

# PROSPERITY PLAZA

518 C R KOON HWY, PROSPERITY, SC 29127

+/- 41,193 SF SHOPPING CENTER | 2 SPACES AVAILABLE FOR LEASE

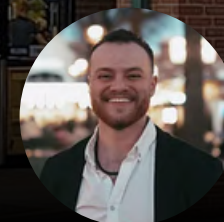
The image shows the exterior of a Food Lion grocery store. The building is a single-story commercial structure with a light-colored facade and brick accents. The Food Lion logo is prominently displayed on the front. To the right, there is a large, empty storefront space with a green awning, which is the subject of the advertisement. The sky is overcast.

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# PROSPERITY PLAZA

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**PROPERTY SUMMARY**

<b>ADDRESS</b>	518 C R KOON HWY, PROSPERITY, SC 29127
<b>DESCRIPTION</b>	GROCERY ANCHORED SHOPPING CENTER
<b>GLA (SF)</b>	+/- 41,193
<b>LOT SIZE</b>	+/- 5.32 ACRES
<b>ANCHOR TENANTS</b>	FOOD LION ABC STORE
<b>SPACES AVAILABLE</b>	UNIT 508 - 4,800 SF UNIT 516 - 8,000 SF

LEASE RATE: **\$10.00 - \$13.00 PER SF (NNN)**



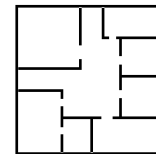
120+ SPACES  
AVAILABLE



UP TO 15,000  
CARS PER DAY



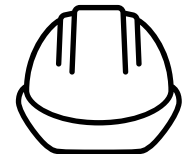
HIGHLY VISIBLE  
LOCATION



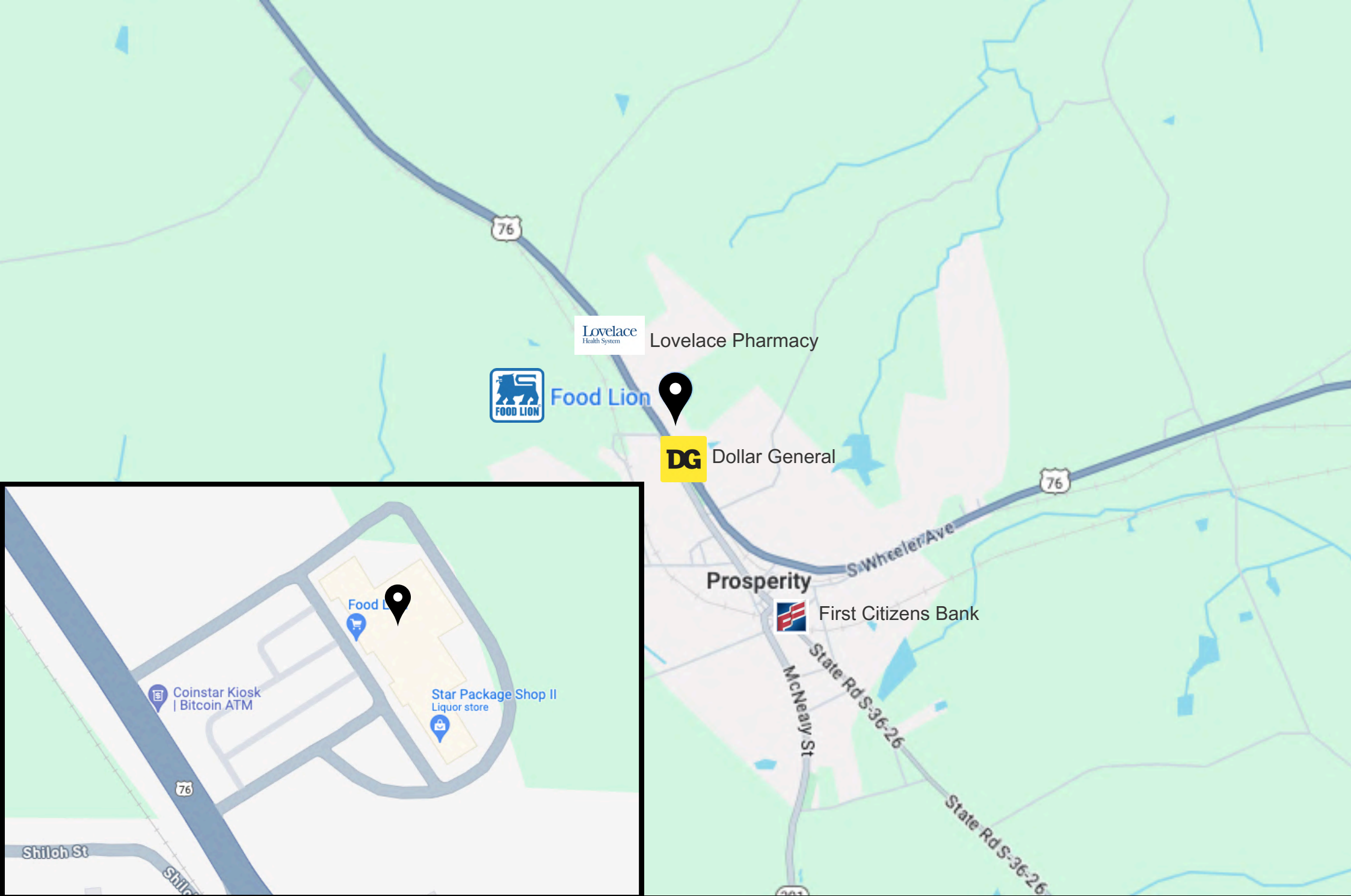
+/- 12,800 SF  
AVAILABLE



STRONG TENANT  
MIX



BUILT IN 2006



Lovelace Health System

Lovelace Pharmacy



Food Lion



Dollar General

Prosperity



First Citizens Bank



Food Lion

Coinstar Kiosk | Bitcoin ATM

Star Package Shop II  
Liquor store

Shiloh St

TOBACCO &  
VAPOR SHOP

PROSPERITY  
