

# HOPE VALLEY COMMONS

GROCERY ANCHORED SHOPPING CENTER  
IN SOUTH DURHAM

1125 NC HWY 54 | DURHAM, NC 27707



PARTNER **XTEAM**



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# HOPE VALLEY COMMONS

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Anchored by Harris Teeter, Hope Valley Commons is well-positioned just off Highway 54 in South Durham. This upscale shopping center is minutes from I-40 and The Streets at Southpoint, serving a trade area of highly educated households.

## PROPERTY HIGHLIGHTS

- Suite 13 – 1,400 SF inline retail space available
- Located at the signalized intersection of NC Highway 54 and Garrett Road
- Strong tenant mix comprised of regional and local users including Club Pilates, Marco's Pizza, The Guys' Place, Which Wich, and Sun Tan City
- Excellent visibility and access from NC Highway 54 and Highway 751
- Surrounded by strong demographics with an average household income of over \$124,000 within a one-mile radius

## 2024 DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
<b>POPULATION</b>	5,401	61,919	139,041
<b>AVERAGE HH INCOME</b>	\$124,469	\$134,179	\$129,737
<b>MEDIAN HH INCOME</b>	\$97,673	\$101,596	\$96,136
<b>BUSINESS ESTABLISHMENTS</b>	389	2,409	6,931
<b>DAYTIME EMPLOYMENT</b>	2,317	16,454	55,793



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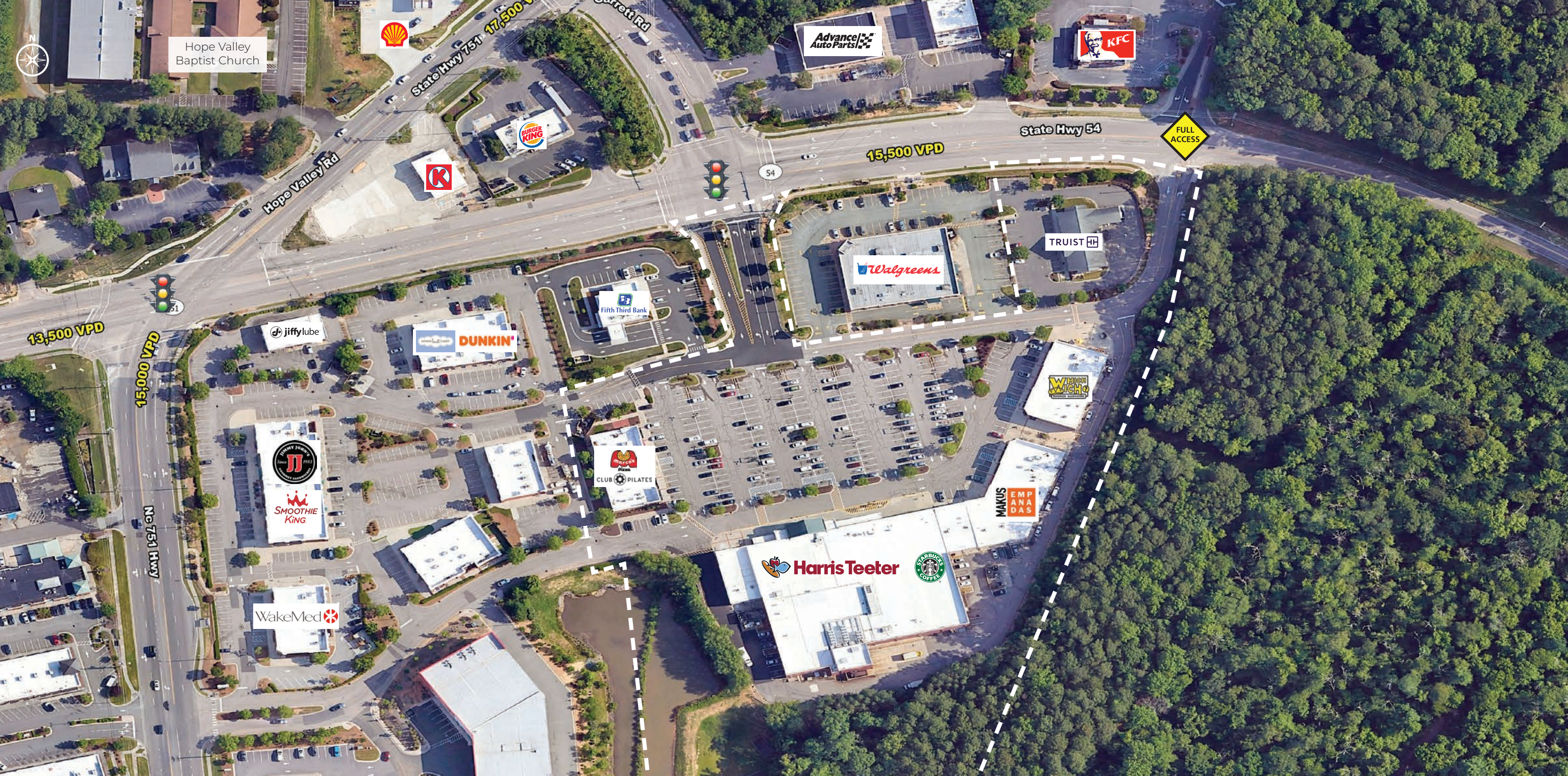


# SITE PLAN



Suite	Tenant	Size (SF)
01	Neo Japan	2,414
02	Beverly Nails	1,200
04	Club Pilates	2,400
05	Marco's Pizza	1,200
06	Bapu Teahouse	1,542
07	InView Eye Care	1,600
08	Harris Teeter	48,505
09	Triangle Tailors	1,400
10	Backyard Birds & Gifts	1,400
11	Armed Forces Career Center	5,700
12	Makus Empanadas	1,410
<b>13</b>	<b>AVAILABLE</b>	<b>1,400</b>
14	Urban Turban Indian Grill & Bar	2,800
15	Vent Hair Salon	1,400
16	The Guys' Place	1,500
17	Salt & Cocoa	1,256
18	Sun Tan City	2,800
19	Which Wich	1,400
<b>TOTAL</b>		<b>81,327</b>





Hope Valley Baptist Church



Advance Auto Parts



State Hwy 54

15,500 VPD



Hope Valley Rd

TRUIST

Walgreens

13,500 VPD

jiffylube

DUNKIN'

Fifth Third Bank

15,000 VPD



SMOOTHIE KING



CLUB PILATES

WITCH

MAKUS EMPANADAS

No 751 Hwy

Harris Teeter



WakeMed





Jordan High School

Woodcroft



14,000 VPD

15,900 VPD

Hope Valley Commons



15,500 VPD

Johnson AutoPark

Streets at Southpoint

NORDSTROM JCPenney  
 AMC THEATRES macy's belk  
 URBAN OUTFITTERS  
 WILLIAMS-SONOMA BANANA REPUBLIC  
 ANTHROPOLOGIE LOFT  
 POTTERY BARN Crate & Barrel west elm BARNES & NOBLE

Homestead Market



21,000 VPD

Southpoint Crossing



95,500 VPD

101,000 VPD

98,000 VPD

13,500 VPD



Renaissance Village



Renaissance Center



16,000 VPD