

PELHAM COURT

115 PELHAM RD. | GREENVILLE, SC 29615



JUST RENOVATED!



300 West Summit Ave | Suite 250 | Charlotte, North Carolina 28203

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**AVAILABLE
FOR LEASE**

PROUD PARTNER
XTEAM
RETAIL ADVISORS

PROPERTY / LEASE INFORMATION

SPACE AVAILABLE: 1,214 - 3,346 SF
 LEASE RATE: Please Call
 TICAM: Please Call
 TOTAL GLA: 42,920 SF
 CO-TENANTS INCLUDE:

US Armed Forces

Edward Jones
MAKING SENSE OF INVESTING

Koi
asian bistro

PROPERTY DESCRIPTION

Providence Group is pleased to offer for lease shop space at Pelham Court in Greenville, S.C. The center is conveniently located at the signalized intersection of Pelham Road and Pelham Commons Boulevard. The property has four points of ingress/egress; two on Pelham Road and two on Pelham Commons Boulevard.

Directly to the east of Pelham Court is a Publix Super Market, Bank of Travelers Rest, Pizza Hut, and Bruster's Real Ice Cream. Bob Jones University (2,415 students) and the Greenville Downtown Airport are also located within close proximity to the subject property. Pelham Court is under new ownership and will undergo various renovations in an effort to enhance the overall property.

DEMOGRAPHICS (2018)

	1 MILE	3 MILE	5 MILE
POPULATION	14,656	69,713	172,199
AVERAGE HH INCOME	\$64,325	\$74,073	\$78,245
MEDIAN HH INCOME	\$51,651	\$55,100	\$58,034
BUSINESS ESTABLISHMENTS	867	5,711	11,190
DAYTIME EMPLOYMENT	8,371	63,720	130,884



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2018 TRAFFIC COUNTS (SCDOT) 21,300 VPD on Pelham Road

