



RETAIL PROPERTY FOR LEASE

NORTH HAMPTON MARKET

6019 WADE HAMPTON BOULEVARD, TAYLORS, SC 29687



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PROPERTY OVERVIEW



OFFERING SUMMARY

| | |
|-----------------------|--|
| Available SF: | 1,200 - 1,400 SF |
| Lease Rate: | Please Call |
| Building Size: | 238,721 SF Total; 114,935 SF Owned |
| Zoning: | C-3 Commercial |
| Traffic Count: | 40,200 AADT (Wade Hampton Blvd & Fairview Rd) |

PROPERTY OVERVIEW

Target and Hobby Lobby anchored; limited vacancies available; currently frontage locations with high visibility for W. Wade Hampton Blvd.

PROPERTY HIGHLIGHTS

- Traffic counts of 40,200 VPD
- High Growth Area
- Strong Demographics
- Heavy Traffic Generators
- Excellent visibility with six points of ingress and egress

AVAILABLE SPACES

SF

| | |
|--------|----------|
| Unit 9 | 1,400 SF |
| Unit 7 | 1,200 SF |

SITE PLAN

| | | | | | |
|---|-----------------------|----------|----|-----------------------|-----------|
| 1 | WING STOP | 2,000 SF | 10 | DOLLAR TREE | 7,400 SF |
| 2 | MATTRESS FIRM | 4,000 SF | 14 | HOBBY LOBBY | 58,000 SF |
| 4 | VAPE PRO | 2,000 SF | 15 | PETSMART | 19,150 SF |
| 5 | MOE'S SOUTHWEST GRILL | 2,400 SF | 16 | HIBBET SPORTING GOODS | 5,200 SF |
| 6 | EVERBOWL | 1,200 SF | 17 | VISIONWORKS | 4,804 SF |
| 7 | AVAILABLE | 1,200 SF | 18 | THE JOINT | 1,200 SF |
| 8 | MODERN NAILS | 1,400 SF | 19 | T-MOBILE | 2,400 SF |
| 9 | AVAILABLE | 1,400 SF | 21 | T-MOBILE | 1,200 SF |



