

# SUN VALLEY COMMONS

6701 OLD MONROE ROAD | INDIAN TRAIL, NC

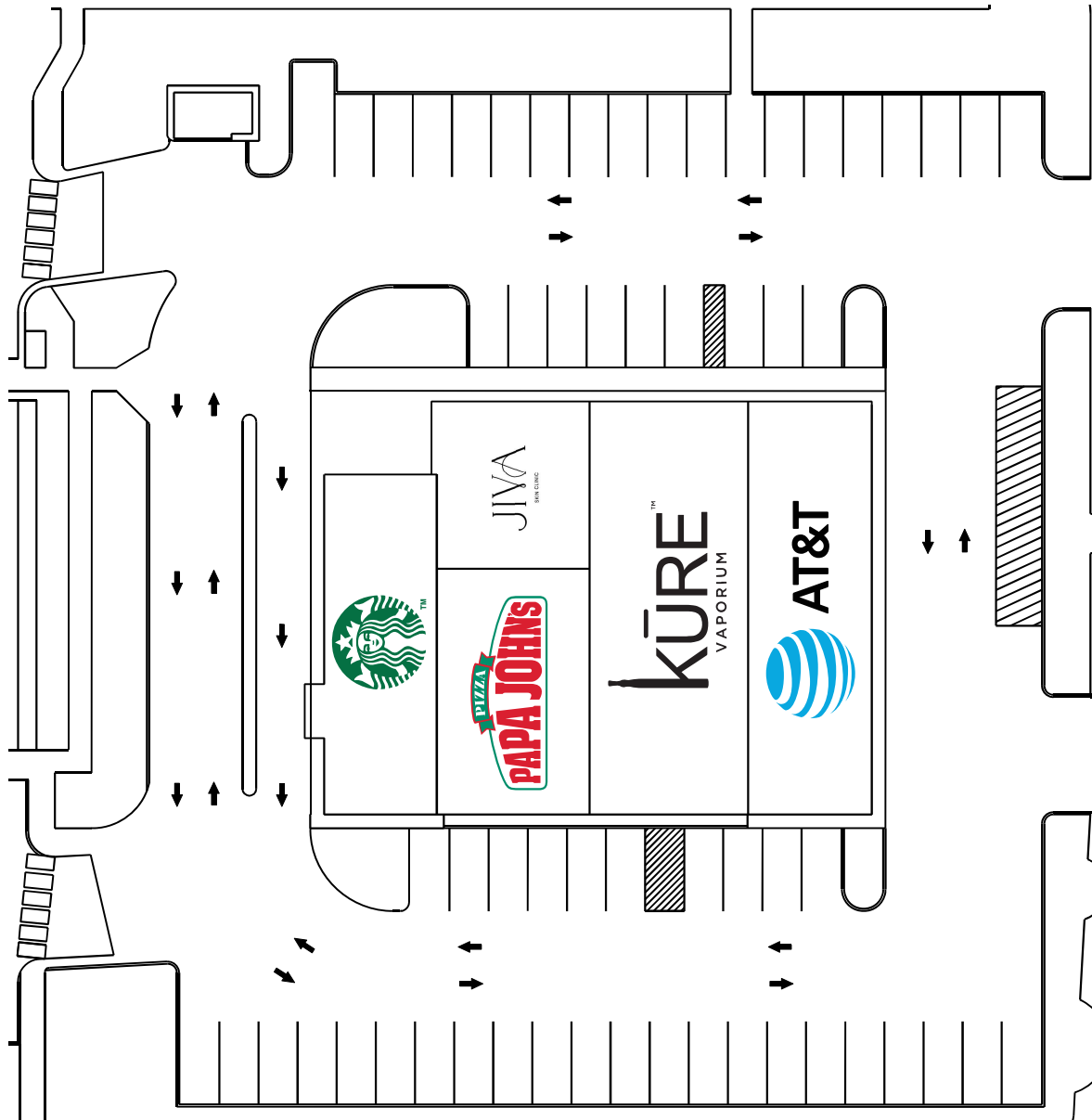


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## HIGHLIGHTS

- Easily accessible from Highway 74 and I-485
- Co-tenants: Starbucks, Papa John's and AT&T
- Sits directly in front of the Sun Valley development (Sun Valley 14 Cinemas, Hickory Tavern, American Burger Co., 9 Rounds, Moe's, Cinnaholic)
- Second generation office space in excellent condition
- Office space with hardwood floors, open workspace, kitchenette, conference room and private office
- Located in a rapidly expanding market surrounded by new retail

## DEMOGRAPHICS

