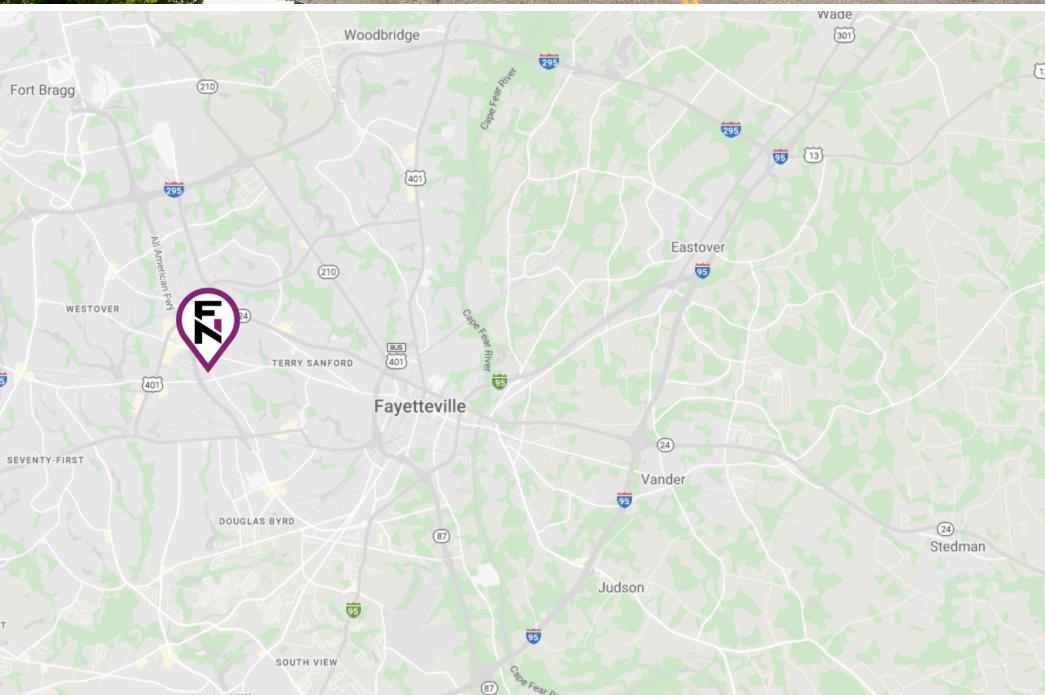


WESTWOOD SHOPPING CENTER

400 Westwood Shopping Center, Fayetteville, NC 28314

FIRST NATIONAL
REALTY PARTNERS



HIGHLIGHTS

MSA Fayetteville
COUNTY Cumberland
GLA 307,126
ACRES 35.48
PARKING 1,886

DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
	7,327	66,959	153,231
	3,317	30,564	64,543
	\$98,017	\$75,378	\$70,324

PROPERTY FEATURES

- Westwood Shopping Center is a 307,126 square foot shopping center anchored by a 31,420 square-foot Food Lion grocery store.
- Situated in a densely populated retail corridor approximately 5 miles west of downtown Fayetteville and 5 Miles South of Fort Bragg which is the world's largest military installation.
- Located at the intersection of Morganton Rd, South McPherson and All American Freeway with combined traffic counts of over 104,000 VPD.
- Within a 5-mile radius of the property the population is over 153,000 people, and within a 1-mile radius, the average household income is over \$98,000 dollars.