WADE HAMPTON BLVD



40,200 VPD

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ADDITIONAL PHOTOS



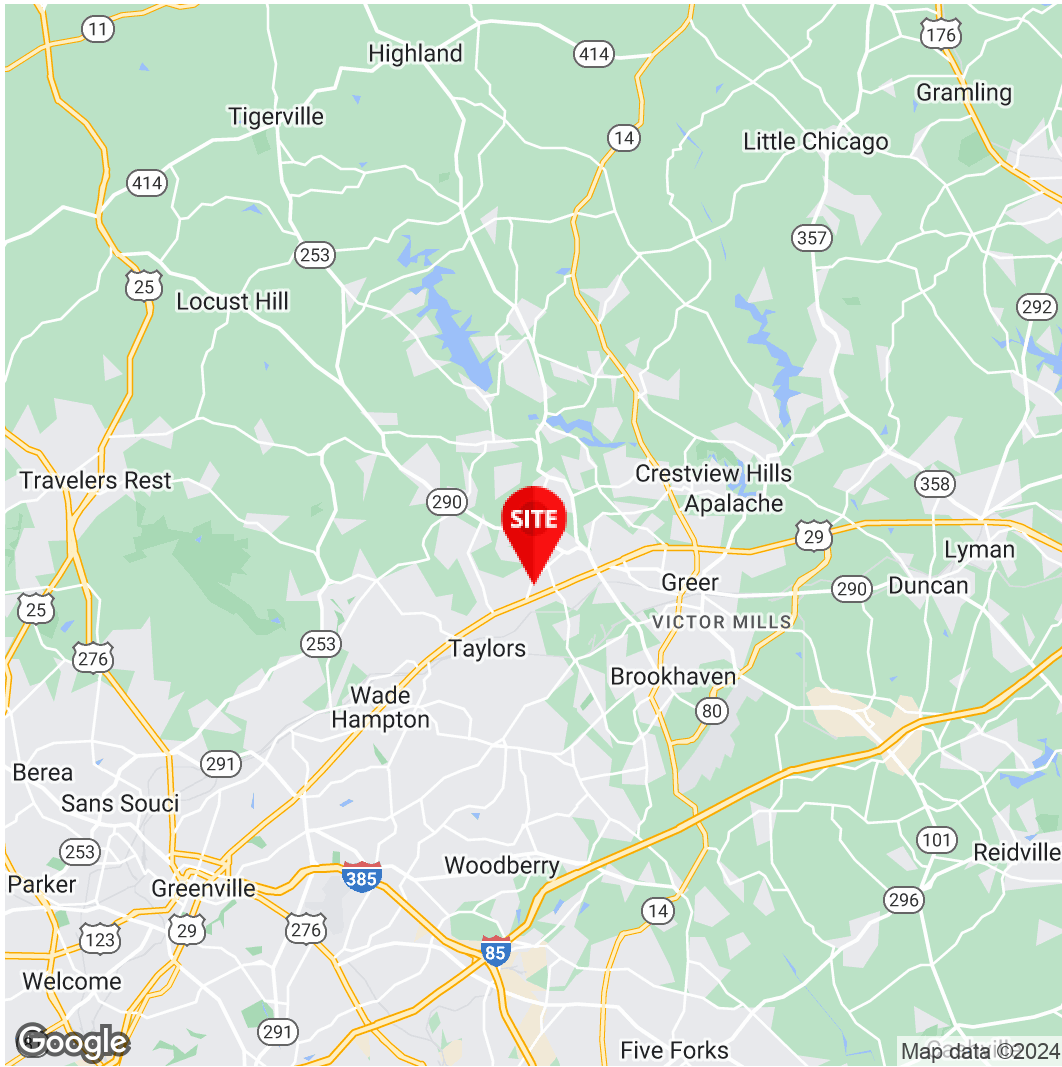
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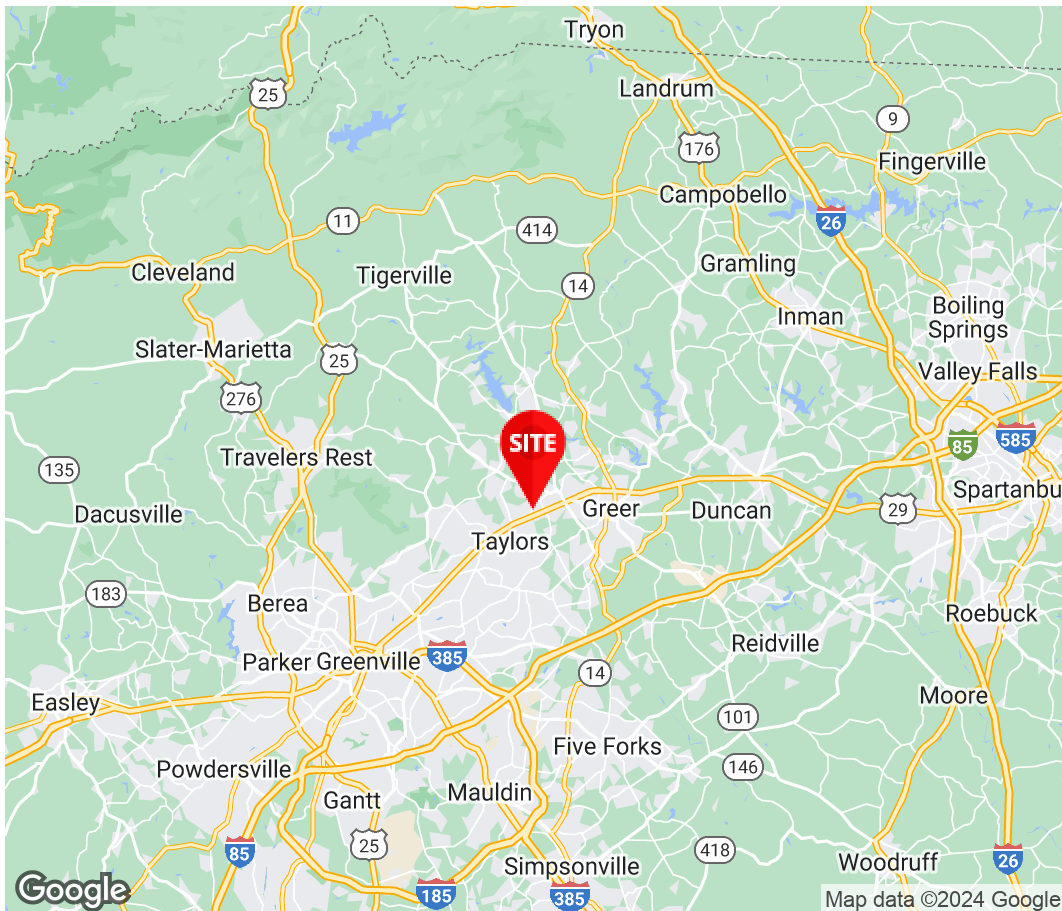
DEMOGRAPHICS



| | 1 mile | 3 miles | 5 miles |
|--------------------------------------|-----------|-----------|-----------|
| Census 2020 Summary | | | |
| Population | 4,091 | 44,474 | 113,615 |
| Households | 1,673 | 17,932 | 44,711 |
| Average Household Size | 2.44 | 2.46 | 2.53 |
| 2023 Summary | | | |
| Population | 4,202 | 46,376 | 117,605 |
| Households | 1,707 | 18,790 | 46,483 |
| Families | 1,069 | 12,720 | 31,955 |
| Average Household Size | 2.45 | 2.45 | 2.52 |
| Owner Occupied Housing Units | 1,288 | 14,159 | 35,491 |
| Renter Occupied Housing Units | 419 | 4,631 | 10,992 |
| Median Age | 39.5 | 38.9 | 40.1 |
| Median Household Income | \$67,334 | \$70,043 | \$71,214 |
| Average Household Income | \$96,485 | \$95,253 | \$98,553 |
| 2028 Summary | | | |
| Population | 4,238 | 48,652 | 122,858 |
| Households | 1,732 | 19,835 | 48,813 |
| Families | 1,079 | 13,386 | 33,456 |
| Average Household Size | 2.44 | 2.44 | 2.51 |
| Owner Occupied Housing Units | 1,327 | 14,999 | 37,257 |
| Renter Occupied Housing Units | 405 | 4,836 | 11,556 |
| Median Age | 40.3 | 39.6 | 40.8 |
| Median Household Income | \$78,737 | \$79,214 | \$80,037 |
| Average Household Income | \$112,087 | \$108,801 | \$111,627 |
| Trends: 2023-2028 Annual Rate | | | |
| Population | 0.17% | 0.96% | 0.88% |
| Households | 0.29% | 1.09% | 0.98% |
| Families | 0.19% | 1.03% | 0.92% |
| Owner Households | 0.60% | 1.16% | 0.98% |
| Median Household Income | 3.18% | 2.49% | 2.36% |



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