

For Lease - Five Suites  
±1,000 SF, ±2,000 SF,  
±3,328 SF, ±15,200 SF  
& ±32,715 SF



## Edisto Village Shopping Center

265 Stonewall Jackson Blvd. - Orangeburg, South Carolina



### Property Features

- ±109,668 SF shopping center
- Four suites available:
  - ±32,715 RSF (former Bi-Lo)
  - ±15,200 RSF (former Badcock Furniture)
  - ±3,328 RSF (former Dental Office)
  - ±2,000 RSF (former Check into Cash)
  - ±1,000 RSF (On Pad)
- Co-tenants include Maxway, Salvation Army, Citi Trends, and Rainbow
- Abundant parking and excellent signage
- Traffic Count: 18,600 VPD
- Lease Rate: \$8.00-14.00 per SF, NNN (\$1.89)

CONTACT BROKER FOR  
MORE INFORMATION:

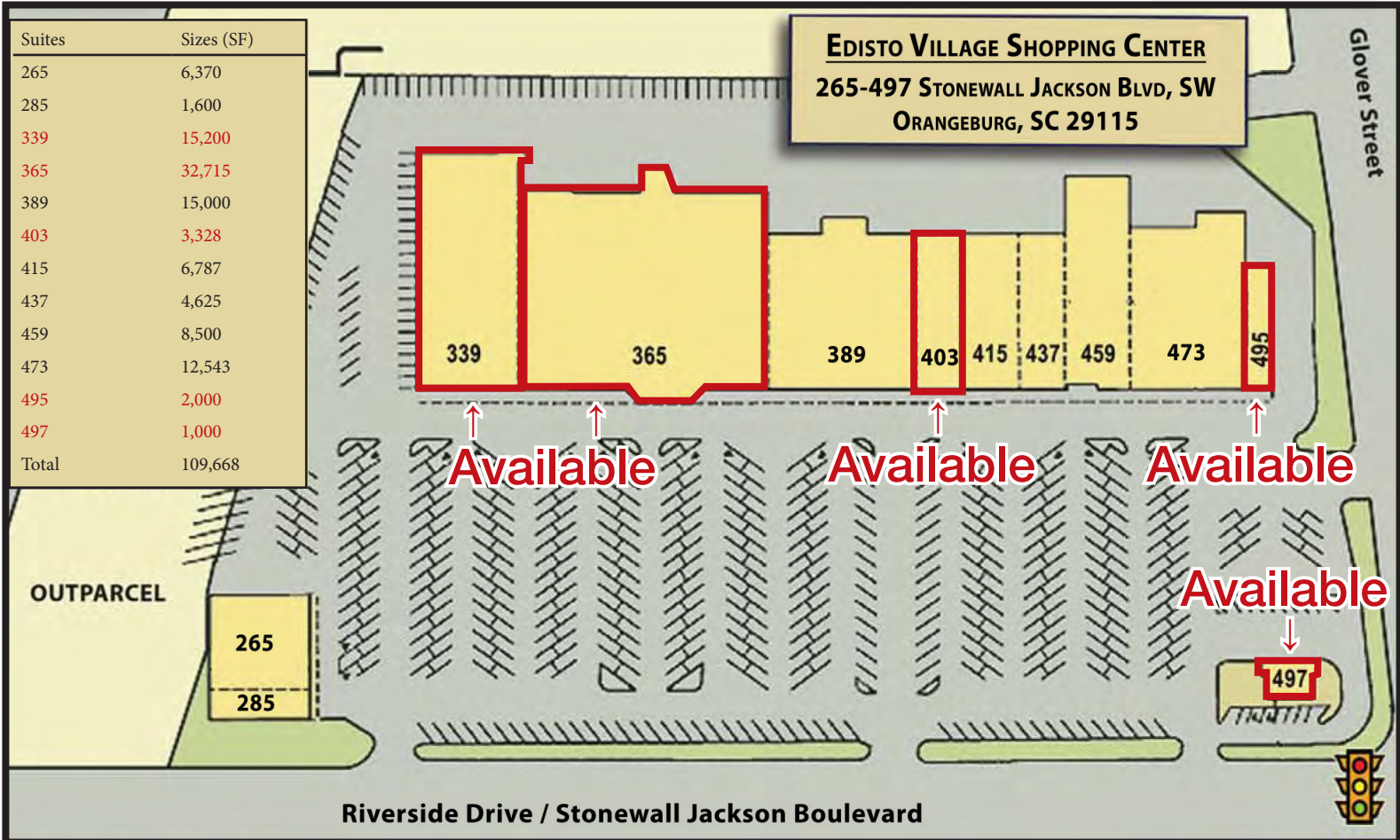
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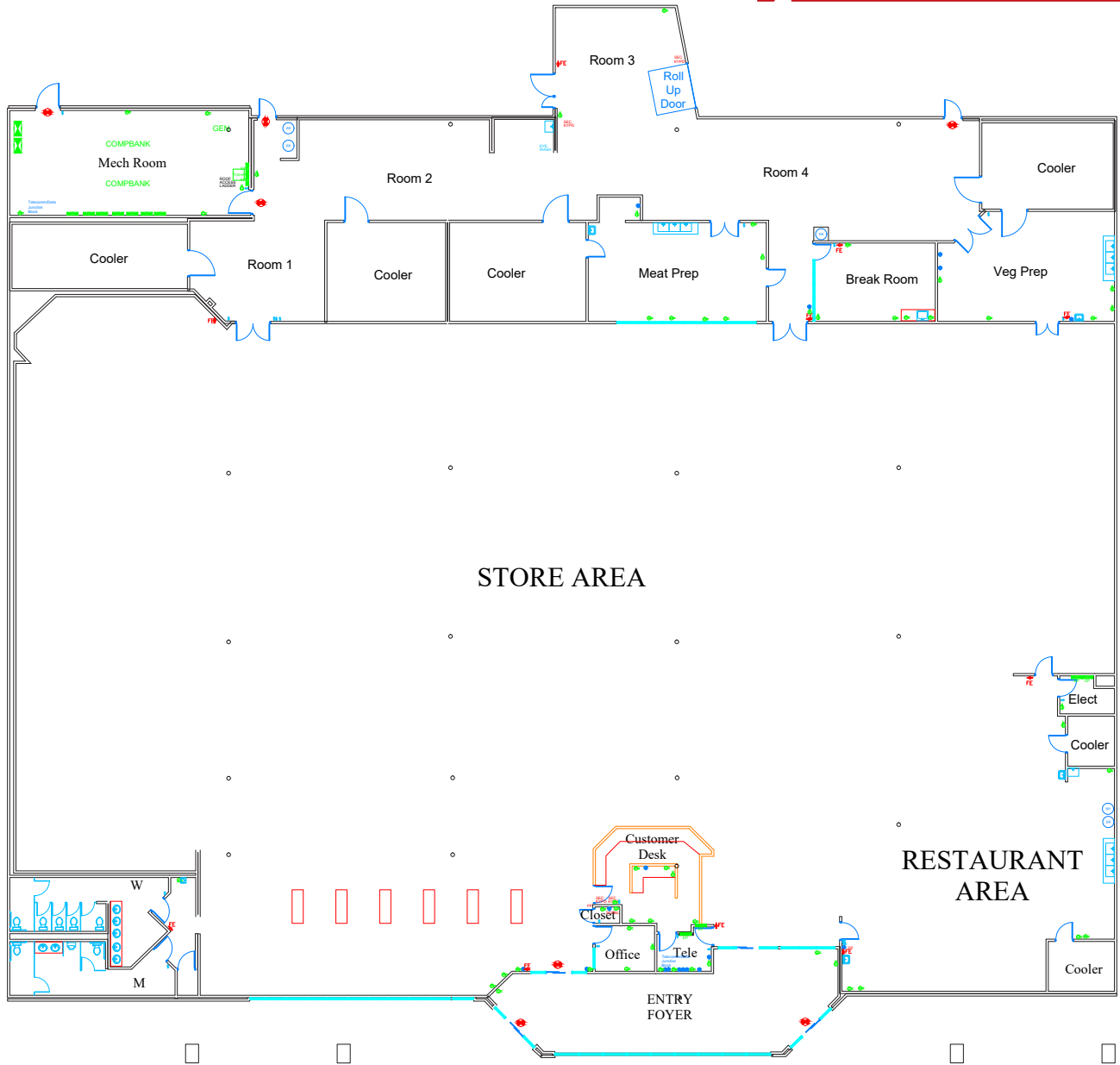
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Symbol Legend

