

FOR SALE

± 1.05 Acre Commercial Outparcel in Spartanburg



2980 Reidville Road | Spartanburg, SC 29301

PROPERTY DESCRIPTION

- Spartanburg County Tax Map: 6-24-00-017.01
- ± 1.05 Acre Commercial Outparcel
- Lot has been rough graded with all utilities on-site
- Located at the entrance of Waters Edge Apartments. A 264 unit state of the art apartment complex developed in 2022.
- Over 200 linear feet of road frontage on Reidville Road
- Traffic Count: Approximately ± 30,200 VPD
- Conveniently located within ± 1.1 miles of I-26

OFFERING SUMMARY

Asking Price: \$600,000

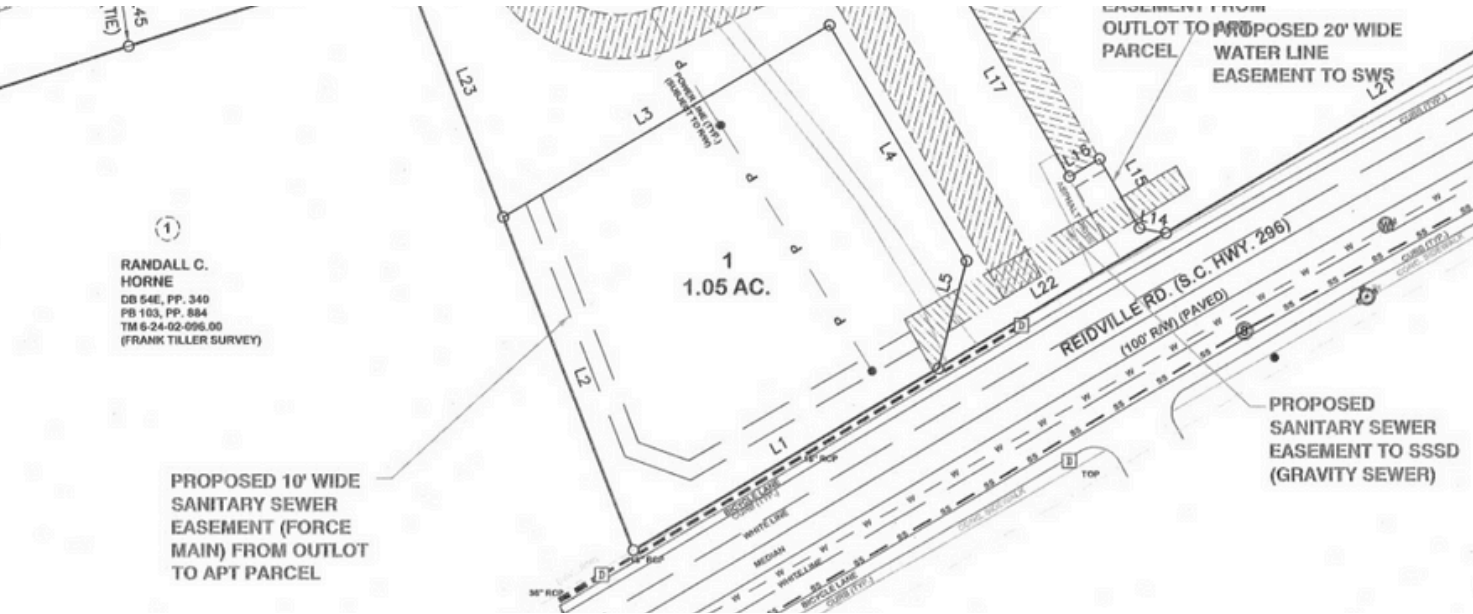
Lot Size: ± 1.05 Acres



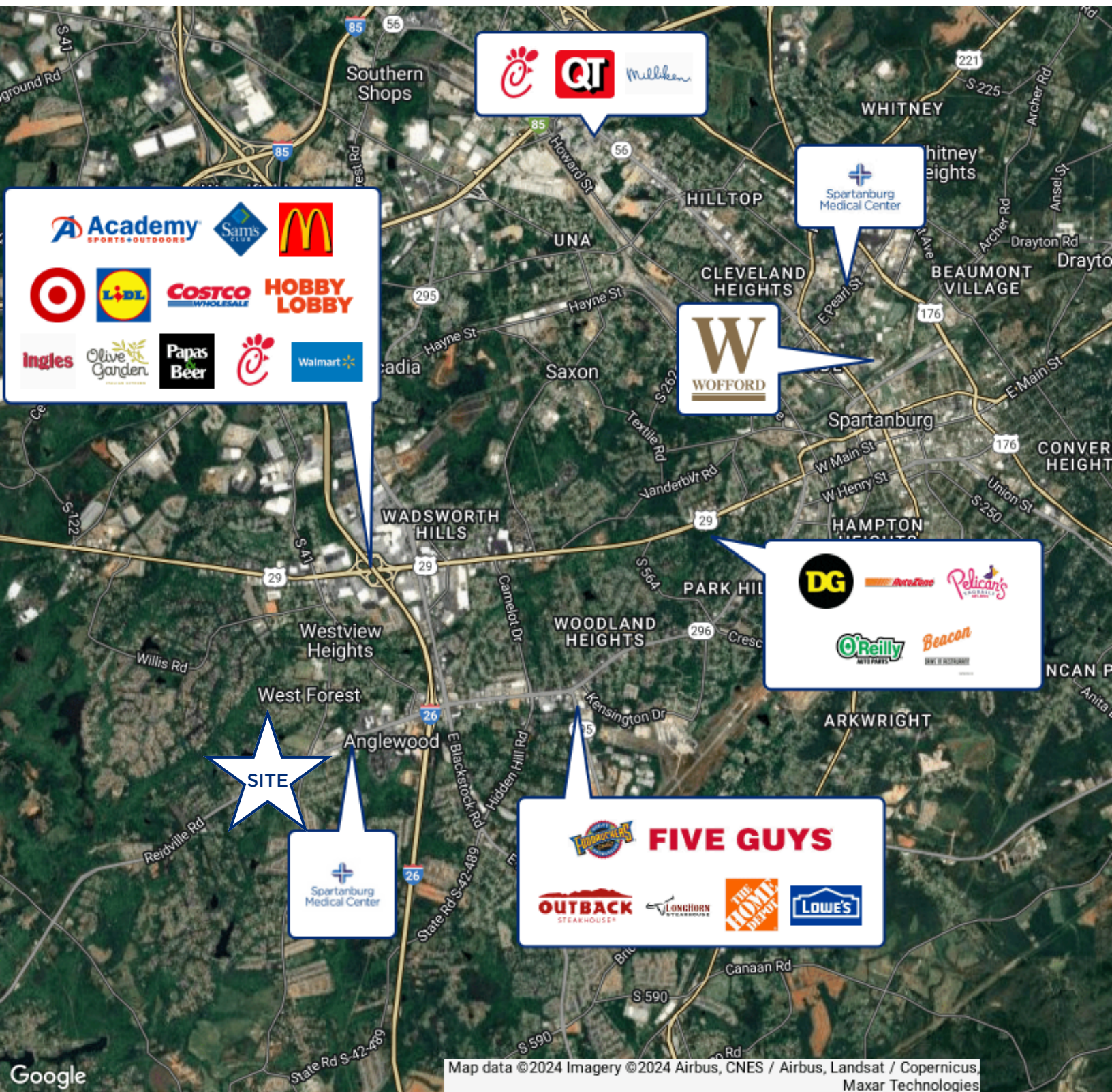
CHANDLER AYERS
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REEDY PROPERTY GROUP
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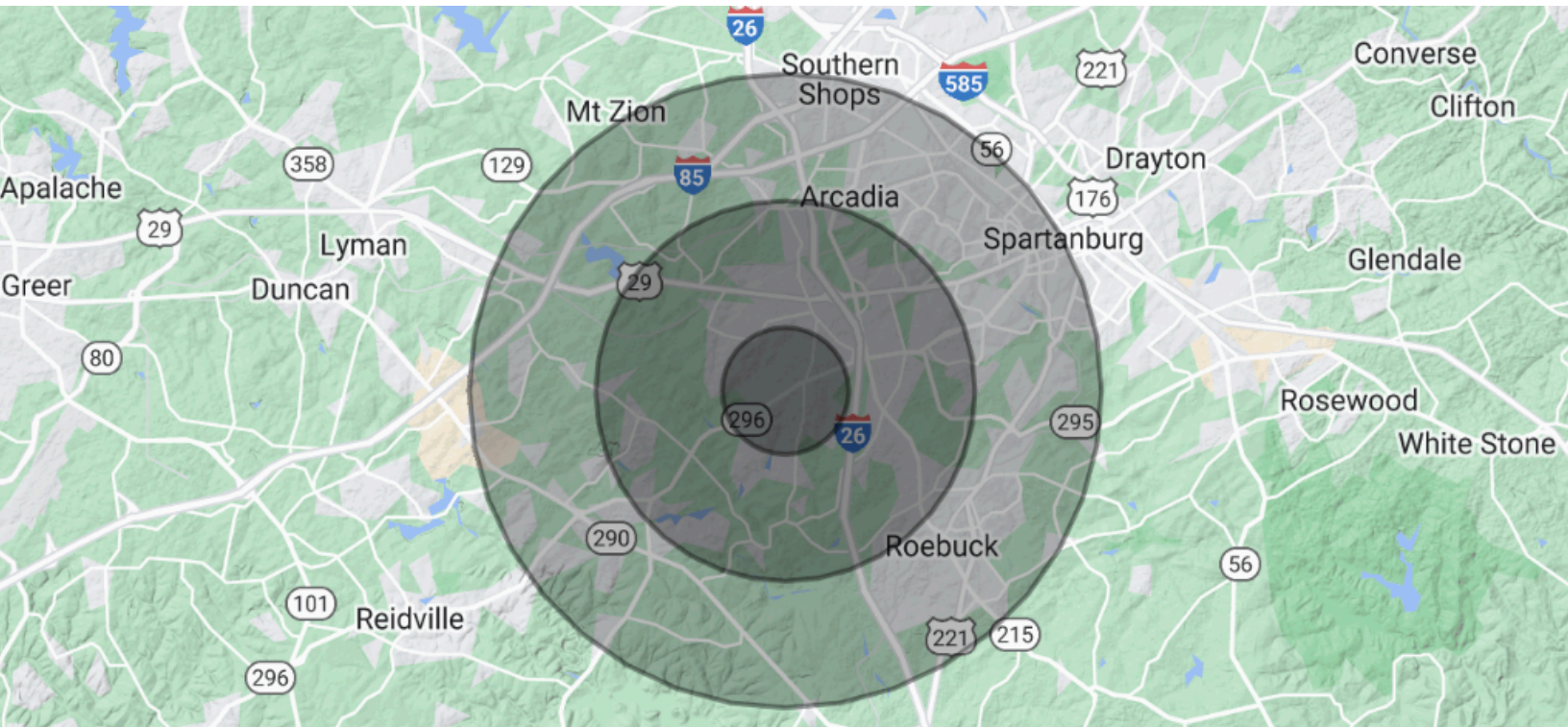
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LOCAL DEMOGRAPHICS



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	5,941	33,808	74,085
Average Age	34.5	37.7	36.5
Average Age (Male)	29.6	34.5	34.6
Average Age (Female)	38.9	40.1	38.2
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	2,341	14,699	31,778
# of Persons per HH	2.5	2.3	2.3
Average HH Income	\$91,768	\$71,253	\$59,891
Average House Value	\$207,399	\$168,380	\$144,223

* Demographic data derived from 2020 ACS - US Census