

SHOPPES AT RAEFORD

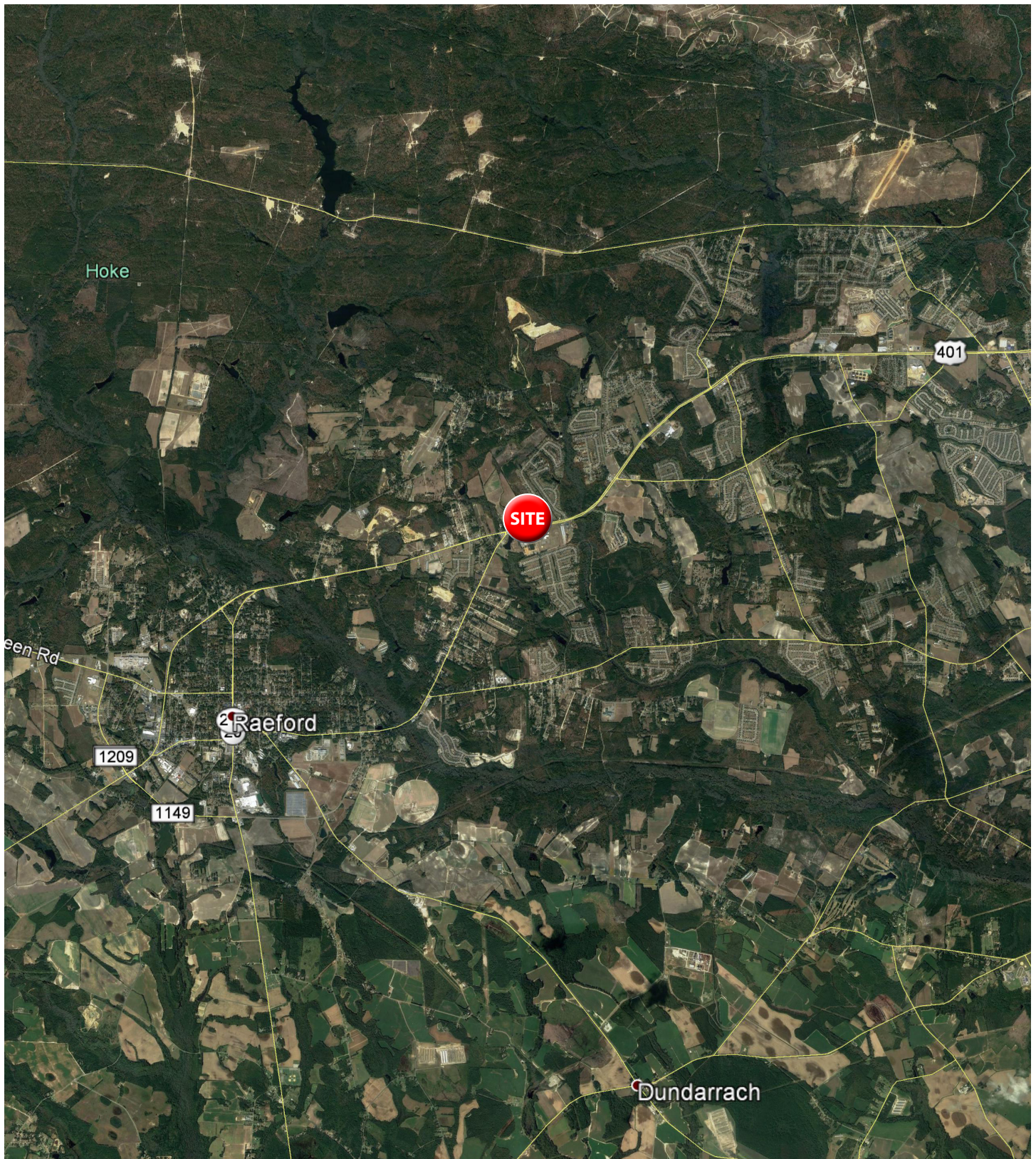
4545 FAYETTEVILLE ROAD
RAEFORD (FAYETTEVILLE)
NC 28376