PROPERTY
WEBSITE

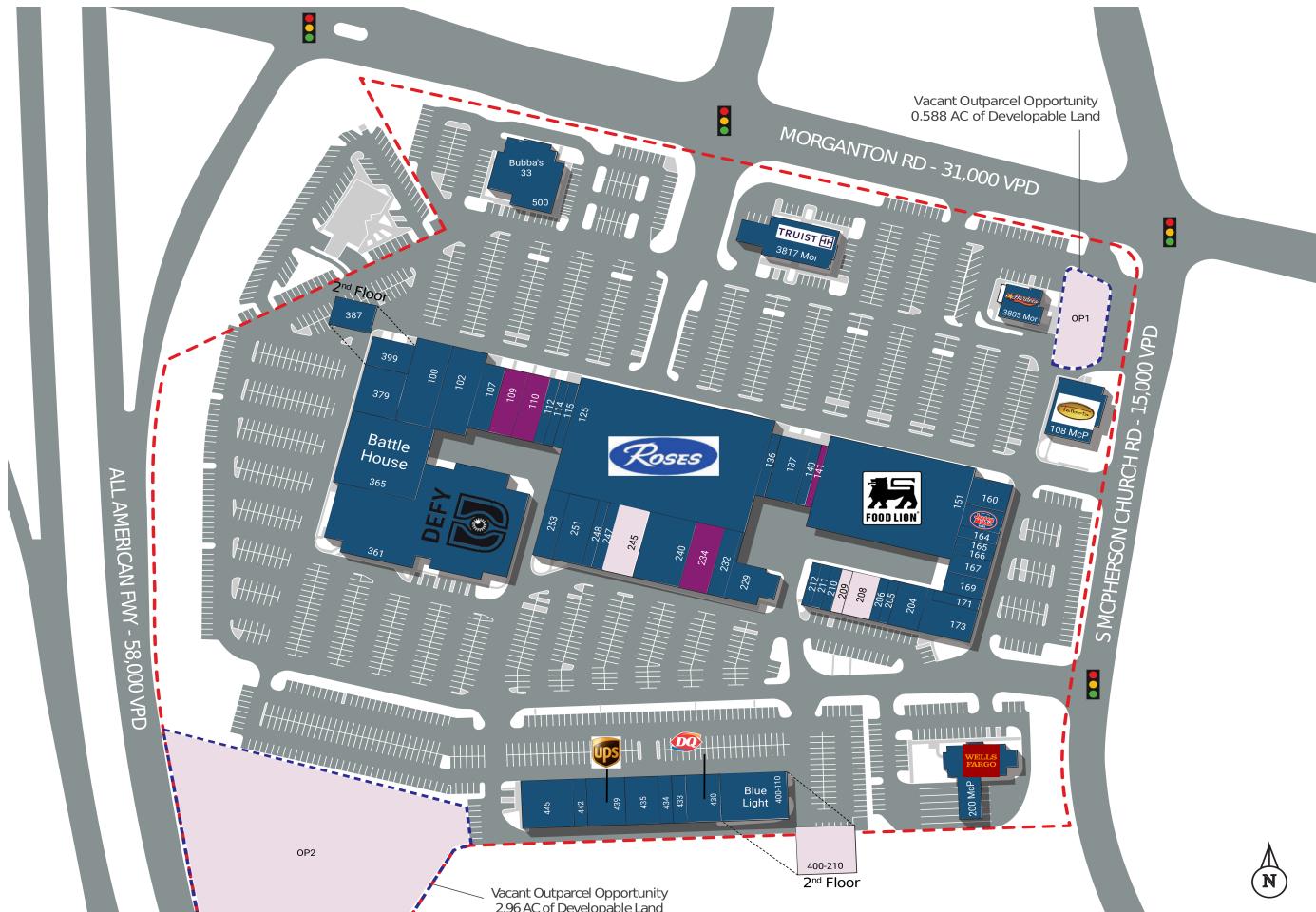
Alex Selesnick | 561-573-6030 | aselesnick@fnrpusa.com

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■ AVAILABLE □ AVAILABLE SOON ■ LEASED □ NAP (NOT A PART)

SUITE	TENANT NAME	SF
OP1	0.588 Acre Outparcel	3,959
OP2	2.96 Acre Outparcel	7,917
100	Smoker's Box	3,000
102	Cumberland Co. ABC	5,704
107	Always Flowers	
108 McP	Talbots	
109	Available	3,000
110	Available	3,000
112	Custom Caps Express	2,000
114	Heritage Jewelers	2,000
115	Regional Finance	2,000
125	Roses	54,000
136	Bubble Tea Express	1,500
137	Ryu's Taekwondo	4,500
140	Kumon Center	2,434
141	Available	1,546
151	Food Lion	31,240
160	The Pilgrim	2,240
161	Jersey Mike's Subs	2,250
164	Speediprint	750
165	Camille Day Spa	750
166	Westwood Cleaners	750
167	Hair N Tips	1,500
169	Hong Kong Kitchen	1,500
171	Westwood Nails	937
173	McCasita Mexican Restaurant	4,845
200 McP	Wells Fargo	5,235
204	QwikMed Pharmacy & Clinic	2,400
205	365 Stores	900
206	Hearing Life	900
208	Little Miracles Imaging	2,100
209	Headz Gone Wild	900
210	Board & Brush	1,200
211	Blue Store Fayetteville	1,200
212	Edward D. Jones	900
229	Clean Eatz	4,528
232	Kidz Kastle	2,726
234	Available	4,230
240	S&J Gospel Shop	5,171
245	Play it again Sports	4,700
247	Ultra Tan	1,880
248	Vietnam Kitchen	1,880
251	Sushi Court	3,231
253	The Friends Table	2,838
361	Defy Gravity	40,440
365	Battle House	14,380



