



**LOCATION:**

Off Laurens Road, between Pleasantburg Drive and W. Antrim Drive in Greenville, SC

**FACTS:**

**Buildings:** 116,404 SF / 88% occupied  
**Anchors:** Trek, Warehouse at Midtown  
**Available:** 13,000 SF  
**Traffic:** Pleasantburg 39,900 ADT  
 Laurens Road 28,800 ADT

**OPPORTUNITY:**

- Excellent traffic counts with easy access from two signalized intersections.
- Pleasantburg Shopping Center is home to a diverse mix of over 25 tenants.
- The shopping center is near some of Greenville’s top residential areas (Parkins Mill/Gower) and is easily accessible to Downtown Greenville and North Main neighborhoods.

**NEIGHBORHOOD:**

Regions Bank	Publix	Camelot Cinemas	Garners
Dunkin Donuts	The Fresh Market	Smoothie King	Wells Fargo
Home Team BBQ	Red Bowl	South State Bank	Truist
Starbucks	Chick-fil-A	Eggs Up Grill	Cookout

**DEMOGRAPHICS:**

2022 Estimates	1 Mile	3 Mile	5 Mile
Population	6,873	71,258	174,791
Avg. Household Income	\$82,373	\$112,022	\$95,082
Households	3,151	32,833	75,865
Employee Population	7,105	96,497	160,892

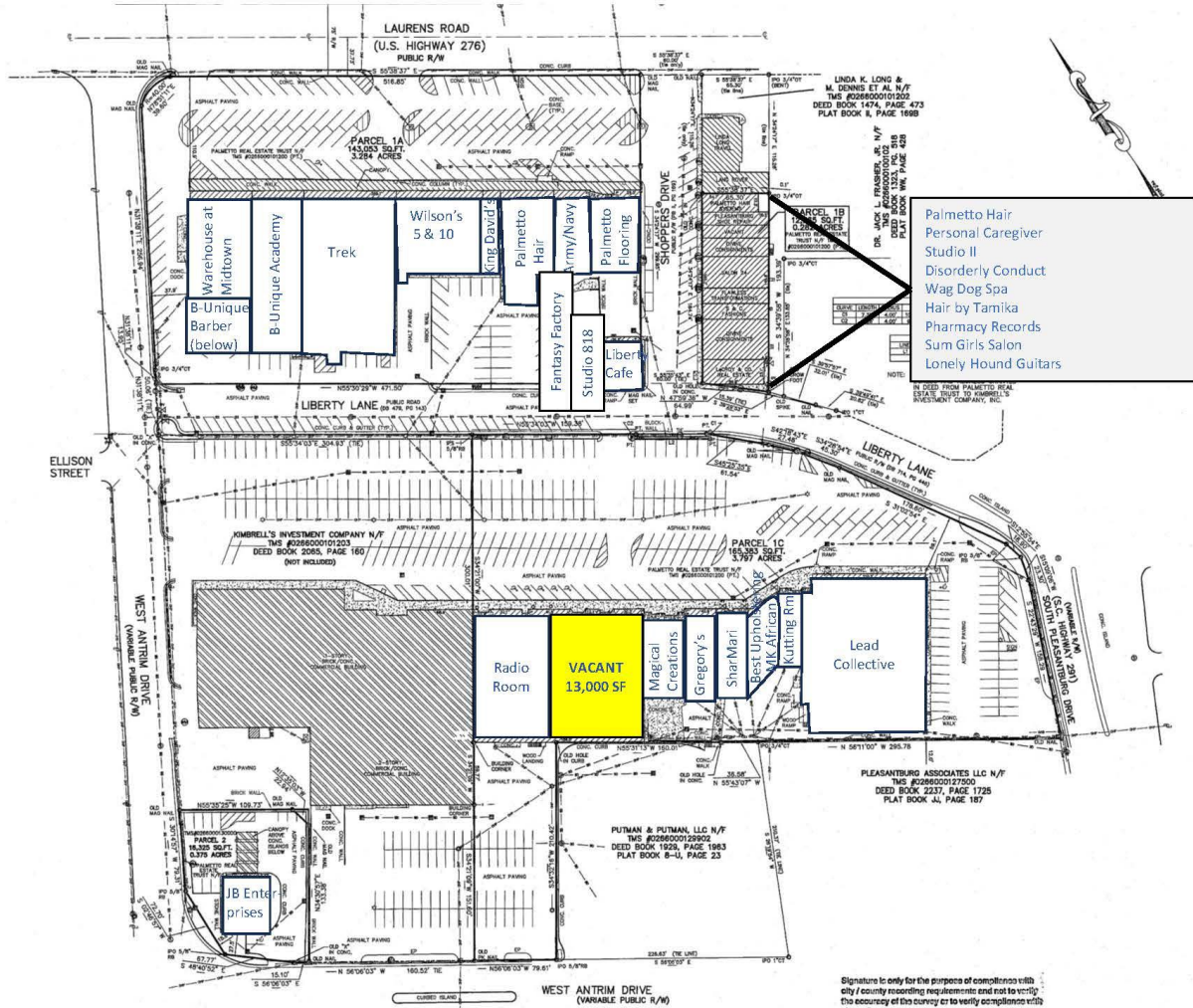
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**SITE PLAN:**



Palmetto Hair  
 Personal Caregiver  
 Studio II  
 Disorderly Conduct  
 Wag Dog Spa  
 Hair by Tamika  
 Pharmacy Records  
 Sum Girls Salon  
 Lonely Hound Guitars

For information, contact:  
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