



RIVERLIGHTS®



7BRIDGE



7BRIDGE SITES READY FOR COMMERCIAL DEVELOPMENT

WILMINGTON, NC

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Introducing commercial development opportunities at Riverlights

Bridge Commercial ("Bridge") is pleased to present remaining land in Riverlights 7 Bridge ("The Property"), a ±35 acre infill mixed-use development opportunity in Wilmington, North Carolina. The property is a part of Riverlights, a master-planned mixed-use community on the Cape Fear River.

7 Bridge is the commercial core of Riverlights. The 100 +/- acre destination will have a full spectrum of retail, entertainment, service commercial and varying rental residential living options. The 7 Bridge core will be lifestyle of Hub the Riverlights community and the go to spot for surrounding area.

The 7 Bridge Master Vision:

- 1000 +/- Rental Residential
- 300 +/- Senior and Age Targeted Residential
- 100,000 +/- Retail
- 50,000 +/- Office & Service Commercial
- New 550 +/- Elementary School
- New Adjacent Pre-K School

REMAINING DEVELOPMENT OPPORTUNITIES:

- PARCEL 3 - 1.66 Acres
- PARCEL 4 - 3.68 Acres
- PARCEL 5A - 6.91 Acres
- PARCEL 5B - 8.06 Acres
- PARCEL 6 - 2.23 Acres
- PARCEL 7 - 0.92 Acres
- PARCEL 8 - 11.18 Acres
- GROSS ACREAGE: ±34.64 Acres



RIVERLIGHTS

- ☆ INFORMATION CENTER
- MODEL HOMES
- SINGLE-FAMILY HOMES
- DEL WEBB 55+
- HAMPS LANDING
- RIVER ROW
- TOWNHOMES
- MOSBY APARTMENTS
- MARINA VILLAGE
- PARKS
- FUTURE DEVELOPMENT
- TRAILS
- BOARDWALK

7 BRIDGE AVAILABLE PARCELS FOR COMMERCIAL DEVELOPMENT

Highlights

- ±140 acres of commercial land for mixed-use development withing Riverlights.
- Riverlights is a ±1,300-acre, master-planned mixed-use development.
- Proximate to 14,000+ existing residences within 3 miles.
- Waterfront location on the Cape Fear River.
- ±2 Miles of Cape Fear River frontage.
- Within 15 minutes to Downtown Wilmington, 15 minutes to the beach, voted No. 2 by USA Today's Reader Choice.
- One of the last remaining large commercial development sites available.
- PARCELS 3 - 8: 0.92 - 34.64 Acres
- [MX-3 ZONING SUMMARY](#)
- [MX-3 ZONING SUBMITTAL](#)



