



**BLACK
OAK**
ASSOCIATES



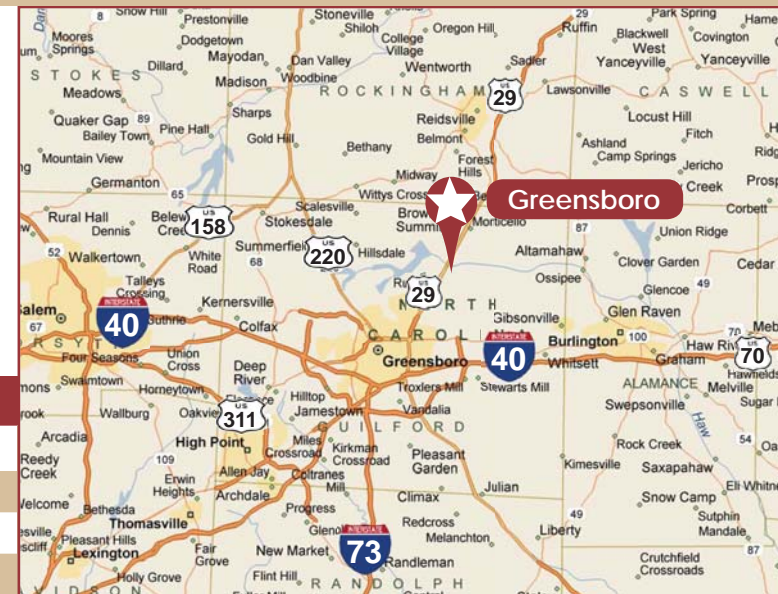
HICONE SHOPPING CENTER

4634 HICONE ROAD, GREENSBORO, NC

OVERVIEW

Black Oak acquired the 90,000 square foot Hicone Shopping Center in 2013. The shopping center is located in the rapidly growing northeast quadrant of Greensboro, North Carolina and is minutes away from Highway 29. The center fronts the highly trafficked Hicone Road and Rankin Mill Road intersection and is home to national retailers, Food Lion and CVS, as well as small businesses serving the local community. Black Oak is currently leasing pad acreage and in-line spaces.

VICINITY MAP



For more information
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2012 DEMOGRAPHICS

	1 mile	3 miles	5 miles
Population	2,792	15,098	54,942
Avg. HH Income	\$62,747	\$55,131	\$48,850
Households	1,025	5,655	20,958



TENANT LIST

2031	Hicone Car Wash	1,864 SF	4634 A	Fit4Life	6,400 SF
2036	Karondas Sports Bar & Grill	4,557 SF	4634 B	Goodwill	4,800 SF
2040 A	Signature Sweets	1,400 SF	4634 H	Food Lion	40,865 SF
2040 B	H&R Block Tax Service	1,400 SF	4634 L	Jade Chinese Restaurant	1,400 SF
2040 C	Beauty Works	2,480 SF	4634 M	Country Kitchen	3,200 SF
2040 E	Rio Mexican Restaurant	3,920 SF	Kiosk A	State Employees' Credit Union	N/A
2040 G	Tobacco Shop	1,600 SF	Kiosk B	Hometown Ice House	N/A
2040 H	Queen Nails	1,600 SF	PAD SITE A		1 Acre
2040 I	Domino's	1,600 SF	PAD SITE B		.75 Acre
2042	CVS Pharmacy	10,125 SF			

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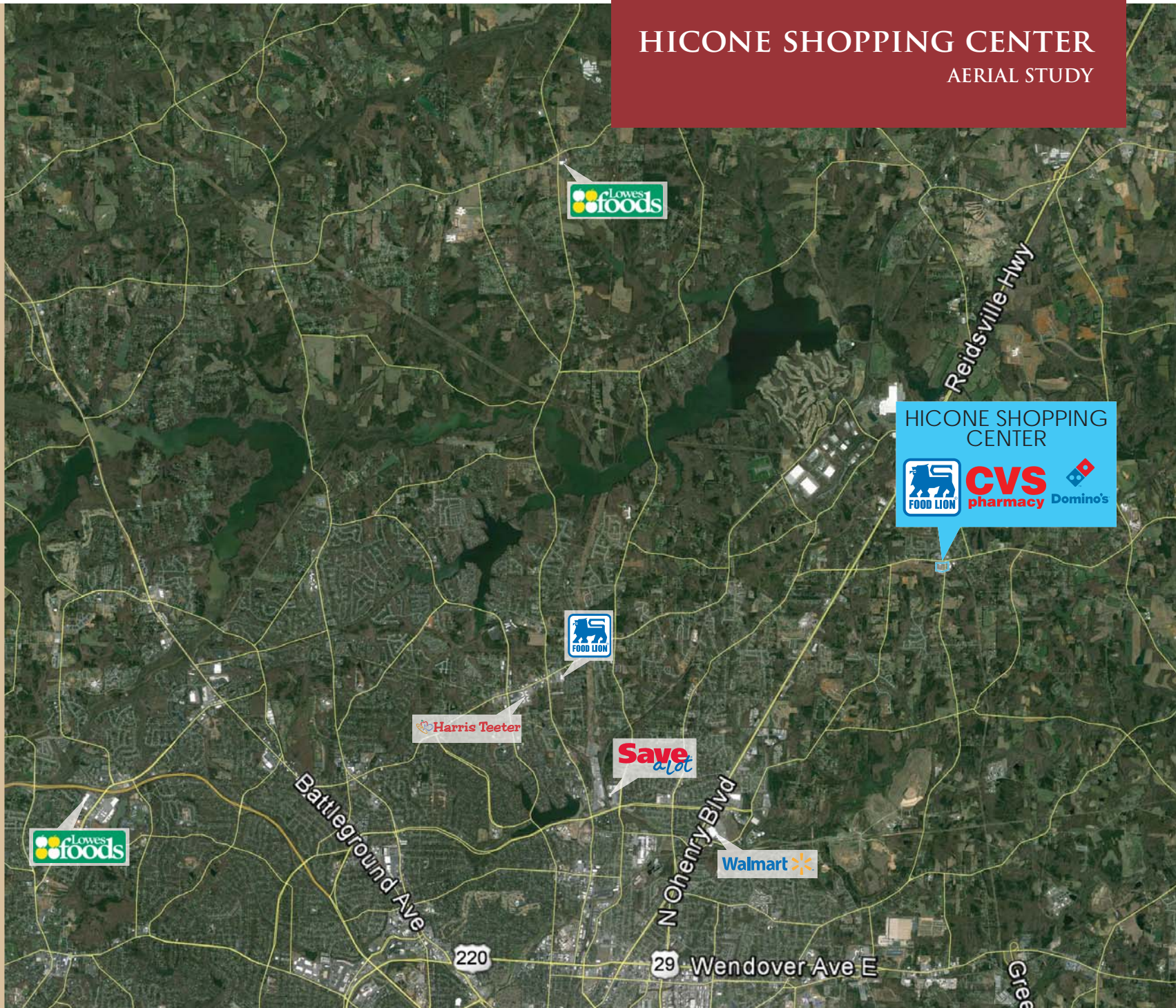
SITE PLAN





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HICONE SHOPPING CENTER

AERIAL STUDY