NAIL SALON

TOP CHINA



516

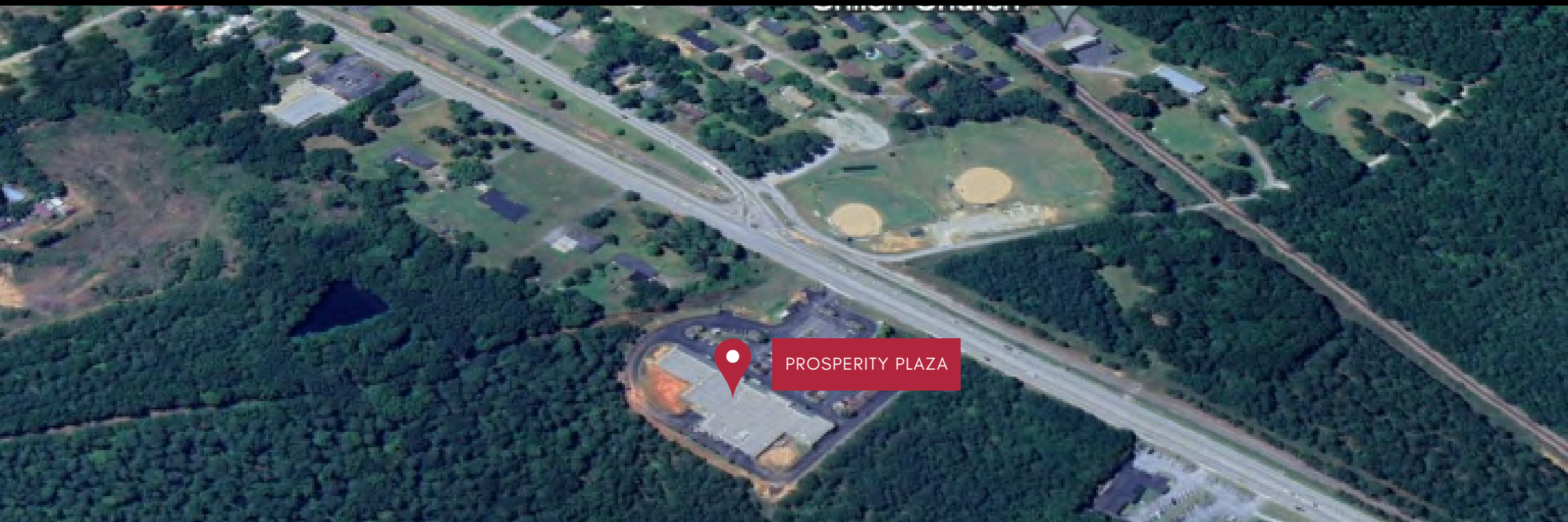
508

LIQUOR STORE

+/- 15,000 VPD ALONG HWY 76



PROSPERITY PLAZA



PROSPERITY PLAZA

Prosperity  
DRUG COMPANY

FIRST  
CITIZENS  
BANK

The  
Blend  
CAFE

Western  
Auto.

HAMM  
HARDWARE &  
BUILDING SUPPLIES

LOS 3 AMIGOS  
NORTENOS  
AUTHENTIC MEXICAN RESTAURANT

Prosperity

DOLLAR GENERAL

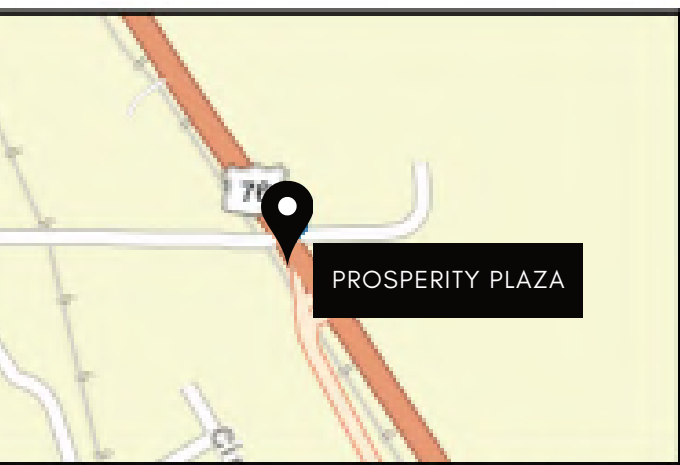
Lovelace  
Health System

PROSPERITY  
PLAZA

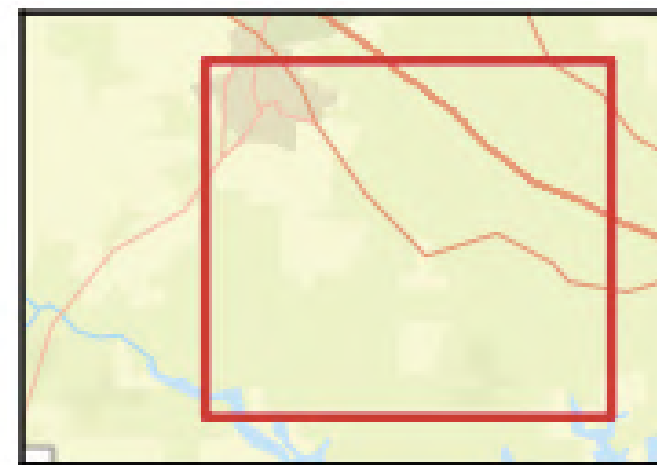
CITIGO

HAWG HEAVEN  
BBQ  
& GASTRO PUB

Kids  
UNLIMITED



- Average Daily Traffic Volume**
- ▲ Up to 6,000 vehicles per day
  - ▲ 6,001 - 15,000
  - ▲ 15,001 - 30,000
  - ▲ 30,001 - 50,000
  - ▲ 50,001 - 100,000
  - ▲ More than 100,000 per day









