

# The Plaza at Pleasantburg - Site #2237

339 S Pleasantburg Dr, Greenville, SC 29607

RETAIL FOR LEASE



## PROPERTY DESCRIPTION

Discover this prime 900 SF +/- end-unit space located just off S. Pleasantburg Drive! This versatile spot is perfect for a small office or retail shop and comes complete with its own bathroom. The building is currently being renovated, and the space will be delivered as a vanilla shell, ready for your customization. The unit is estimated to be ready during Q4 of this year.

With approximately 42,000 vehicles passing by daily, this location ensures outstanding visibility. Situated near Greenville Technical College and with convenient access to I-385 and I-85, it offers an ideal setting for your business.

Agent is the property owner. Contact us at (864) 438-2999 or [commercial@primerealtysc.com](mailto:commercial@primerealtysc.com) for more information.

## PROPERTY HIGHLIGHTS

- 900 SF +/- end-unit space available off S. Pleasantburg Drive, ideal for a small office or retail shop
- Conveniently located near Greenville Technical College and with easy access to I-385 and I-85
- Comes with its own bathroom and will be delivered as a vanilla shell, ready for customization
- Estimated renovation completion during Q4 of this year

## OFFERING SUMMARY

Lease Rate:	\$24.00 SF/yr (NNN)
Number of Units:	3 Total - 1 Available
Available SF:	900 SF
Building Size:	3,700 SF

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	289	1,094	3,986
Total Population	594	2,314	8,489
Average HH Income	\$81,972	\$81,175	\$113,853