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LOCATION



AERIAL



INLINE RETAIL & OUTPARCELS AVAILABLE

Space	Tenant
2	Tobacco & Vape
3	Nail Salon
4	MS Telecomm-Boost
5	Qwik Pack & Ship
6,7,8 & 9	AVAILABLE 1,600 - 6,400 SF
10	Pizza Hut
11	Sakura Jr.
12	State Farm
13	UltraTan
14 & 15	Dentist Office
16	AVAILABLE 1,600 SF
17	Beans Gone Wild
18	AVAILABLE 3,150 SF
19	World Beauty
20	Dollar Tree
21	Internet Cafe
Outparcels	Tenant
1	First Health of the Carolinas
2	Murphy Oil
3	Verizon Wireless
4	TLC Car Wash
Excess Parcel	Tenant
1	AVAILABLE 3.97 Ac



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PROPERTY PHOTOS



5 MILE DEMOGRAPHIC SNAPSHOT



**Estimated
Population**

53,228



**Estimated
Households**

23,362



**Average HH
Income**

\$71,232



**Median HH
Income**

\$55,411



**Total
Businesses**

2,575



**Total
Employees**

24,878



DEMOGRAPHIC REPORT

Lat/Lon: 35.0096/-79.1751

RF1

4545 Fayetteville Rd		1 mi radius	3 mi radius	5 mi radius
Raeford, NC 28376				
POPULATION	2020 Estimated Population	2,929	16,711	35,320
	2025 Projected Population	3,064	17,559	37,249
	2010 Census Population	2,564	13,535	28,044
	2000 Census Population	1,303	7,118	17,385
	Projected Annual Growth 2020 to 2025	0.9%	1.0%	1.1%
	Historical Annual Growth 2000 to 2020	6.2%	6.7%	5.2%
HOUSEHOLDS	2020 Estimated Households	1,043	6,062	13,270
	2025 Projected Households	1,113	6,508	14,317
	2010 Census Households	863	4,656	9,942
	2000 Census Households	424	2,416	6,108
	Projected Annual Growth 2020 to 2025	1.4%	1.5%	1.6%
	Historical Annual Growth 2000 to 2020	7.3%	7.5%	5.9%
AGE	2020 Est. Population Under 10 Years	20.2%	19.7%	18.0%
	2020 Est. Population 10 to 19 Years	14.3%	13.6%	13.2%
	2020 Est. Population 20 to 29 Years	16.8%	15.8%	15.1%
	2020 Est. Population 30 to 44 Years	26.5%	25.5%	24.0%
	2020 Est. Population 45 to 59 Years	12.5%	13.9%	15.4%
	2020 Est. Population 60 to 74 Years	7.8%	9.0%	10.7%
	2020 Est. Population 75 Years or Over	1.8%	2.4%	3.6%
	2020 Est. Median Age	28.4	30.3	32.8
MARITAL STATUS & GENDER	2020 Est. Male Population	49.4%	49.1%	49.2%
	2020 Est. Female Population	50.6%	50.9%	50.8%
	2020 Est. Never Married	32.4%	28.9%	30.1%
	2020 Est. Now Married	41.5%	46.2%	45.2%
	2020 Est. Separated or Divorced	20.0%	19.9%	18.6%
	2020 Est. Widowed	6.1%	5.0%	6.1%
INCOME	2020 Est. HH Income \$200,000 or More	0.8%	1.6%	1.1%
	2020 Est. HH Income \$150,000 to \$199,999	3.6%	4.2%	3.8%
	2020 Est. HH Income \$100,000 to \$149,999	11.5%	13.7%	14.2%
	2020 Est. HH Income \$75,000 to \$99,999	15.5%	14.1%	13.7%
	2020 Est. HH Income \$50,000 to \$74,999	15.5%	16.6%	19.1%
	2020 Est. HH Income \$35,000 to \$49,999	16.5%	17.5%	16.6%
	2020 Est. HH Income \$25,000 to \$34,999	7.7%	8.8%	8.7%
	2020 Est. HH Income \$15,000 to \$24,999	12.9%	10.0%	9.4%
	2020 Est. HH Income Under \$15,000	16.0%	13.7%	13.5%
	2020 Est. Average Household Income	\$53,250	\$57,109	\$56,532
	2020 Est. Median Household Income	\$49,248	\$53,947	\$53,529
	2020 Est. Per Capita Income	\$18,987	\$20,802	\$21,388
	2020 Est. Total Businesses	92	265	830
	2020 Est. Total Employees	937	2,019	7,763