PROPERTY
WEBSITE

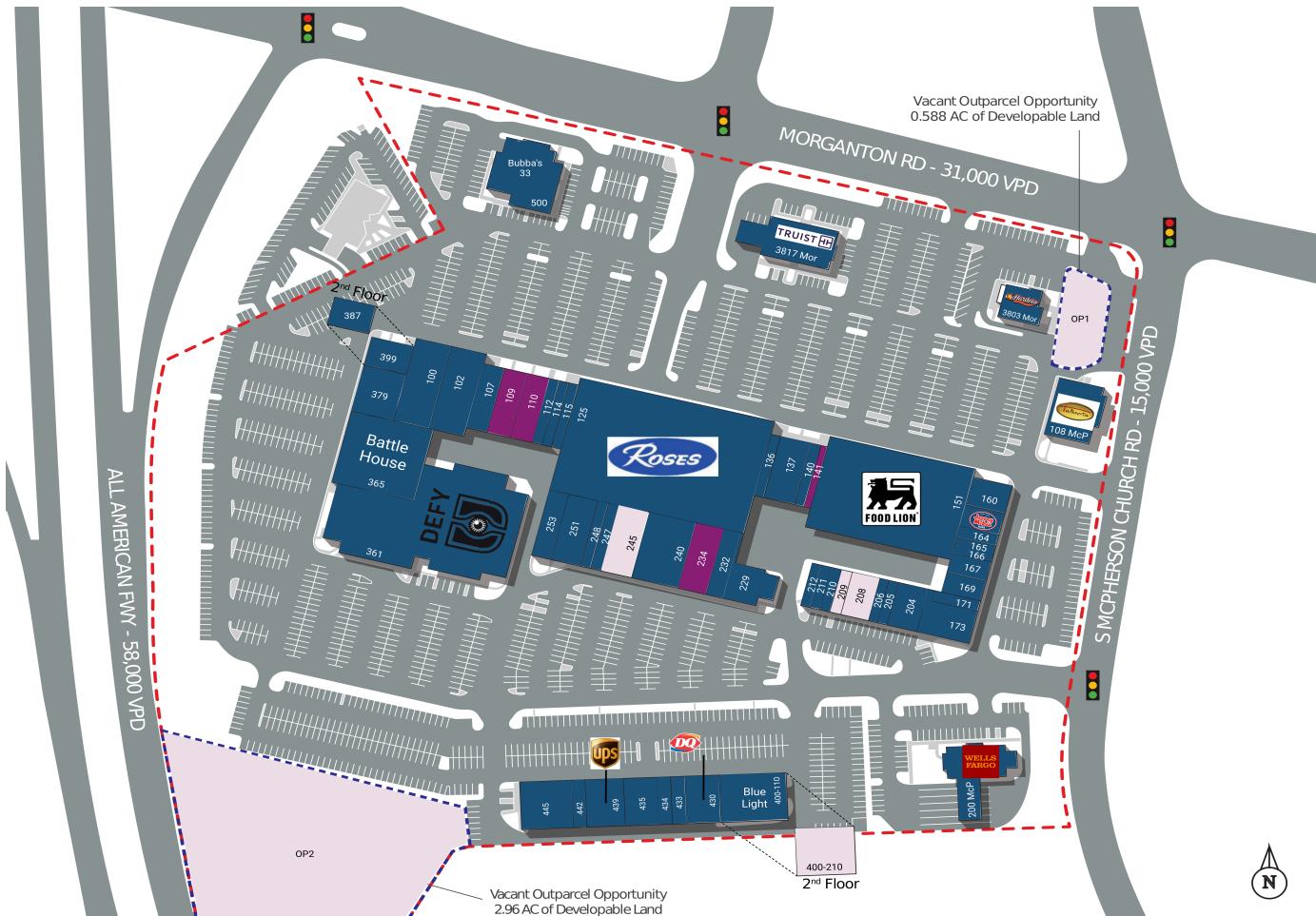
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SUITE	TENANT NAME	SF
379	Ashby's Menswear	3,600
387	NC National Guard	3,139
399	Metronet	3,760
400-110	Blue Light	6,403
400-210	Lonnie Player	6,006
430	Dairy Queen	1,932
433	Marilyn's Beauty Salon	1,200
434	Kid Create Art Studio	1,200
435	Total Cigar	2,349
439	The UPS Store	4,800
442	Earthhouse Juices	900
445	Tasty Crab	4,728
500	Bubba's 33	8,633
3803 Mor	Hardee's	2,840
3817 Mor	Truist Bank	10,575

