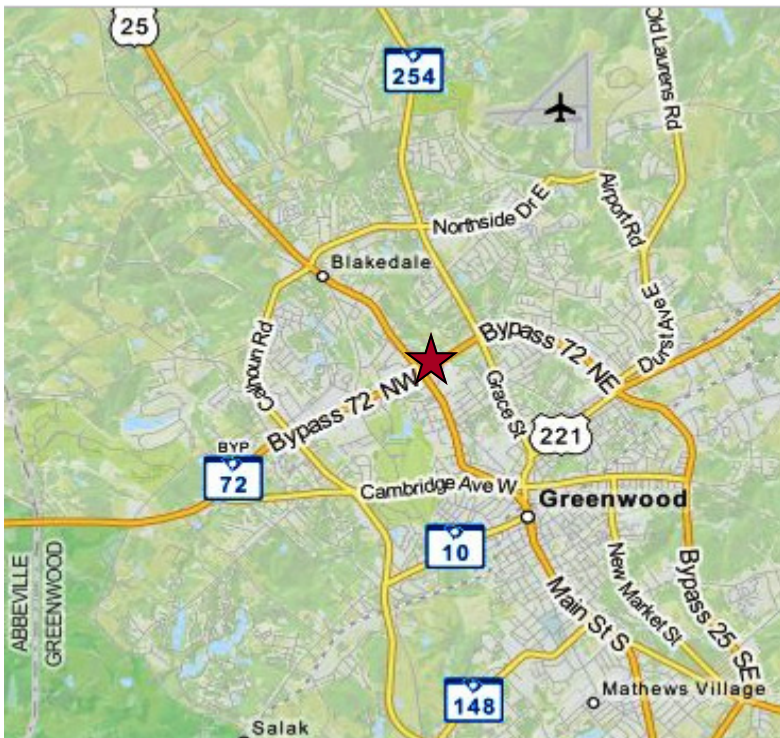


Greenwood Plaza



Trip Harris

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for LEASE

254 S. Carolina 72 Bypass,
Greenwood, SC 29649

Availability

- ◆ 2,000 SF
- ◆ (2) 3,200 SF
- ◆ 5,400 SF

Highlights

- ◆ Retail space for lease includes new carpet, ample electrical, and sign panel
- ◆ ± 156,000 SF Shopping Center
- ◆ Tenants include Big K-Mart, Ruby Tuesday & Farmer's Furniture
- ◆ Located just northwest of Downtown Greenwood
- ◆ Popular site with easy access

Demographics

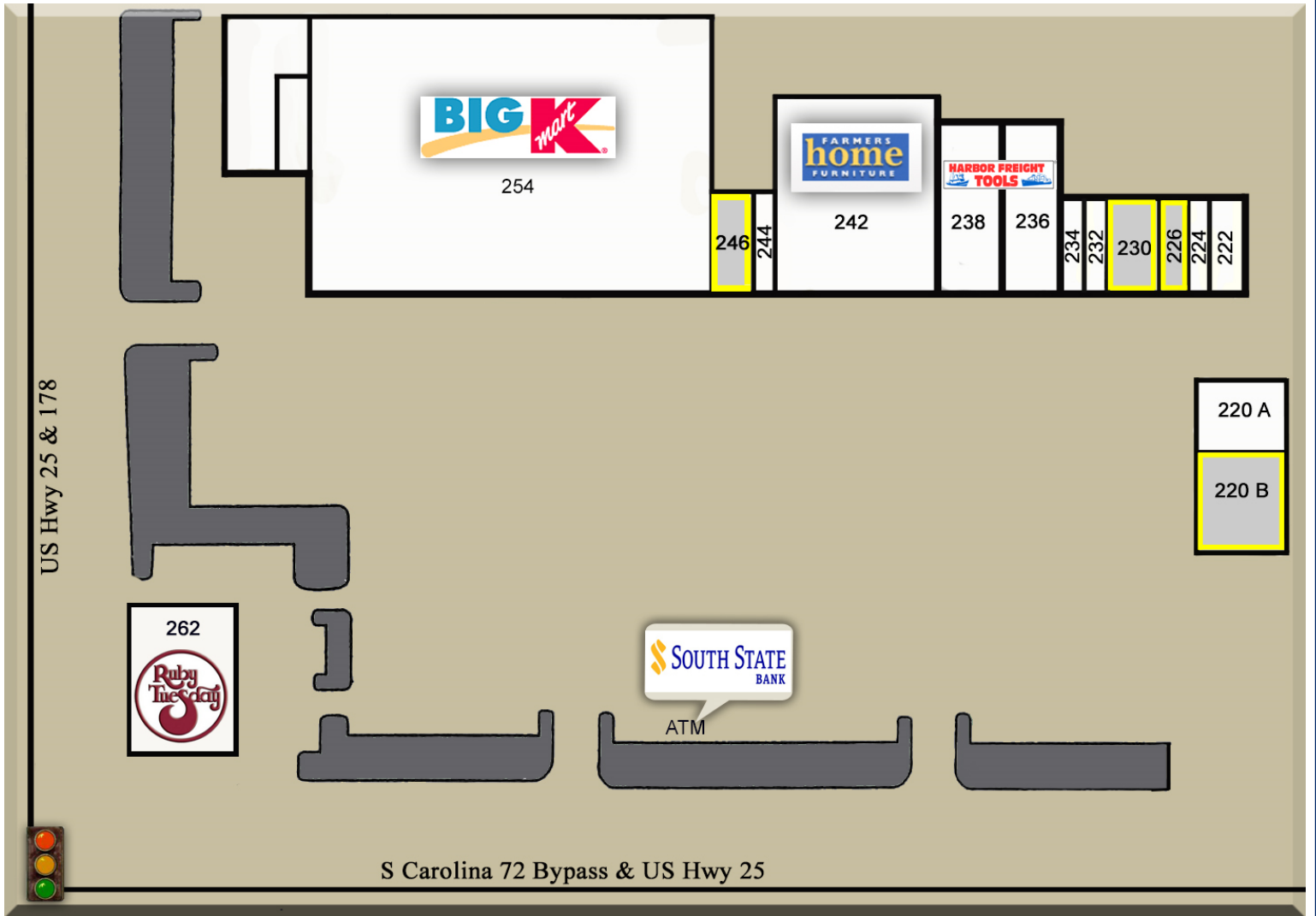
Radius (miles)	One	Three	Five
Population	4,387	30,312	46,027
Daytime Pop.	3,044	18,440	23,464
Avg. HH Income	\$51,888	\$52,008	\$51,361
Med. HH Income	\$38,382	\$36,785	\$35,497

Traffic Counts

SC 72 Bypass	22,800 VPD
US 25 (Montague Street)	15,000 VPD

Greenwood Plaza

Greenwood, SC



SUITE	TENANT	SF	SUITE	TENANT	SF
220 A	Advance America Cash	1,800	236	Harbor Freight Tools	7,327
220 B	AVAILABLE	5,400	238	Harbor Freight Tools	6,277
222	First Acceptance Insurance	2,796	242	Farmers Furniture	21,840
224	M & M Income Tax Service	1,200	244	Lee Nails	1,200
226	AVAILABLE	2,000	246	AVAILABLE	3,200
230	AVAILABLE	3,200	254	Big K-Mart	91,657
232	Great Wall Chinese	1,200	262	Ruby Tuesday	4,893
234	Great Wall Chinese	2,000			

LPA

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& Associates, Inc.

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