

Connection Point

Intersection of Monroe Road, Idlewild Road, Independence Blvd. & Long Ave. Charlotte, NC

Outparcels & Retail Space Available



- Property at the confluence of 4 major roads/connectors
- New 13-acre grocery-anchored retail project at full access signal and new interchange off of Independence, Idlewild, Rama, Monroe, and Long Ave.
- Adjacent to nearby developed mixed-use project that includes multifamily, retail and 30,000 square feet of office
- Allowable uses include drive-throughs, convenience store/fuel, outdoor seating restaurant and grocery
- One of the most accessible intersections in Charlotte with excellent visibility and access to Monroe, Idlewild, Independence and Long Ave.
- Please call for rates & availability



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Demographics	1 Mile	3 Mile	5 Mile
Population:	11,315	116,413	257,824
Average Household Income:	\$48,554	\$61,685	\$82,342
Median Household Income:	\$36,534	\$40,737	\$48,539

Traffic Counts	
Independence Blvd.	66,000 VPD
Monroe Road	31,000 VPD
Idlewild Road	20,000 VPD
Rama Road	15,000 VPD



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Retail Leasing Plan