■ AVAILABLE □ AVAILABLE SOON ■ LEASED □ NAP (NOT A PART)



PROPERTY
WEBSITE

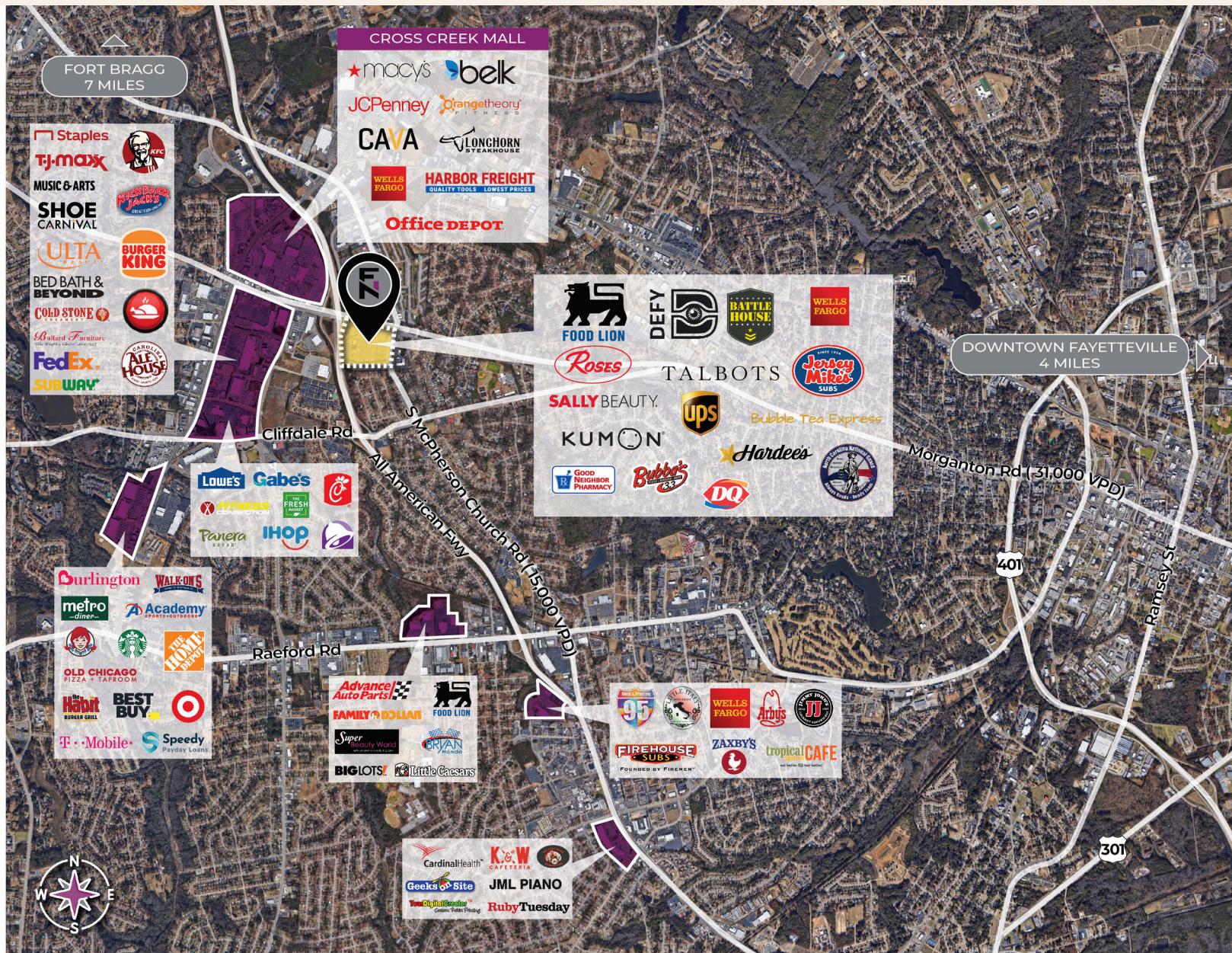
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