

Fast Food Building FOR LEASE

5505 Raeford Road | Fayetteville, NC | 28304



CONTACT

Thurman Brooks | 704.644.4585
tbrooks@providencegroup.com

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PROPERTY / LEASING INFORMATION

Asking Rent: Call Broker

Bldg Size: 3,550 SF

Site : 0.8 ac (34,907 sf)

Zoning: LC (Limited Commercial)

Cumberland Co. PIN- 0407-70-5843

Parking Spaces - 42 - 40 Regular and 2 Handicap

PROPERTY HIGHLIGHTS

Free standing restaurant available on mature retail corridor - Raeford Road

Near Skibo Intersection

Curb Cuts on Raeford Rd. and Duke St.

High Traffic Counts - 31,000 VPD

Excellent Visibility

Minutes from Ft. Bragg and Cape Fear Medical Center

DEMOGRAPHICS (2023)

	1 MILE	3 MILE	5 MILE
POPULATION	9,762	69,675	163,516
AVERAGE HH INCOME	\$84,650	\$91,258	\$91,519
MEDIAN HH INCOME	\$71,765	\$72,898	\$73,167
BUSINESS ESTABLISHMENTS	371	3,880	8,138
DAYTIME EMPLOYMENT	2,939	34,265	67,689



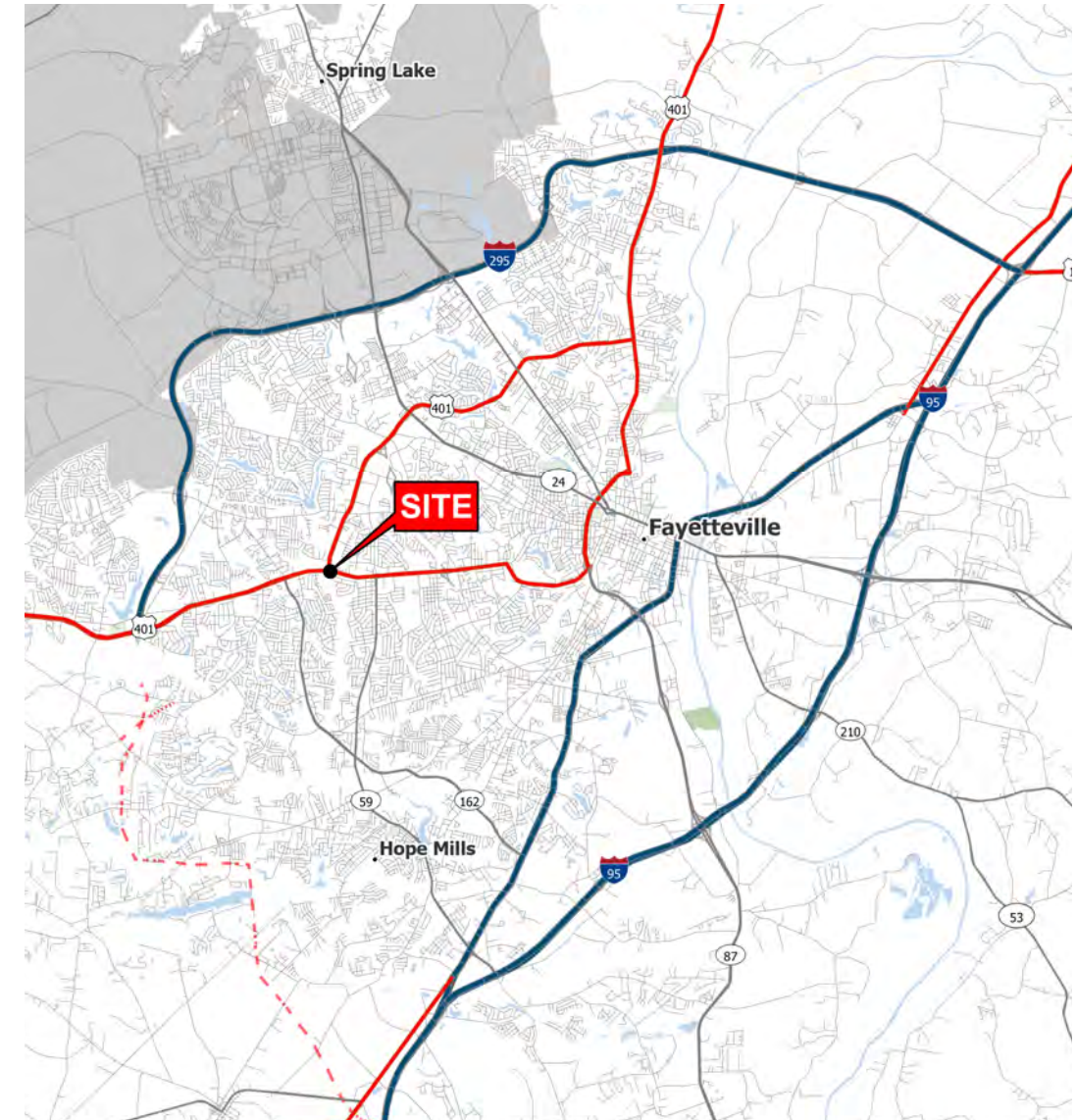
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VPD 25,500

22,500 VPD

38,500 VPD

20,000 VPD

29,000 VPD

37,000 VPD

30,000 VPD

33,000 VPD

31,000 VPD

36,500 VPD

36,000 VPD

35,000 VPD

27,500 VPD

Cross Pointe Centre

TJ-MAXX

STAPLES

SHOE CARNIVAL

BED BATH & BEYOND

ULTA BEAUTY

Cross Creek Plaza

CONN'S HARBOR FREIGHT TOOLS

ROSS DRESS FOR LESS

JO-ANN Tuesday Morning

Walmart SUPERCENTER

SAM'S CLUB

CARMAX

Sycamore Square

FOOD LION **Kimbro's** Furniture Distributors, Inc.

Cross Creek Mall

belk **macy's**

JCPenney **ROOMS TO GO**

Office DEPOT

Glenford Commons

BARNES & NOBLE

OLD NAVY

ASHLEY FURNITURE INDUSTRIES, INC.

Marketfair

AMC THEATRES

LIDL

Skibo Square

THE FRESH MARKET

LOWE'S

Gabe's unbelievable!

FITNESS CONNECTION

Glenford Way

BI'S

TARGET

THE HOME DEPOT

BEST BUY

KOHL'S

Westwood Center

FOOD LION **ROSES**

Freedom Center

FIELD STREAM THE WORLD'S LEADING OUTDOOR WEBSITE

HOBBY LOBBY **DICK'S SPORTING GOODS**

five BELOW **SPROUTS FARMERS MARKET**

HomeGoods

BURKE'S buybuy Outlet **BABY**

DSW **carter's**

petco **WORLD MARKET**

ALDI

FOOD LION

BIG LOTS!

SITE

Fayetteville Pavilion

Party City

PET SMART

Marshalls

Michael's Christmas Tree Shops

OVERSTOCK FURNITURE & MATTRESS