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RF1

4545 Fayetteville Rd

Raeeford, NC 28376

1 mi radius 3 mi radius 5 mi radius

RACE	2020 Est. White	41.6%	45.1%	46.0%
	2020 Est. Black	37.4%	36.2%	37.5%
	2020 Est. Asian or Pacific Islander	1.9%	2.1%	2.2%
	2020 Est. American Indian or Alaska Native	2.1%	2.1%	2.3%
	2020 Est. Other Races	16.9%	14.5%	12.1%
HISPANIC	2020 Est. Hispanic Population	646	3,110	5,254
	2020 Est. Hispanic Population	22.1%	18.6%	14.9%
	2025 Proj. Hispanic Population	22.4%	18.9%	15.2%
	2010 Hispanic Population	22.7%	18.3%	14.5%
EDUCATION (Adults 25 or Older)	2020 Est. Adult Population (25 Years or Over)	1,711	10,062	22,127
	2020 Est. Elementary (Grade Level 0 to 8)	4.8%	4.4%	3.7%
	2020 Est. Some High School (Grade Level 9 to 11)	8.5%	6.3%	6.6%
	2020 Est. High School Graduate	27.0%	26.4%	27.3%
	2020 Est. Some College	34.4%	31.4%	29.1%
	2020 Est. Associate Degree Only	8.5%	11.3%	12.5%
	2020 Est. Bachelor Degree Only	11.3%	14.1%	14.3%
	2020 Est. Graduate Degree	5.6%	6.2%	6.6%
HOUSING	2020 Est. Total Housing Units	1,073	6,242	13,670
	2020 Est. Owner-Occupied	66.7%	69.3%	69.3%
	2020 Est. Renter-Occupied	30.5%	27.8%	27.7%
	2020 Est. Vacant Housing	2.8%	2.9%	2.9%
HOMES BUILT BY YEAR	2020 Homes Built 2010 or later	3.1%	9.2%	12.6%
	2020 Homes Built 2000 to 2009	43.5%	38.3%	30.6%
	2020 Homes Built 1990 to 1999	20.3%	19.2%	22.3%
	2020 Homes Built 1980 to 1989	12.5%	9.6%	9.6%
	2020 Homes Built 1970 to 1979	9.1%	9.0%	8.3%
	2020 Homes Built 1960 to 1969	5.3%	7.8%	7.3%
	2020 Homes Built 1950 to 1959	1.8%	2.1%	3.4%
	2020 Homes Built Before 1949	1.6%	1.9%	2.9%
HOME VALUES	2020 Home Value \$1,000,000 or More	-	-	-
	2020 Home Value \$500,000 to \$999,999	-	-	0.3%
	2020 Home Value \$400,000 to \$499,999	-	3.5%	2.2%
	2020 Home Value \$300,000 to \$399,999	6.4%	8.0%	5.6%
	2020 Home Value \$200,000 to \$299,999	20.2%	20.5%	26.3%
	2020 Home Value \$150,000 to \$199,999	27.3%	34.6%	38.6%
	2020 Home Value \$100,000 to \$149,999	37.6%	33.8%	31.1%
	2020 Home Value \$50,000 to \$99,999	12.6%	15.7%	21.3%
	2020 Home Value \$25,000 to \$49,999	8.7%	9.0%	7.7%
	2020 Home Value Under \$25,000	10.5%	9.0%	8.1%
	2020 Median Home Value	\$150,848	\$150,625	\$147,550
	2020 Median Rent	\$739	\$781	\$717