**Ashley Lewis**

BROKER

**864.438.2999**

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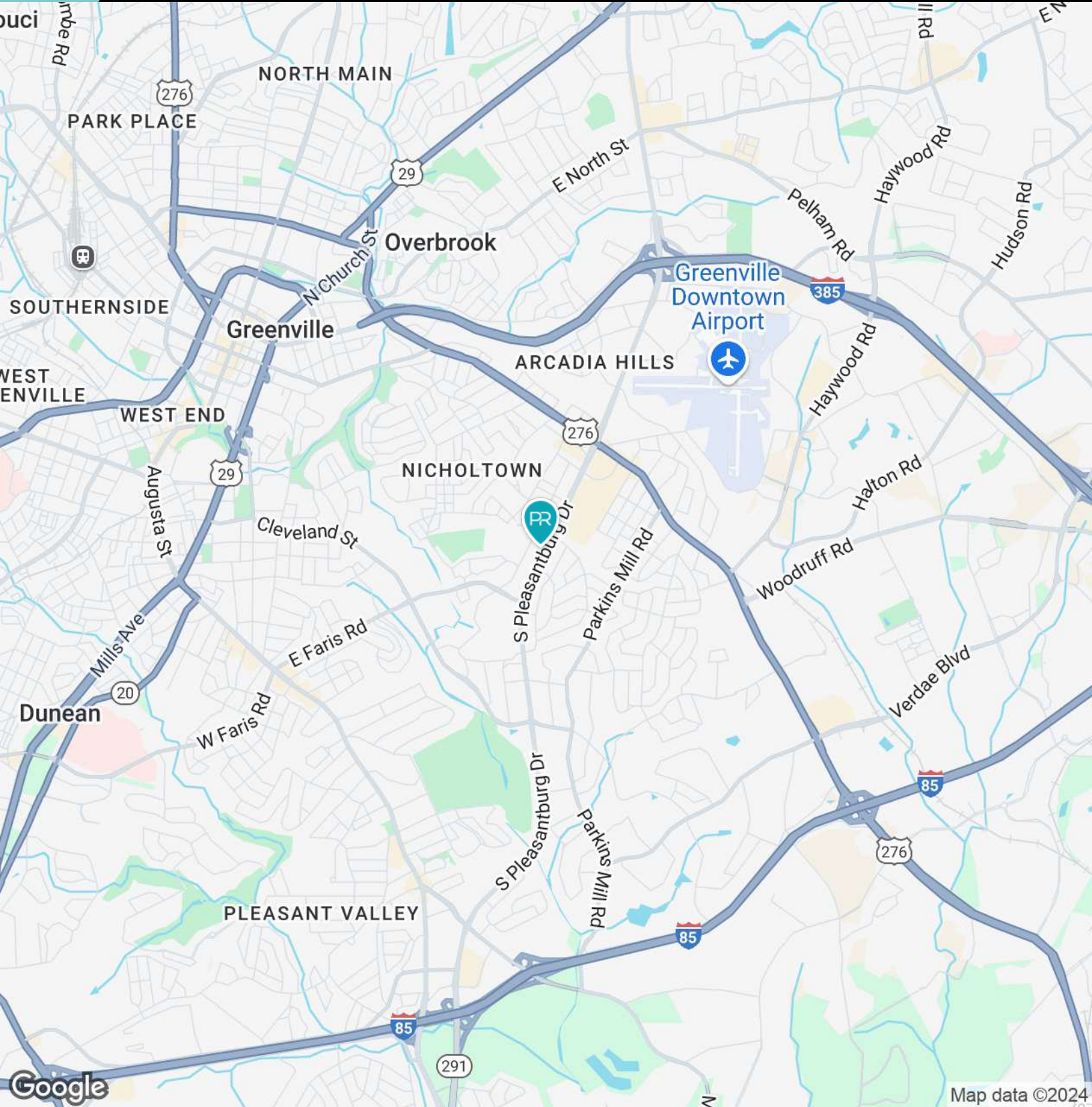
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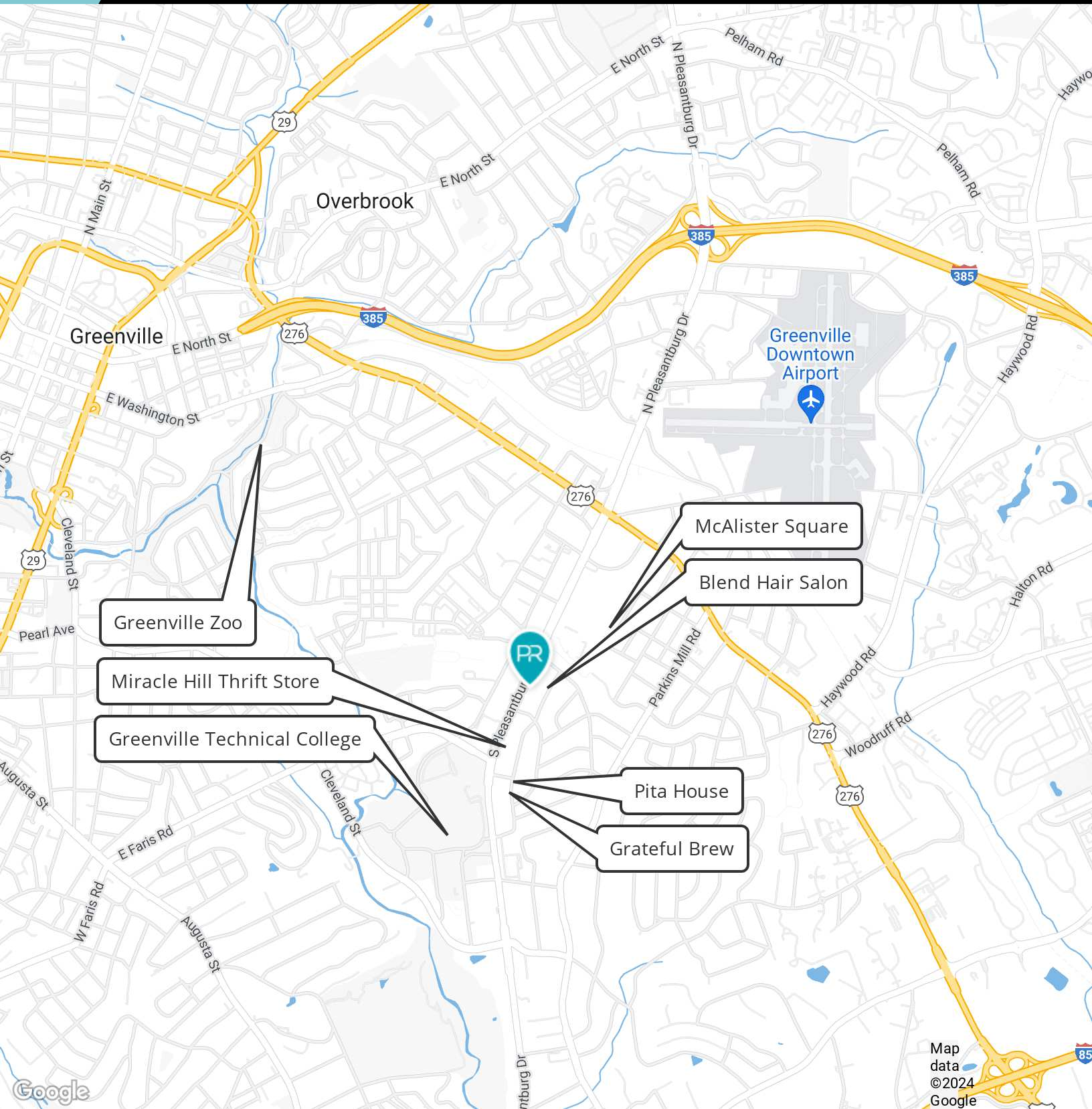
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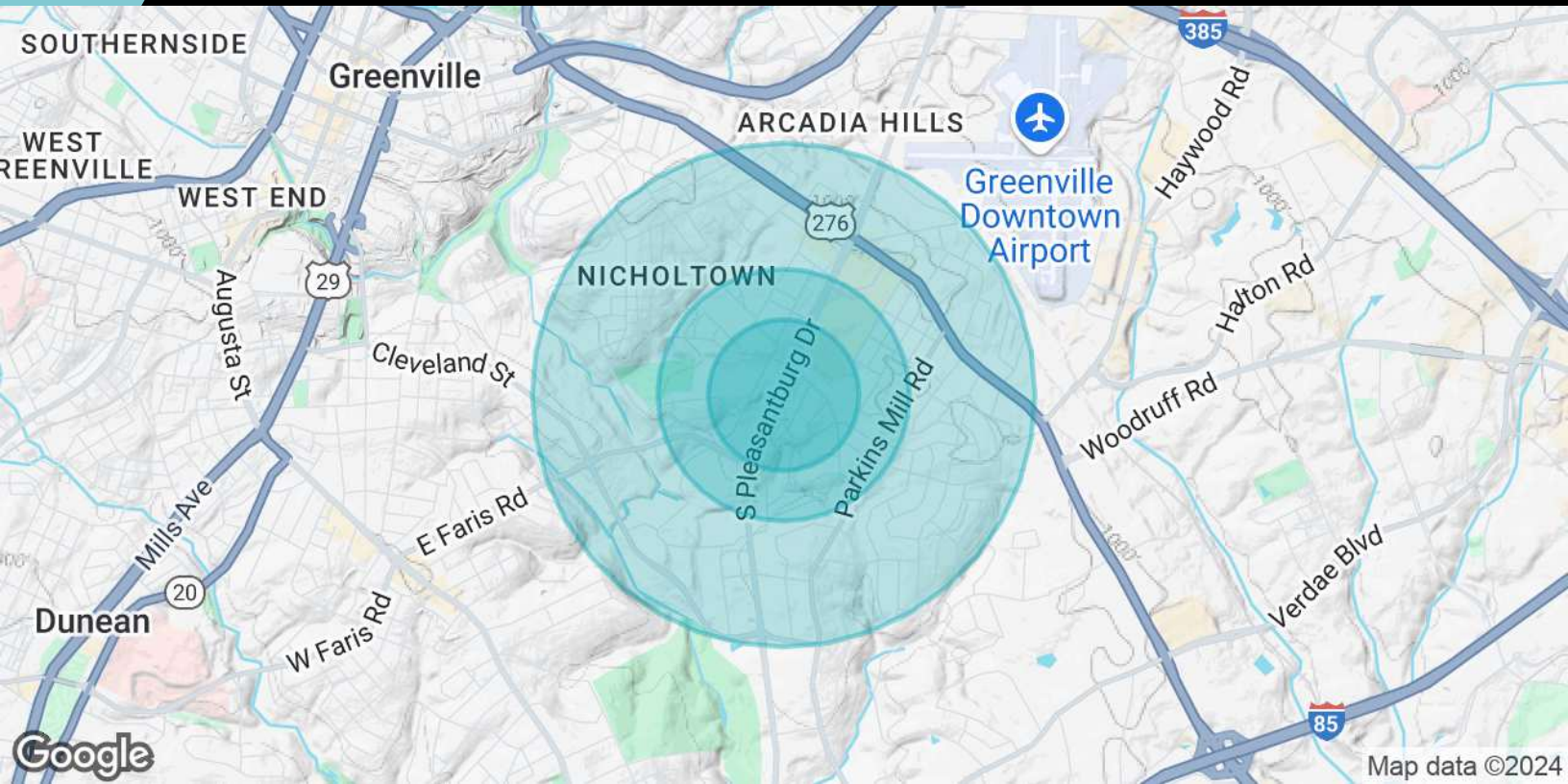
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## POPULATION

	0.3 MILES	0.5 MILES	1 MILE
Total Population	594	2,314	8,489
Average Age	39	39	40
Average Age (Male)	37	36	38
Average Age (Female)	41	41	42

## HOUSEHOLDS & INCOME

	0.3 MILES	0.5 MILES	1 MILE
Total Households	289	1,094	3,986
# of Persons per HH	2.1	2.1	2.1
Average HH Income	\$81,972	\$81,175	\$113,853
Average House Value	\$353,904	\$351,189	\$498,631

Demographics data derived from AlphaMap



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