\$130,910

Median Home Value



\$52,142

Median HH Income



9.7%

No High School Diploma



36.9%

High School Graduate

2.5

Home Value to  
Income Ratio



30.3%

Some College/ Associate's  
Degree



23.0%

Bachelor's/Grad/ Prof  
Degree

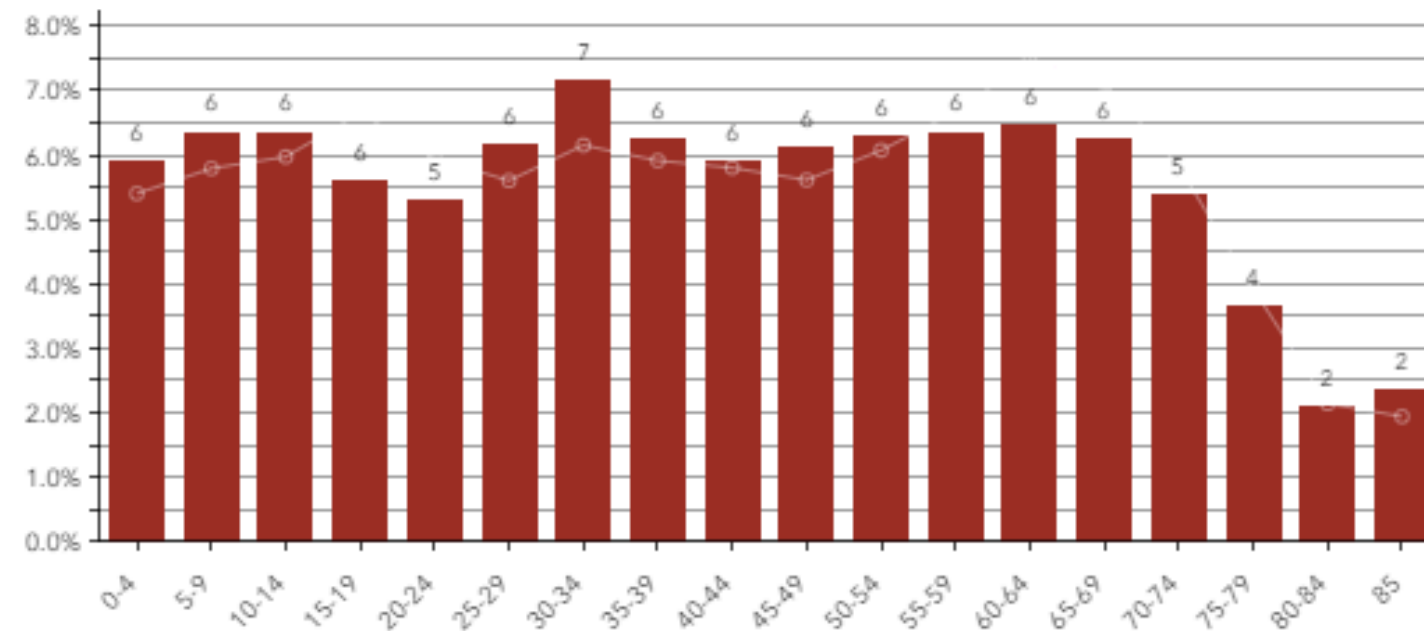
40.8

Median Age

3,013

Households

Age Profile



HOUSEHOLDS HHS% % US HHS INDEX

	HOUSEHOLDS	HHS%	% US HHS	INDEX
Affluent Estates (L1)	0	0.00%	10.00%	0
Upscale Avenues (L2)	0	0.00%	5.55%	0
Uptown Individuals (L3)	0	0.00%	3.58%	0
Family Landscapes (L4)	0	0.00%	7.63%	0
GenXurban (L5)	0	0.00%	11.26%	0
Sprouting Explorers (L7)	0	0.00%	7.20%	0
Middle Ground (L8)	753	24.99%	10.79%	232
Senior Styles (L9)	13	0.43%	5.80%	7
Rustic Outposts (L10)	1,143	37.94%	8.30%	457
Midtown Singles (L11)	0	0.00%	6.16%	0
Hometown (L12)	642	21.31%	6.01%	355
Next Wave (L13)	0	0.00%	3.78%	0
Scholars and Patriots (L14)	0	0.00%	1.61%	0

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A photograph of a Food Lion grocery store building. The building is a single-story structure with a light-colored facade and brick accents. The Food Lion logo is prominently displayed on the front. There are large windows and glass doors. A green awning covers the entrance area. A car is parked in the lot to the left. The sky is overcast.

FOOD LION

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