2	+/-3.46 Acres - Under Contract - ALDI
LOT U-3	+/-1.53 Acres - Under Contract - Wendy's
LOT U-4&5	+/-1.79 Acres - Proposed Self Storage (+/-1.45 Acres Usable)

BURLINGTON WEST @ UNIVERSITY

Burlington, NC 06/12/2015

Overall Site Configuration Plan

Prepared for:
BWD, LLC
415 PISGAH CHURCH RD. #363
GREENSBORO, NC 27455

Project #: 11-025

Prepared by:

stimmel
601 N. TRADE STREET, SUITE 200
WINSTON-SALEM, NC 27101
www.stimmelpa.com 336.723.1067
LANDSCAPE ARCHITECTURE CIVIL ENGINEERING LAND PLANNING

North

SCALE: 1" = 200'
200 0 200

COLLINS COMMERCIAL PROPERTIES, INC.

SITE SOURCE RETAIL BROKER NETWORK

Burlington, NC - Major Retail Competition
3 mi radius
2 mi radius
Gibsonville
Elon
Glen Raven
Burlington
Alamance
Lake Mackintosh
Alamance Memorial Park
Alamance Crossing
SITE
CVS pharmacy
FOOD LION
T.J.maxx
Sears
Harris Teeter
Walgreens
DUNKIN' DONUTS
RITE AID
Dunham's
Lowes foods
ASHLEY FURNITURE Homestore
ALDI
Office DEPOT
LOWE'S
Krispy Kreme
Walmart SUPERCENTER
ROSS
TARGET
PETSMART
BED BATH & BEYOND
verizon
DICK'S SPORTING GOODS
Dillard's
KOHL'S
Pier 1 imports
BJ's
jcp
BARNES & NOBLE
THE HOME DEPOT
Burlington
kmart
OfficeMax
Logos are for identification purposes only and may be trademarks of their respective companies
© 2013 Nokia © 2014 Microsoft Corporation

N Church St at University Dr, Burlington, NC - Competition Map - QSRs - 2 & 3 Mile Radii
3 mi radius
2 mi radius
SITE
Gibsonville
Burlington St
Elon
Glen Raven
Burlington
Alamance
Alamance Memorial Park
Lake Mackintosh
Pine Hill Cemetery
Burlington Rd
University Dr
S Church St
W Webb Ave
W Front St
Edgewood Ave
Garden Rd
Kirkpatrick Rd
Alamance Rd
Huffman Mill Rd
Pond Rd
Glenkirk Dr
Anthony Rd
Maple Ave
Tucker St
Bellemont-Alamance Rd
Shallowford Church Rd
Cook Rd
S Williamson Ave
Frieden Church Rd
Eaglesfield Rd
Cotton Rd
Cullen Rd
Colony Rd
Bell Rd
Carmon Rd
Bethel Church Rd
Piney Rd
Lantern Rd
Frank Rd
County Farm Rd
Amick Rd
Gibsonville Ossipee Rd
W Cld Glencoe Rd
Tarleton Ave
E Sixth St
Keck Dr
Gardner Holt Rd
Rock Creek Dairy Rd
Wheeler Bridge Rd
Shoe Rd
Ingold Rd
McDonald's
SONIC
Wendy's
Arby's
Chick-fil-A
Hardees
KFC
Bojangle's
Popeyes
Burger King
Taco Bell
Logos are for identification purposes only and may be trademarks of their respective companies
© 2013 Nokia © 2014 Microsoft Corporation

Burlington, NC - Restaurant Competition Map
3 mi radius
2 mi radius
SITE
FIVE GUYS
FIREHOUSE SUBS
DUNKIN' DONUTS
Jersey Mike's SUBS
LONGHORN
Panera BREAD
Charleys
Krispy Kreme
Applebee's
Moe's southwest grill
Olive Garden
RED LOBSTER
TEXAS
BUFFALO WILD WINGS
Qdoba
RED ROBIN
Mimi's Cafe
golden corral
Cracker Barrel
HOOTERS
IHOP
OUTBACK
Glen Raven
Gibsonville
Elon
Burlington
Whitsett
Alamance
Alamance Memorial Park
Alamance Crossing
Lake Mackintosh
Pine Hill Cemetery
Burlington St
Burlington Rd
W Webb Ave
W Front St
Edgewood Ave
S Church St
Garden Rd
Huffman Hill Rd
Kirkpatrick Rd
Alamance Rd
Chapel Hill Rd
Maple Ave
Tucker St
Anthony Rd
Pond Rd
Shoe Rd
Bellemont-Alamance Rd
Rock Creek Dairy Rd
Wheeler Bridge Rd
Cook Rd
S Williamson Ave
Shallowford Church Rd
Amick Rd
Routh Rd
W Cld Glencoe Rd
Cotton Rd
Bell Rd
Carmon Rd
Bethel Church Rd
Piney Rd
Frank Rd
Cullen Rd
Eaglesfield Rd
County Farm Rd
Haw River
Logos are for identification purposes only and may be trademarks of their respective companies
© 2013 Nokia © 2014 Microsoft Corporation