

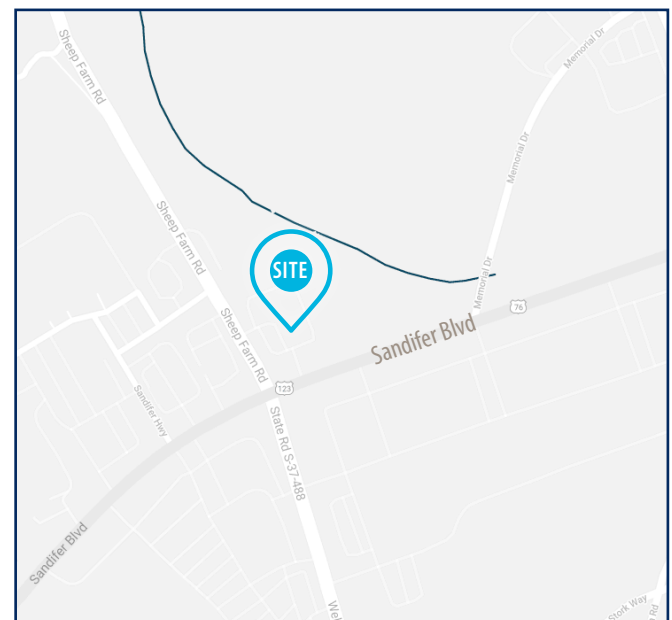


Opportunity

- Located on the Corner of Sandifer Boulevard and Sheep Farm Road
- Excellent access at signalized intersection
- In the heart of Seneca retail cluster
- Excellent tenant mix including, Schlotzsky's, Cricket Wireless, Accuquest Hearing and more
- Traffic Count: 12,300 VPD
- Spaces are in vanilla shell condition

Lease Information

Unit	Size	Lease Rate	Lease Type	Pass Throughs
G	± 1,920 sf	\$12.00/sf/yr	NNN	\$3.61/sf/yr



For more information, please contact:

James McKay, Senior Associate
Retail & Investment Services
C 864.747.5627
james.mckay@avisonyoung.com

John Odom, CCIM, Senior Associate
Retail & Investment Services
C 864.979.2183
john.odom@avisonyoung.com

Rakan Draz, Senior Associate
Retail & Investment Services
C 864.905.7635
rakan.draz@avisonyoung.com

Site Plan

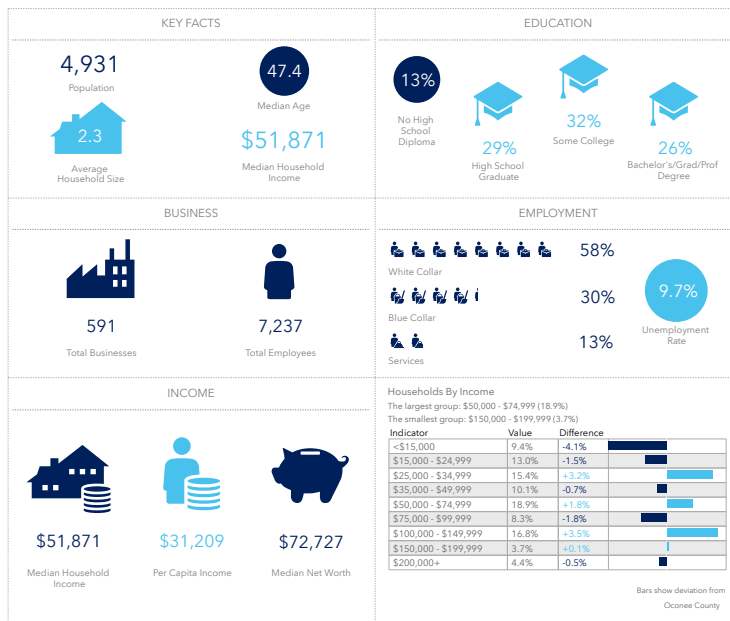


Amenities Map

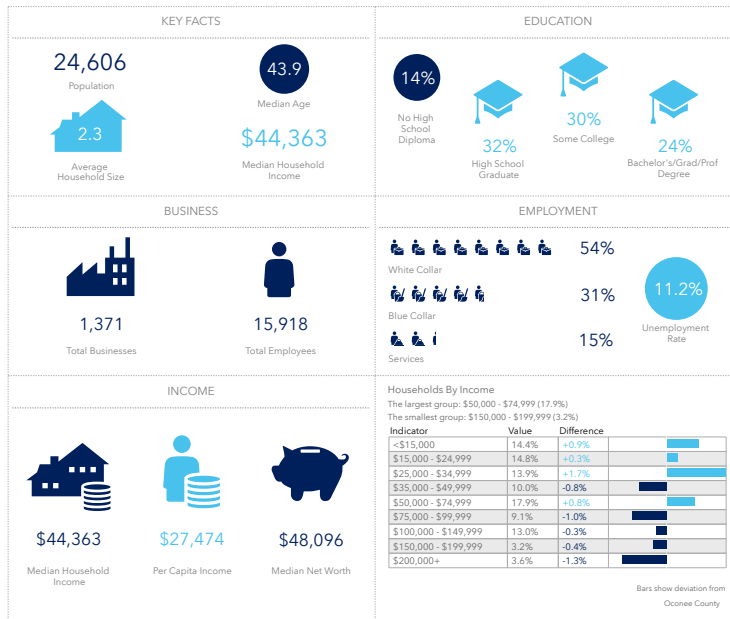


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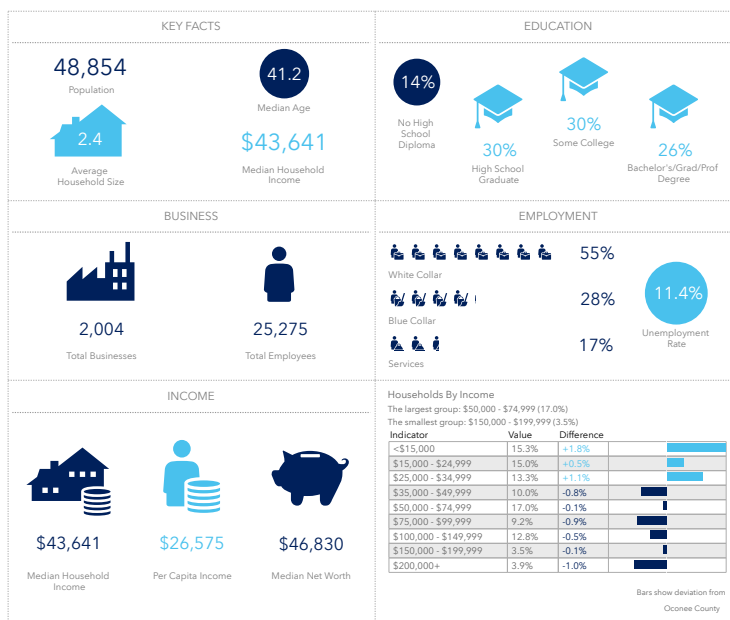
5 Minute Drive Time



10 Minute Drive Time



15 Minute Drive Time





Thank you.

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avisonyoung.com

656 S Main Street, Suite 200
Greenville, South Carolina 29601
O 864.334.4145
F 843.725.7201
Avison Young - South Carolina, Inc.

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