WOODCREST CAPITAL, LLC

Akers Center

1401-1497 E Franklin Blvd | Gastonia NC
199 S New Hope Rd

LEASING
(817) 927-0050

Restaurant
Retail
Office
Medical

AVAILABLE
1,750 - 4,000 SF
up to 35,585 SF
Restaurant: 3,070 SF



- 235,374 SF Center
- Gaston County, North Carolina
- Large Parking Field
- Excellent National Co-Tenancy
- 15 Minutes from Charlotte

Scan QR for Virtual Tours:

Type	PSF
NNN's	$ 2.27
Lease Rates	Call for Rates

Traffic Counts	
E Franklin Blvd	20,302 VPD
I-85	133,962 VPD



Demographics	1-mile*	3-mile	5-mile	True Trade Area**
Population	6,121	58,819	109,404	605,805
Households	2,732	23,326	42,467	216,828
Average HH Income	$73,999	$67,099	$71,452	$75,377

* 1, 3, and 5 mile radius data provided by Placer.ai using the STI: PopStat 2022 dataset
** True Trade Area values reflect the aggregate demographic data of the most prevalent Census Block Groups providing 80% of the actual traffic seen at the center from 3/1/2022-2/28/2023 as calculated by Placer.ai using the STI: PopStats 2022 dataset.

Woodcrest Capital, LLC
3113 South University Drive, Suite 600
Fort Worth, TX 76109

The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.

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