

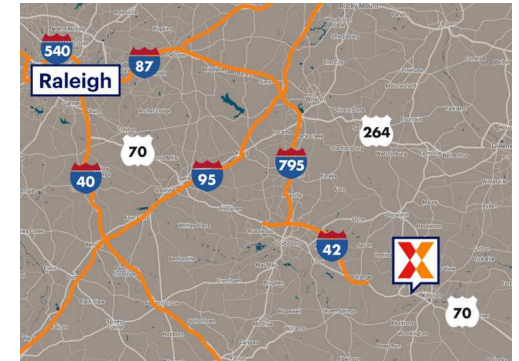


Kinston, NC

# KINSTON POINTE

35.2621, -77.6445  
4104 West Vernon Avenue | Kinston, NC 28504

**CENTER SIZE:** 250,580 SF



DEMOGRAPHICS	3 MILE	5 MILE	7 MILE
👤👤👤	8,733	29,632	37,211
🏠	3,561	12,381	15,464
💰	\$69,355	\$53,729	\$53,997

Centrally located on Kinston's retail corridor between Goldsboro and New Bern

Walmart Super Center anchors the property and has a regional draw

Features a diverse mix of national retailers including Dollar Tree, Citi Trends, Aaron's & Sally Beauty Supply, drawing an estimated 7,200 visits/day and 2.6M+ visits/year

Excellent visibility on Hwy 70 and Vernon Ave from 27,000+ vehicles daily

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### AVAILABLE SPACE

10	1,000 SF
26	1,200 SF

### PAD OPPORTUNITIES

PAD A	0 SF
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### CURRENT RETAILERS

N.A.P.	Hardee's	
N.A.P.1	Arby's	
N.A.P.2	Occupied	
N.A.P.3	Quickilube	
06	Walmart Supercenter	185,786 SF
07	Subway	1,240 SF
08	A & T Vape	750 SF
09	All Cellular	750 SF
11	A to Z Cellular	1,000 SF
12	GameStop	2,000 SF
13	Lendmark Financial Services	1,900 SF
15	Dollar Tree	25,000 SF
17	Golden China Buffet	3,600 SF
18	SHOE DEPT.	4,800 SF
20	Citi Trends	10,357 SF
21	Aaron's	6,697 SF
22	K&A Tobacco Shop	900 SF
23	Cricket	900 SF
24	Sally Beauty Supply	1,500 SF
25	H&R Block	1,200 SF

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