MASONBORO ISLAND

Atlantic Ocean

VILLAGE AT MYRTLE GROVE

MYRTLE GROVE CHRISTIAN & MIDDLE SCHOOL

BEAU RIVAGE

CAROLINA BEACH RD

RIVERLIGHTS ELEMENTARY



Motts Creek

SILVER LAKE NEIGHBORHOOD

MARY C WILLIAMS PRE-K

CAPSTONE COTTAGES & ARGENTO APARTMENTS

FUTURE RESIDENTIAL DEVELOPMENT

RESIDENTIAL DEVELOPMENT Under Construction

DEL WEBB

RIVER RD

Bernard's Creek

OLD TOWNE ST

FUTURE COMMERCIAL DEVELOPMENT

FUTURE FIRE STATION

MARINA VILLAGE

HAMP'S LANDING

RIVER RD

FUTURE WATERFRONT TOWNHOMES

WATERCRAFT FERRY AVE

Cape Fear River

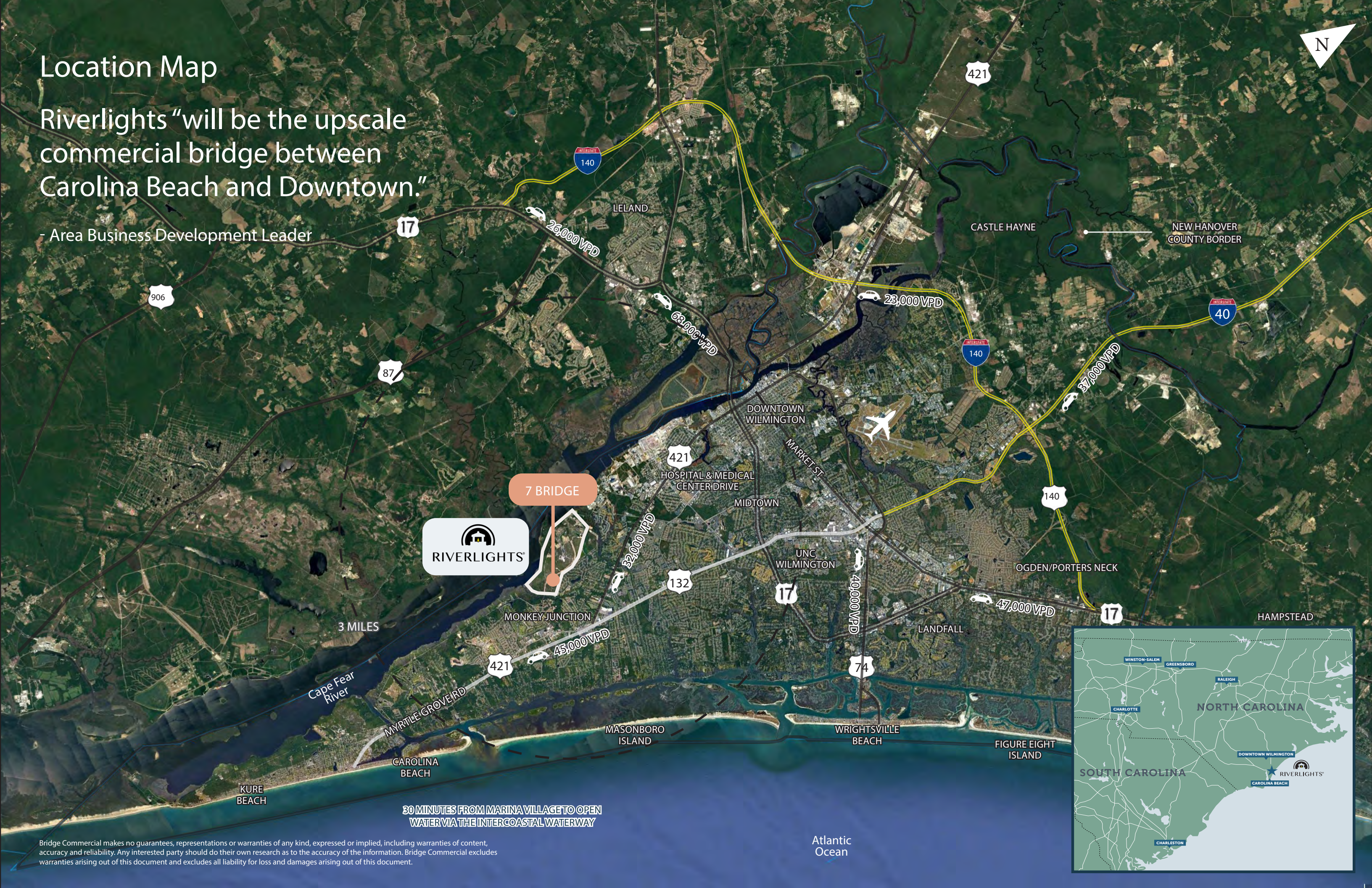
FUTURE COMMERCIAL DEVELOPMENT

FUTURE MARINA EXPANSION

Location Map

Riverlights "will be the upscale commercial bridge between Carolina Beach and Downtown."

- Area Business Development Leader



7 BRIDGE

RIVERLIGHTS

3 MILES

Cape Fear River

MYRTLE GROVE RD

MONKEY JUNCTION

421

45,000 VPD

MASONBORO ISLAND

WRIGHTSVILLE BEACH

FIGURE EIGHT ISLAND

30 MINUTES FROM MARINA VILLAGE TO OPEN WATER VIA THE INTERCOASTAL WATERWAY



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Drive Time Map

Situated along the Cape Fear River, Riverlights will be the upscale commercial bridge between Carolina Beach and downtown. It is surrounded by numerous employers, minutes to downtown Wilmington with its charming streets and culinary scene, and home to award-winning golf courses. It's no wonder why Wilmington is noted as one of the fastest growing cities in North Carolina.



