

FOR LEASE

Berkeley Mall

625 N. Berkeley Boulevard | Goldsboro, NC 27534



PROPERTY HIGHLIGHTS

Strategically located on North Berkeley Boulevard in Goldsboro, NC, Berkeley Mall serves as a dynamic regional hub with a sprawling area of 458,000 square feet.

Adjacent to Berkeley Corner, a 57,000 square foot shopping center, Berkeley Mall enhances the area's appeal as a significant retail destination. Hosting major retailers such as Belk, Burlington, and Ulta Beauty, the mall is the exclusive enclosed regional shopping center within a 40-mile radius. This unique position attracts a broad and diverse array of shoppers, cementing the robust retail landscape of the region.

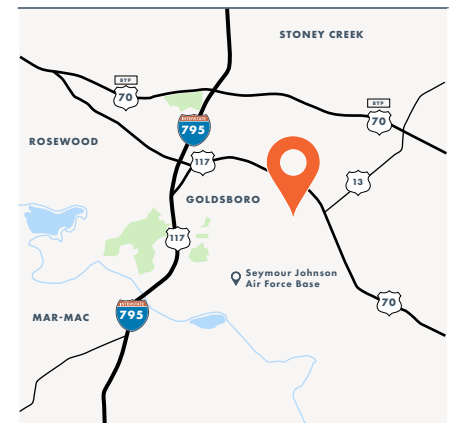
Goldsboro, the city playing host to Berkeley Mall, houses Seymour Johnson Air Force Base, which employs a workforce of approximately 4,600 active-duty personnel and 1,000 civilian employees. This stable employment base, coupled with a low cost of living, fosters a thriving local economy.

Berkeley Mall serves as a pivotal element in the retail corridor, enveloped by a diverse array of reputable stores including Target, TJ Maxx, Ross, Old Navy, Staples, and Hobby Lobby. This unique assembly of retail establishments heightens the mall's allure, fostering a vibrant environment and adding to the region's commercial vitality.

DEMOGRAPHICS

MILE RADIUS	5 MI	7 MI	15 MI
POPULATION	43,577	63,473	130,196
NO. OF HOUSEHOLDS	21,541	29,322	58,875
AVG. HH INCOME	\$72,894	\$79,684	\$79,169

LOCATION



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Site Plan ■ Available

SUITE	TENANT NAME	SPACE SIZE (SF)
A1	JCPenney	77,778
A2	Belk (Home & Children)	51,696
A3	Belk (Men & Women)	105,746
A4	Burlington	26,015
A5	Five Below	9,654
A6	Available	38,457
B3	Bath & Body Works	2,532
B5	Gamestop	1,890
B6	Available	847
C1	Lily's Eyebrows	878
C3	Meliora Health Spa	1,373
C4	GNC	1,304
C5	Available	3,525
C7	GQ Fashion	2,313
C8	Shoe Show	3,469
C9	Available	1,156
D2	Tips N Toes	1,156
D3	GQ Menswear	4,626
D5	Jewelry Care Center	2,300
D6	Available	2,326
D7	Mall Security	1,000
E1/2	Lenscrafters	4,838
E3/4/5	Hibbett Sports	9,189
E6	American Eagle Outfitters	5,493

SUITE	TENANT NAME	SPACE SIZE (SF)
F1	ULTA	10,983
F2/3	White's Boutique	3,164
F4	AMPED	2,401
F5	Available	725
F6	Gold N Diamonds	1,725
F7	Claire's	1,025
F8	Fresh-O-Ade	900
F9	Jade Express	900
F10/F11	Available	900
G1/5/6	Available	8,473
G2	Journey's	1,601
G3	Available	1,025
G4	Available	1,775
G7/8	Rainbow	6,335
G9	Aeropostale	3,782
H1	Foot Locker	4,500
H2	Burlington Shoes	6,126
H3-6	Available	15,313
	Longhorn	6,997
	Ninja	1,800
	Olive Garden	7,802
	Starbucks	1,800
	U.S. Cellular	3,500
	Wells Fargo	3,715