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DEMOGRAPHIC REPORT

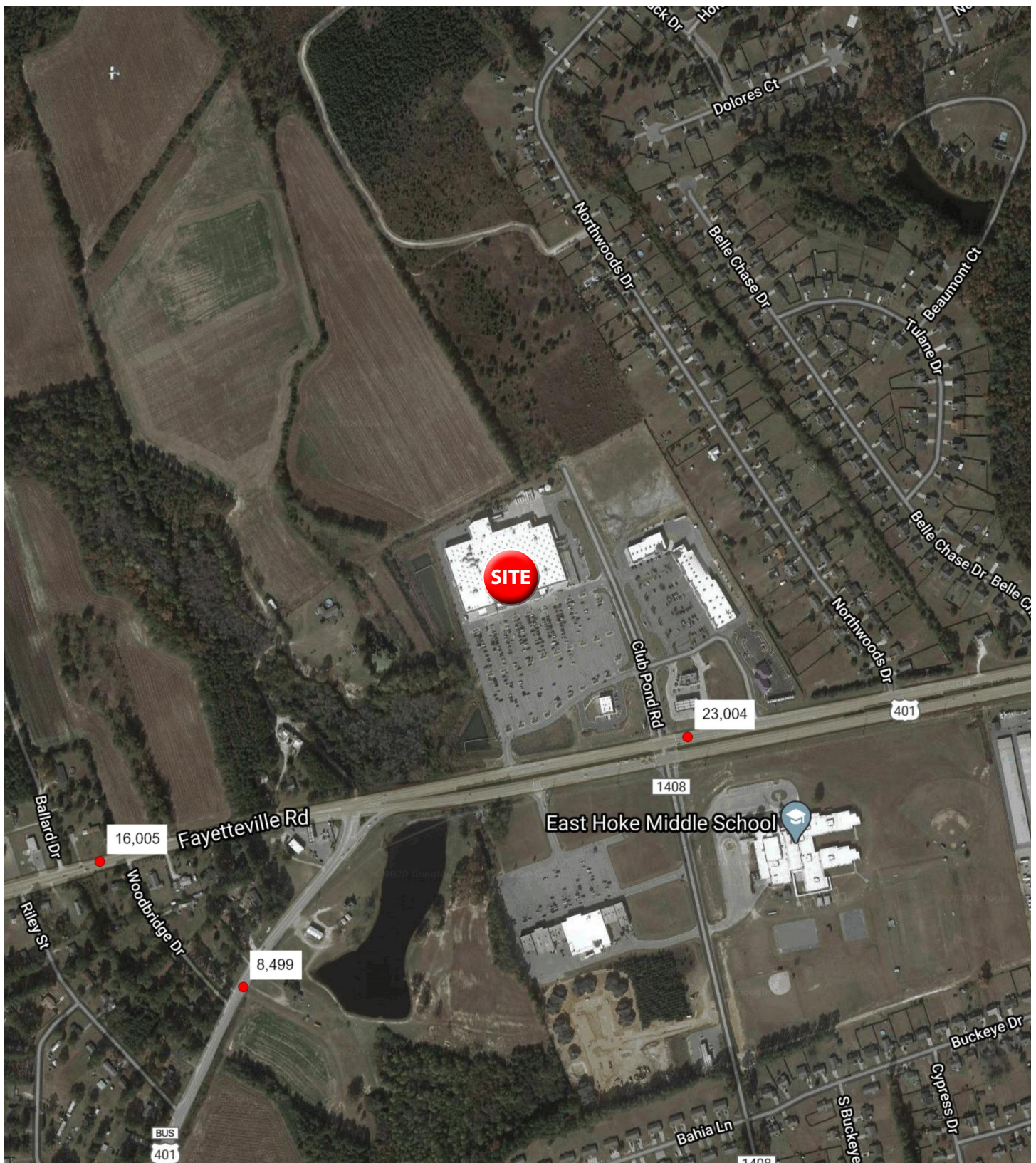
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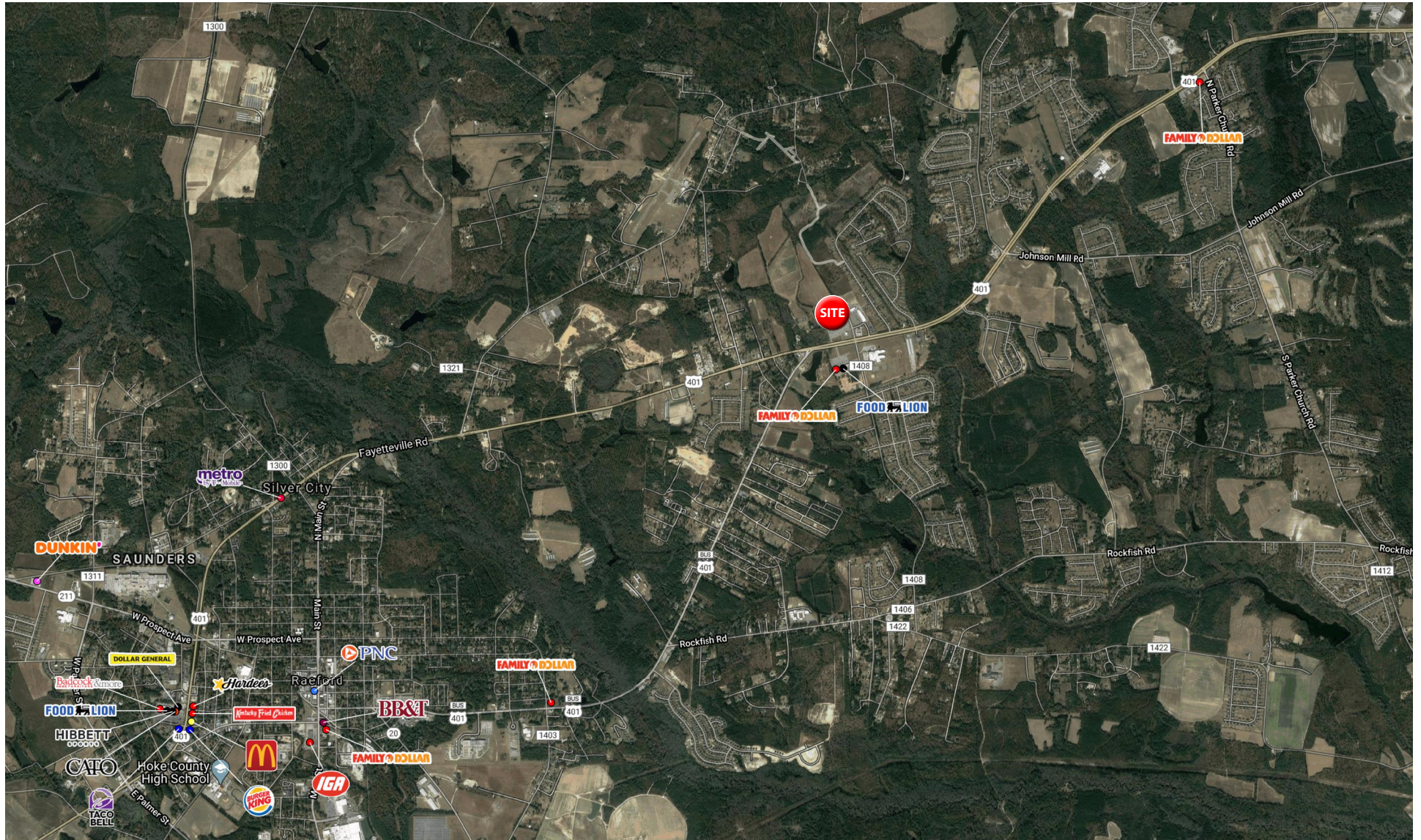
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Raeford, NC 28376				
LABOR FORCE	2020 Est. Labor Population Age 16 Years or Over	2,064	11,927	25,976
	2020 Est. Civilian Employed	42.1%	49.2%	50.7%
	2020 Est. Civilian Unemployed	2.8%	2.5%	2.0%
	2020 Est. in Armed Forces	8.5%	8.7%	8.1%
	2020 Est. not in Labor Force	46.5%	39.7%	39.3%
	2020 Labor Force Males	48.4%	48.1%	48.2%
	2020 Labor Force Females	51.6%	51.9%	51.8%
OCCUPATION	2020 Occupation: Population Age 16 Years or Over	869	5,866	13,157
	2020 Mgmt, Business, & Financial Operations	12.7%	11.8%	10.8%
	2020 Professional, Related	23.2%	21.3%	20.5%
	2020 Service	14.4%	15.3%	17.4%
	2020 Sales, Office	19.4%	20.4%	21.4%