Riverlights: Where community & convenience come to play



3,350

RESIDENCES AT FULL BUILD-OUT



±400

TOWNHOMES PLANNED



±1,000

MULTIFAMILY PLANNED



±250

SENIOR HOUSING PLANNED



±100,000

SF OF COMMERCIAL



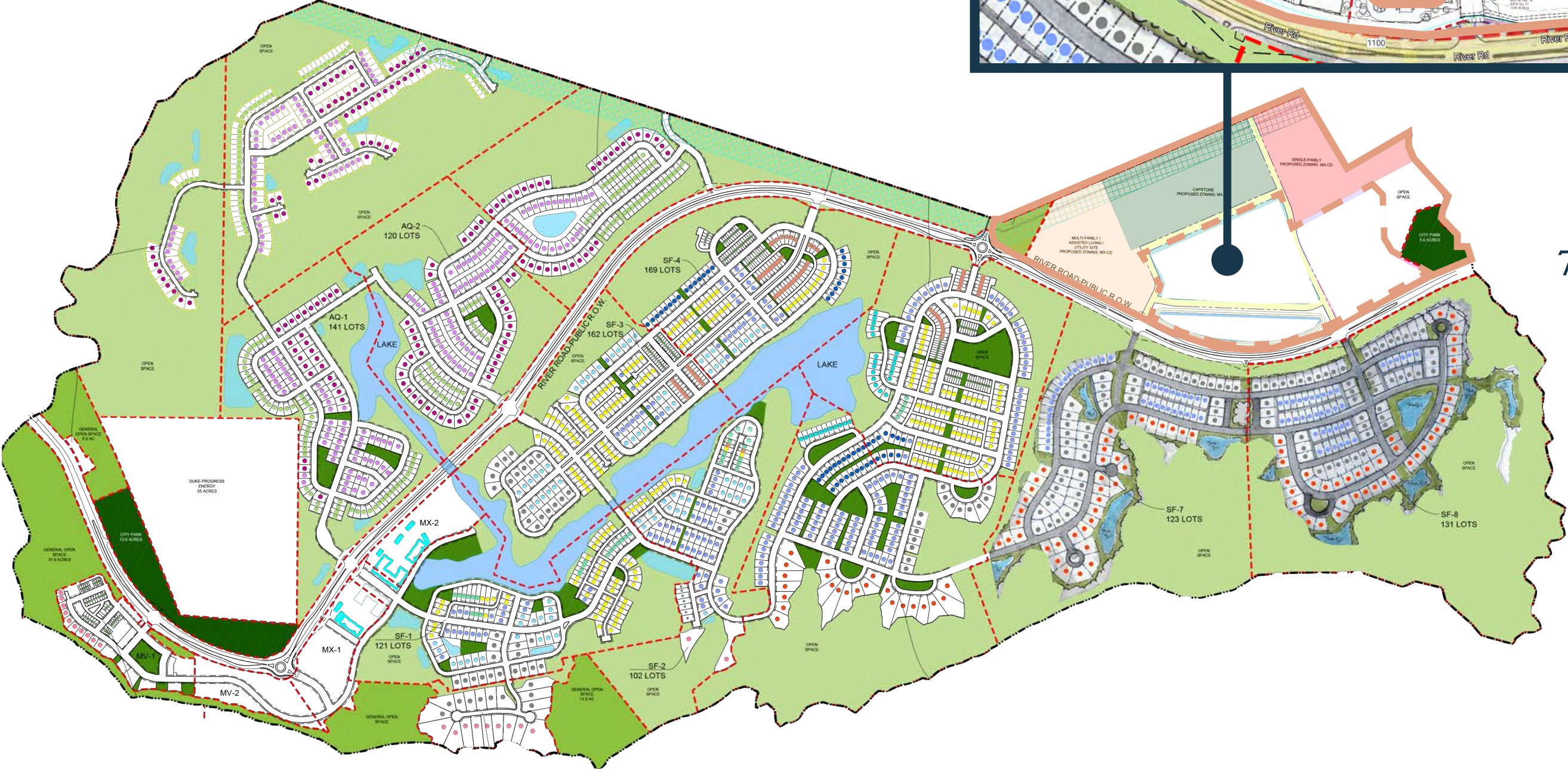
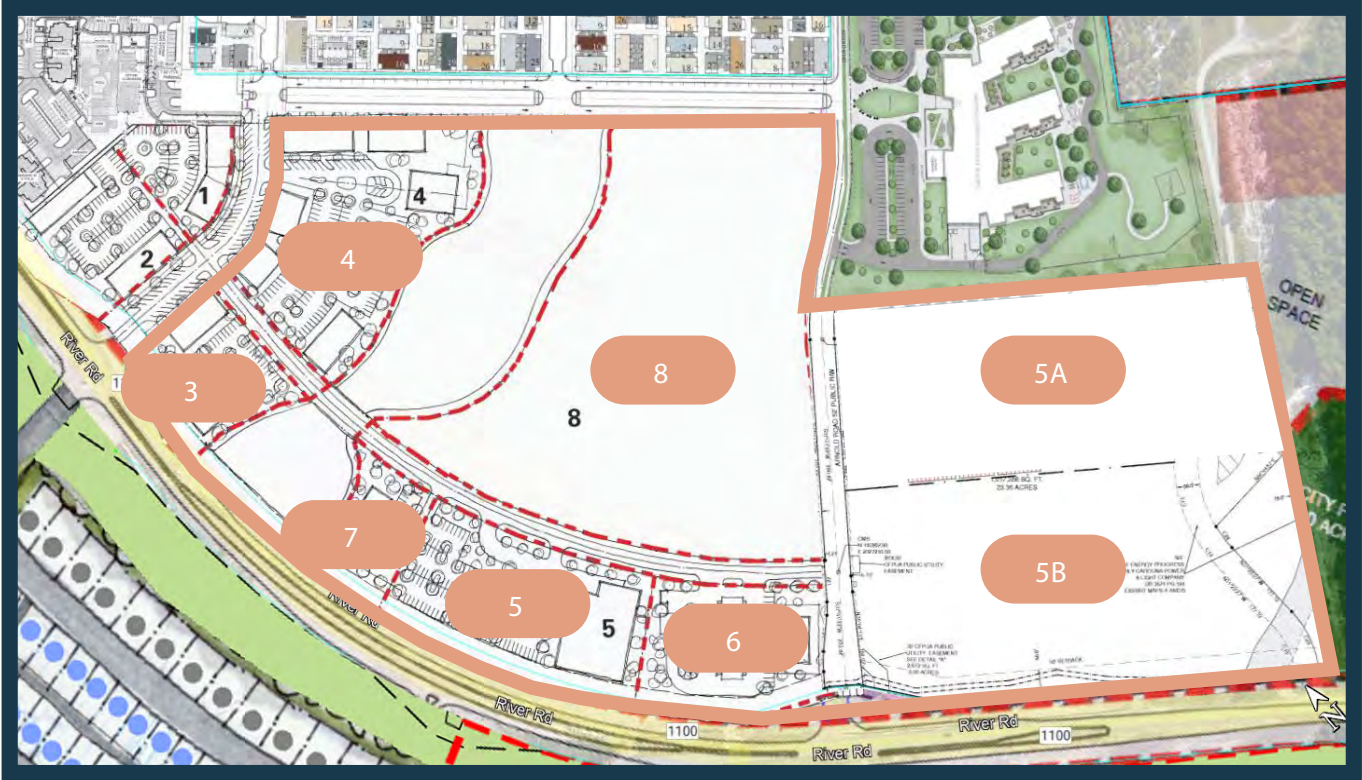
500

