

SOUTH PEAK

South Peak Boulevard
Roanoke, Virginia



For more information contact:

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THALHIMER

SOUTH PEAK

Retail | Restaurant | Lease or Sale

Property Features

- Build to suit or ground lease
- Up to 2.48 acres for sale
- Great household income
- Two signalized entrances
- Incredible visibility adjacent to high volume intersection of Electric Road (Rt 419 & I-581)
- Unique retail opportunity within mixed use development including 176 luxury condos and 33 single family sites

Demographics	1 Mile	3 Mile	5 Mile
Population	6,066	52,116	111,441
Number of Households	3,159	24,590	48,601
Average Household Income	\$82,107	\$77,344	\$66,286
Daytime Population	7,658	41,498	96,176

Traffic Counts

Electric Rd (Rt.419)	46,000 VPD
Franklin Rd (Rt. 220)	34,000 VPD



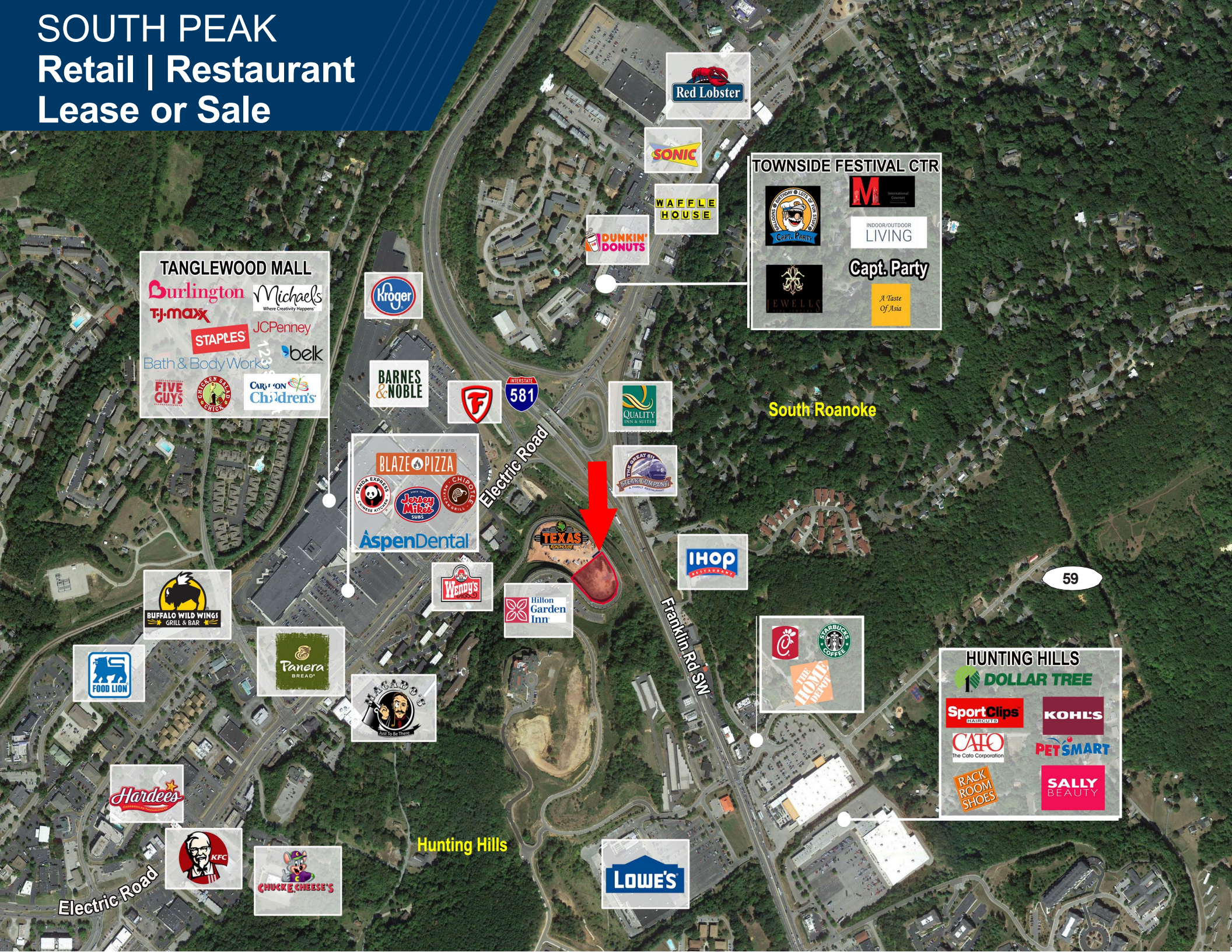
THE SHOPS AT SOUTH PEAK



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TANGLEWOOD MALL

Burlington
TJ-maxx
Michael's
Where Creativity Happens
JCPenney
STAPLES
Bath & Body Works
belk
FIVE GUYS
CITIBANK
CARSON Children's



BLAZE PIZZA
PANDA EXPRESS
JERSEY Mike's
CHIPOTLE
AspenDental



TOWNSIDE FESTIVAL CTR

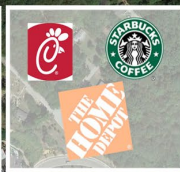
Capt. Party
INDOOR/OUTDOOR LIVING
A Taste Of Asia
JEWELL'S

South Roanoke

59



Hunting Hills



HUNTING HILLS

DOLLAR TREE
Sport Clips
Kohl's
Cato
The Cato Corporation
PETSMART
Rack Room Shoes
Sally Beauty

Electric Road

Franklin Rd SW

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RETAIL SITE
2.48 Acres

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