

FOR LEASE

Bermuda Run
Golf Club & Gated
Community
850 AC

Oak Valley Golf
Club & Community
600 AC



Kinderton
Village
160 AC

New Construction
Single Family
300 AC

Tanglewood
Park

TRUIST
SPORTS
PARK

AtriumHealth
Wake Forest Baptist
RISE
INDOOR SPORTS
123,000 SF
Indoor
Sports Complex

35,500 VPD

55,000 VPD



Harris Teeter
Neighborhood Food & Pharmacy

**TSC TRACTOR
SUPPLY CO.**

Clemmons Rd.

Harper Rd.

TRINITY
ELMS

1,385 +/- SF RETAIL/RESTAURANT/OFFICE
TANGLEWOOD COMMONS I CLEMMONS, NC



FREEMAN | COMMERCIAL REAL ESTATE

CHARLIE FREEMAN
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PROPERTY OVERVIEW

4182 CLEMMONS RD.
CLEMMONS, NC 27012

BLDG SIZE: 8,965 SF
RENTABLE SF: 1,385 +/- SF
ZONING: Highway Business
LEASE RATE: \$21.00/PSF

- Former in CWC Custom Cabinets located in Harris Teeter anchored center, adjacent to Tanglewood Park
- Building co-tenants include: Jersey Mikes, PetSense, Allstate Insurance
- Monument signage along Clemmons Rd./Hwy 158
- Clemmons Rd/Hwy 158 : 15,500 VPD
Harper Rd.: 11,000 VPD



DEMOGRAPHICS	3 MI.	5 MI.	7 MI.
POPULATION	26,878	57,457	110,471
HOUSEHOLDS	11,200	23,945	47,471
MEDIAN AGE	46.8	45.3	43.6
AVG. HH INCOME	\$122,297	\$116,584	\$110,637

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