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## **New Harris Teeter coming to Apex targets western Wake County's explosive growth**

*Jan 26, 2023, 2:49pm EST*



C/O Retail Strategies of NC

Rendering of the Sweetwater Town Commons development.

The fast-growing town of Apex has landed a major grocer as an anchor tenant in a new mixed-use development.

Harris Teeter (NYSE: KR) has signed on to open in Sweetwater Town Center. The development is currently underway along Highway 64 west of town in an area that continues to attract new residents and commercial developments.

The Matthews-based grocer will fill a 64,000-square-foot space in the development's second phase. Its first phase, which is currently under construction, includes 230 apartments, an event/concert lawn, parking decks and 67,000 square feet of commercial space.

The project is a joint venture between The Kalikow Group and ExperienceOne Homes and is situated on more than 40 acres at 2775 Core Banks St. (south of U.S. 64 and west of Interstate 540.)

### ***Apex project topping 1M square feet comes into focus***

The first phase of development is expected to deliver at the end of this year, according to Preston Waldo of Retail Strategies of NC.

That phase, dubbed the East Side, has seven signed leases. Tenants include Duke Health taking up 13,500 square feet, Club Pilates, Restore Hyper Wellness, Southern Peak Brewery, Fratellis Deli, Sushi Yaki and Royal Nail Spa and Lounge.

The second phase, or the West Side, is slated to deliver in late 2024. It will feature the Harris Teeter and 11,200 square feet of retail space along with three outparcels. Two of the outparcels have ground leases pending with national tenants, Waldo said.

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Harris Teeter will also be opening a gas station along with the grocery store.

"The demand has been overwhelming given this will be one of the finest suburban mixed-use projects in one of the hottest markets in the Southeast," Waldo told the *Triangle Business Journal*.

Cline Design of Raleigh is the architect on the project. CE Group is the engineer on the project.

Sweetwater Town Commons was first announced in 2019 as the epitome of a Southern small town -- "on steroids." At the time,

developers expected the project's value to be around \$150 million to \$200 million. Their goal was to bring modern designs to Apex – at the time, Apex’s population was about 55,000. As of Dec. 31, 2022, the Town of Apex estimates its population at about 74,000 people.

Harris Teeter has not responded to requests for comment. The grocer has over 40 stores currently in the Triangle area, including two in Apex – one at Haddon Hall Commons and one at Lake Pine Plaza. The company is owned by grocery conglomerate Kroger, which is currently working to get approval to merger with another grocery giant, Albertsons (NYSE: ACI).



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