ACRES OF OPEN SPACE & ±10 MILES OF WALKING PATHS



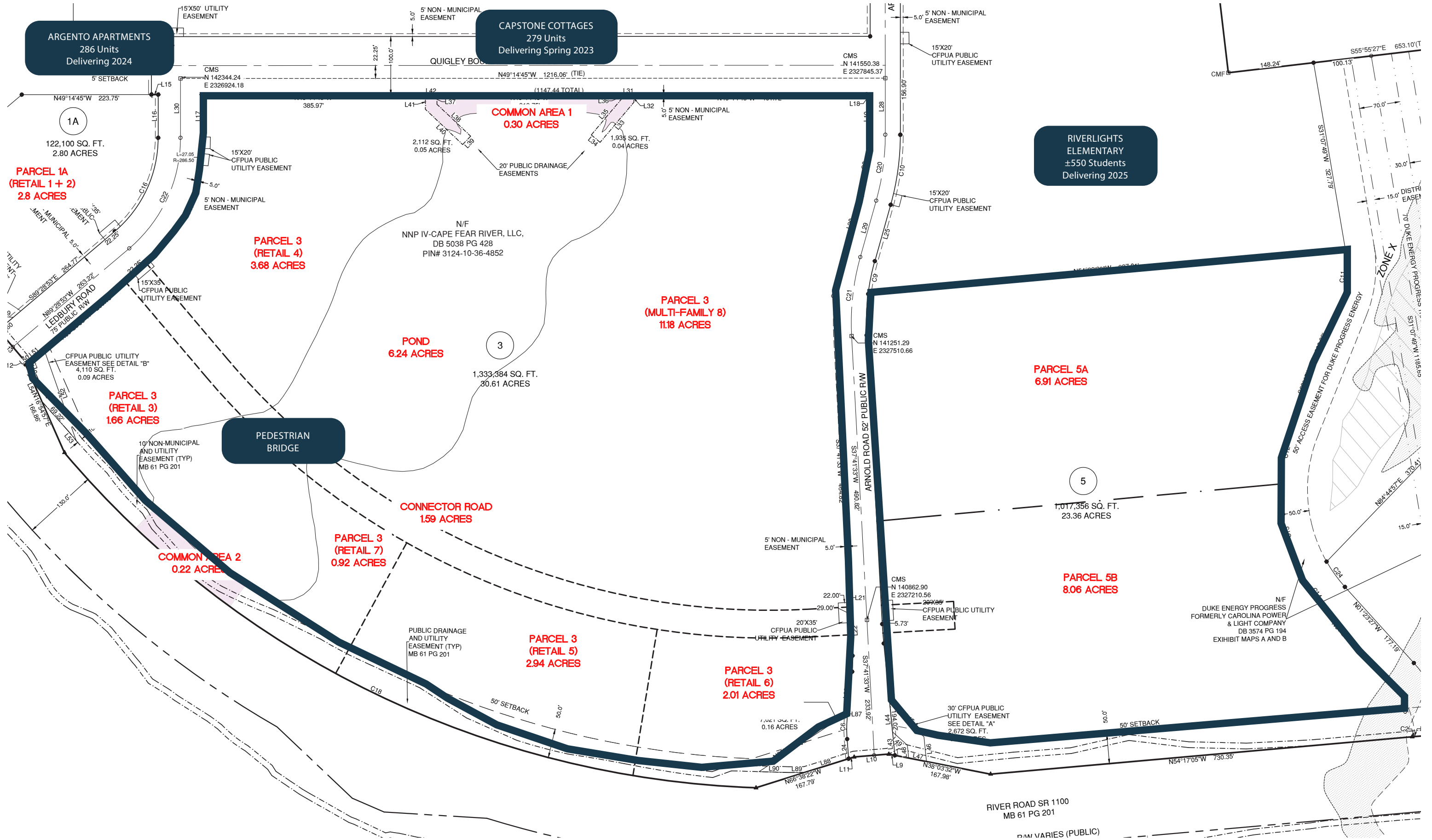
America's
100
Best
Places
TO LIVE
ideal-LIVING 2021

Riverlights Master Plan



*Images & site plans are conceptual and subject to change.

7 Bridge Parcel Exhibit



7 Bridge Site Plan



PARCELS	ACRES
3	1.66 ACRES
4	3.68 ACRES
5A	6.91 ACRES
5B	8.06 ACRES
6	2.23 ACRES
7	0.92 ACRES
8	11.18 ACRES

ARGENTO APARTMENTS
286 Units
Delivering 2024

CAPSTONE COTTAGES
279 Units
Delivering Spring 2023

RIVERLIGHTS
ELEMENTARY
±550 Students
Delivering 2025

RETAIL VILLAGE

FUTURE
RESIDENTIAL
DEVELOPMENT

AVAILABLE PARCELS
FOR COMMERCIAL
DEVELOPMENT IN
7 BRIDGES

PARCEL 7

PEDESTRIAN
BRIDGE

PARCEL 3

PARCEL 4

PARCEL 8

PARCEL 5A

PARCEL 5B

PARCEL 5

PARCEL 6

*Parcels 3-6 site plans are conceptual and subject to change.