	2020 Farming, Fishing, Forestry	1.1%	1.8%	1.3%
	2020 Construction, Extraction, Maintenance	10.3%	10.0%	9.5%
	2020 Production, Transport, Material Moving	18.8%	19.3%	19.0%
	2020 White Collar Workers	55.3%	53.6%	52.8%
	2020 Blue Collar Workers	44.7%	46.4%	47.2%
TRANSPORTATION TO WORK	2020 Drive to Work Alone	80.1%	81.1%	83.5%
	2020 Drive to Work in Carpool	15.5%	13.0%	10.5%
	2020 Travel to Work by Public Transportation	0.8%	0.3%	0.2%
	2020 Drive to Work on Motorcycle	0.7%	0.4%	0.2%
	2020 Walk or Bicycle to Work	0.3%	0.2%	0.4%
	2020 Other Means	0.2%	1.6%	1.5%
	2020 Work at Home	2.5%	3.4%	3.6%
TRAVEL TIME	2020 Travel to Work in 14 Minutes or Less	10.2%	13.4%	17.5%
	2020 Travel to Work in 15 to 29 Minutes	23.7%	30.0%	34.4%
	2020 Travel to Work in 30 to 59 Minutes	42.4%	44.0%	41.3%
	2020 Travel to Work in 60 Minutes or More	2.7%	5.2%	5.1%
	2020 Average Travel Time to Work	29.3	28.9	26.7