- ⚡ - Standard Single Pole Switch
- ⦿ - Standard 110v Outlet
- Ⓜ - Duplex Telecomm Plate - 1 Voice/1 Data
- Ⓣ - Tstat
- Ⓜ - Above Counter outlet - 48" Above Finished Floor
- Ⓜ - Ground Fault Interrupter outlet

- Ⓜ - Exit Sign
- Ⓜ - Emergency Lighting







# Demographic Profile

Stonewall Jackson Blvd & Hwy 301 | Orangeburg, South Carolina

	1 Mile	3 Miles	5 Miles		1 Mile	3 Miles	5 Miles
<b>Population</b>				<b>Median Household Income</b>			
2010 Census	3,857	25,145	38,709	2019 Estimate	\$19,852	\$26,642	\$34,938
2019 Estimate	3,687	23,861	37,009	2024 Projection	\$20,616	\$28,890	\$36,729
2024 Projection	3,607	23,359	36,277	<b>Average Household Income</b>			
% Chg. 2019-2024	-2.2%	-2.1%	-2.0%	2019 Estimate	\$33,487	\$43,523	\$50,101
<b>Households</b>				2024 Projection	\$36,034	\$46,603	\$53,391
2010 Census	1,612	9,349	14,757	<b>Per Capita Household Income</b>			
2019 Estimate	1,532	8,860	14,076	2019 Estimate	\$14,181	\$16,360	\$19,214
2024 Projection	1,491	8,630	13,740	2024 Projection	\$15,165	\$17,418	\$20,383
<b>Families</b>				<b>2019 Household Income Dist.</b>			
2010 Census	819	5,314	8,967	Less than \$15,000	36.1%	26.0%	21.7%
2019 Estimate	759	4,926	8,395	\$15,000 - \$24,999	23.0%	22.0%	18.9%
2024 Projection	733	4,764	8,145	\$25,000 - \$34,999	9.9%	9.7%	9.5%
<b>2019 Age Dist.</b>				\$35,000 - \$49,999	10.7%	12.8%	14.8%
0 - 4	7.5%	6.0%	6.1%	\$50,000 - \$74,999	9.1%	12.3%	13.3%
5 - 9	7.2%	5.7%	6.0%	\$75,000 - \$99,999	4.8%	8.2%	9.4%
10 - 14	6.7%	5.4%	5.8%	\$100,000 - \$149,999	5.7%	6.4%	8.5%
15 - 19	5.9%	9.3%	8.0%	\$150,000 - \$199,999	0.4%	1.6%	2.9%
20 - 24	7.9%	12.2%	9.8%	\$200,000 and Up	0.3%	0.9%	1.1%
25 - 34	17.6%	13.6%	13.8%	<b>2019 Housing Data</b>			
35 - 44	10.7%	9.8%	10.4%	Owner Occ. Housing Units	426	4,566	8,279
45 - 54	9.4%	9.5%	10.2%	Renter Occ. Housing Units	1,106	4,294	5,797
55 - 64	10.9%	11.1%	11.8%	<b>2019 Business Data</b>			
65 - 74	8.3%	9.7%	10.6%	Total Businesses:	454	1,316	1,633
75 - 84	5.0%	5.3%	5.4%	Total Employees:	5,476	15,400	22,862
85+	2.9%	2.5%	2.3%	<b>Average Household Size</b>			
<b>Median Age</b>				2010 Census	2.21	2.35	2.40
2010 Census	31.3	31.0	33.9	2019 Estimate	2.24	2.37	2.42
2019 Estimate	33.5	33.3	35.6	2024 Projection	2.25	2.37	2.43
2024 Projection	34.5	34.7	36.9				