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Retail Village Vision

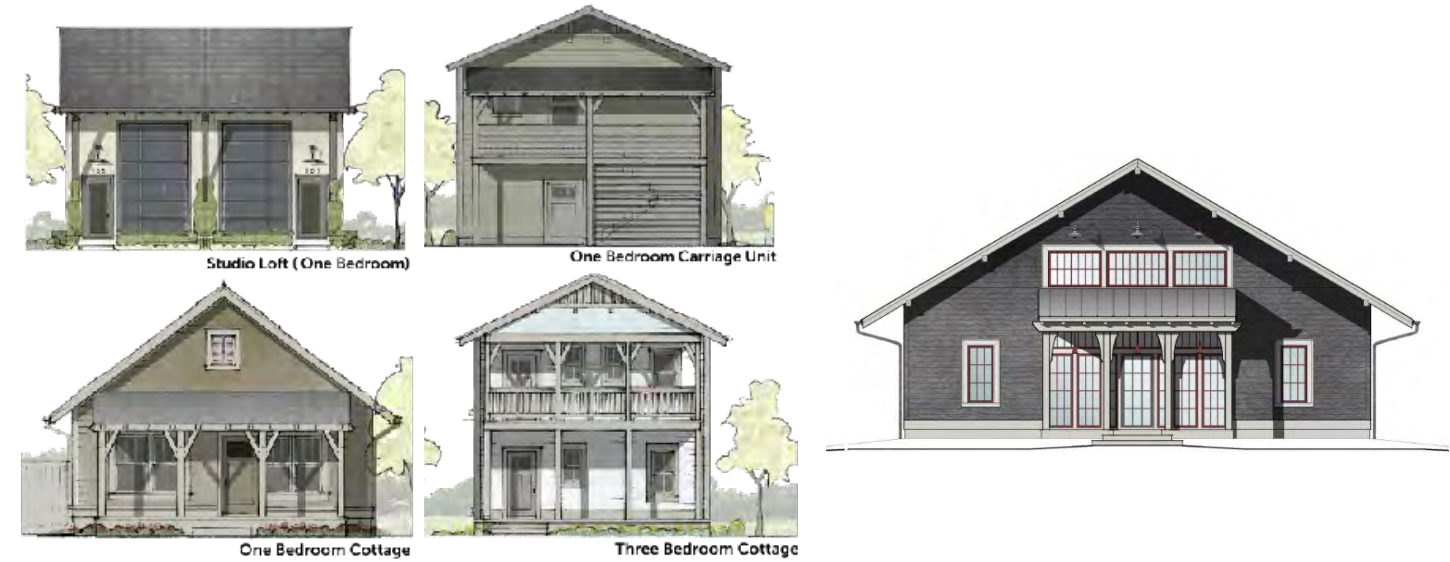


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Riverlights Elementary



Capstone



Argento Apartments



Site Aerial

FUTURE PRE-K SCHOOL

ARROWHEAD PARK

RIVERLIGHTS ELEMENTARY
±550 Students
Delivering 2025

AVAILABLE PARCELS FOR COMMERCIAL DEVELOPMENT IN 7 BRIDGE

CAPSTONE COTTAGES
279 Units
Delivering Spring 2023

ARGENTO APARTMENTS
286 Units
Delivering 2024

RETAIL VILLAGE



RESIDENTIAL DEVELOPMENT
Under Construction

FUTURE RESIDENTIAL DEVELOPMENT



CAPSTONE COTTAGES



FUTURE SCHOOL



SF-7



ARGENTO APARTMENTS



RETAIL VILLAGE PARCEL 1 & 2

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Site Aerial

Cape Fear River

HAMP'S LANDING

BOAT BUILDER PARK

MARINA VILLAGE

LINEAR PARK & TRAILS

DEL WEBB

Riverlights Lake

EDGERTON DR

UNDER DEVELOPMENT

RIVER RD

LORRAINE DR

ARGENTO APARTMENTS
286 Units
Delivering 2023-2024

RETAIL VILLAGE

CAPSTONE COTTAGES
279 Units
Delivering Spring 2023

MARY C WILLIAMS
FUTURE PRE-K
SCHOOL

9E-7
123 LOTS

LEDBURY RD

FUTURE RESIDENTIAL
DEVELOPMENT

AVAILABLE PARCELS
FOR COMMERCIAL
DEVELOPMENT IN
7 BRIDGE

ARNOLD RD

ARNOLD DR

RIVERLIGHTS
ELEMENTARY
±550 Students
Delivering 2025

ARROWHEAD PARK



Wilmington, NC

Wilmington is the beating heart of southern charm, both in location and energy. Situated on the bustling coast of North Carolina, the prime location proves to be more effective, more forward-thinking, more fulfilling and all-around more invigorating for business.

NO. 1

City in the U.S. for
inbound moves

- UNITED VANS LINES

WILMINGTON'S
DOWNTOWN RIVERWALK

NO. 2

- USA TODAY'S READER'S
CHOICE CONTEST

#10

SOUTH'S BEST CITIES
ON THE RISE IN 2021

- SOUTHERN LIVING MAGAZINE

NO. 6

STATE PEOPLE ARE
MOVING TO



The Coast with the Most

WILMINGTON

no. 43

IN THE TOP 100 PLACES
TO LIVE IN AMERICA

- LIVABILITY.COM





7BRIDGE

EXCLUSIVELY MARKETING BY:



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