CONSUMER EXPENDITURE	2020 Est. Total Household Expenditure	\$47.5 M	\$289.74 M	\$629.69 M
	2020 Est. Apparel	\$1.67 M	\$10.15 M	\$21.96 M
	2020 Est. Contributions, Gifts	\$2.49 M	\$15.38 M	\$33.46 M
	2020 Est. Education, Reading	\$1.39 M	\$8.55 M	\$18.34 M
	2020 Est. Entertainment	\$2.63 M	\$16.09 M	\$34.93 M
	2020 Est. Food, Beverages, Tobacco	\$7.46 M	\$45.33 M	\$98.48 M
	2020 Est. Furnishings, Equipment	\$1.63 M	\$10.01 M	\$21.75 M
	2020 Est. Health Care, Insurance	\$4.39 M	\$26.77 M	\$58.49 M
	2020 Est. Household Operations, Shelter, Utilities	\$15.6 M	\$94.78 M	\$205.95 M
	2020 Est. Miscellaneous Expenses	\$883.57 K	\$5.42 M	\$11.8 M
	2020 Est. Personal Care	\$636.1 K	\$3.88 M	\$8.43 M
	2020 Est. Transportation	\$8.73 M	\$53.38 M	\$116.1 M

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TRAFFIC COUNTS



COMMERCIAL AERIAL





WRSINC
REAL ESTATE INVESTMENTS

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