



Reidville Circle

1735 John B. White Sr. Blvd | Spartanburg, SC 29301



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Property Overview

PROPERTY FEATURES

- +/- 2,818 SF available for lease
- +/- 1,200 SF available 12/31/26
- Outparcel available for ground lease
- Ideally situated at Exit 22 off I-26
- Great visibility from John B. White Blvd
- Co-tenants include Play it Again Sports, Jake's Wayback Burgers, Trek Bicycle Sports and more
- Strong West Side residential demographics
- Close proximity to W.O. Ezell Blvd retail corridor with the Westgate Mall, Target, Academy Sports, Costco, Walmart, and Sam's Club
- Nearby retailers/restaurants include Zaxby's, Rapid Fired Pizza, Outback Steakhouse, Five Guys, Cook Out, Fuddruckers, Tropical Grille, QT, Food Lion

DEMOGRAPHICS (2026)

	1 mile	3 miles	5 miles
Population	7,282	48,608	92,341
Projected Pop.	7,970	52,536	99,946
Employees	3,176	13,869	44,080
Avg HH Income	\$70,722	\$84,743	\$84,979

TRAFFIC COUNTS

John B. White Sr. Blvd	26,900 VPD
E. Blackstock Rd	19,700 VPD
I-26	47,800 VPD



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Aerial



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Site Plan