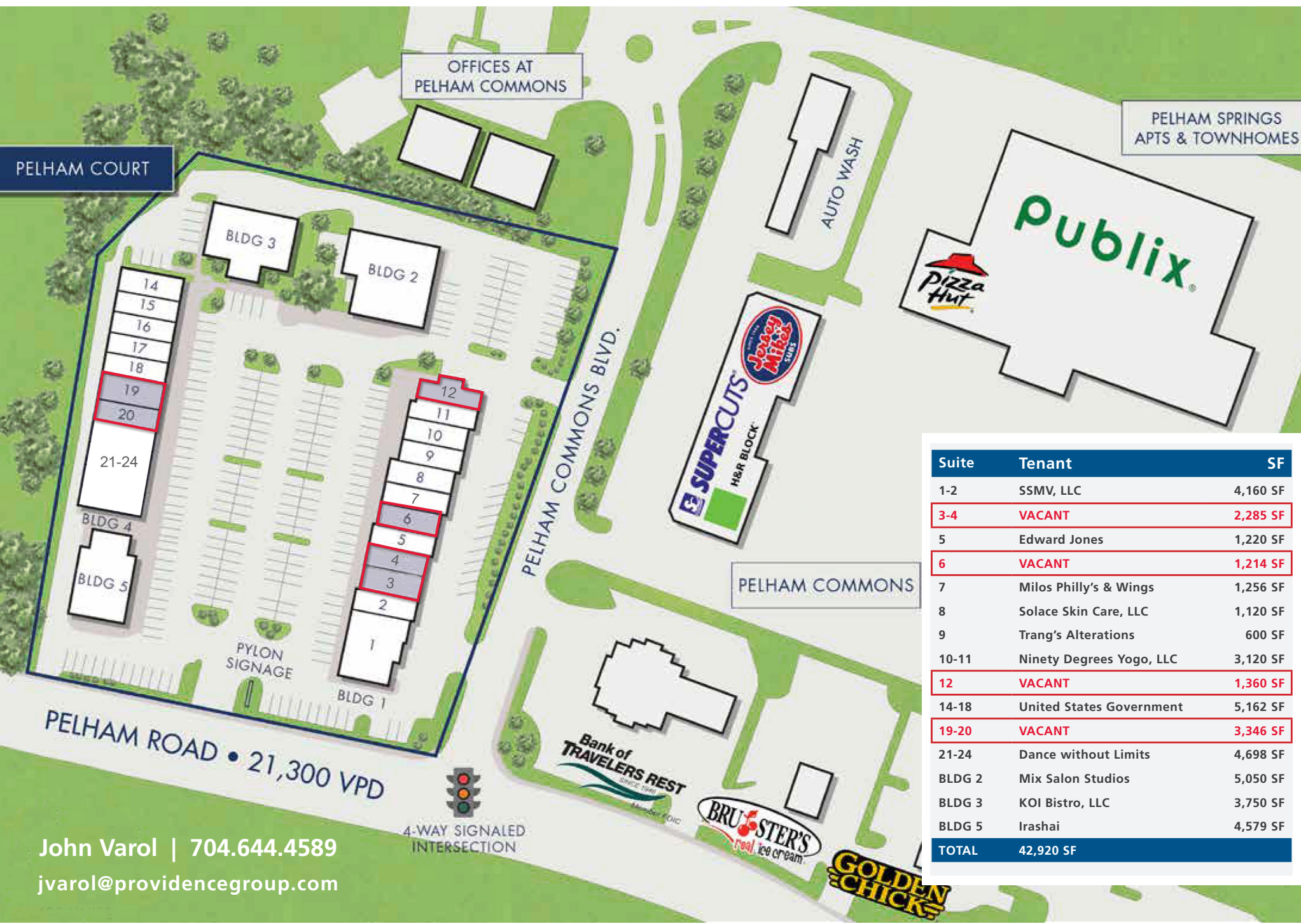
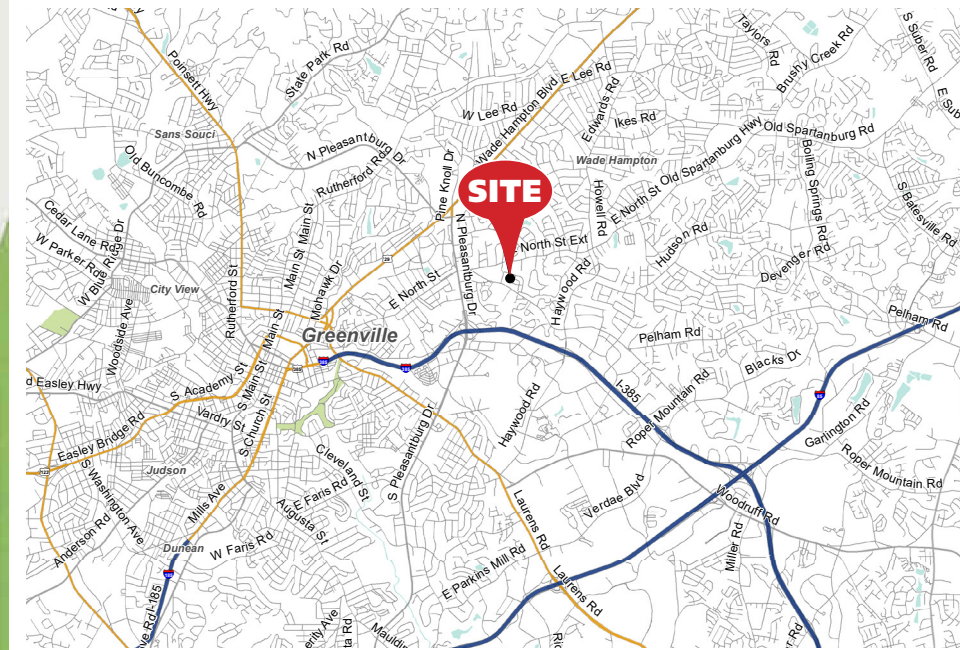


THE PROVIDENCE GROUP
EXCELLENCE IN RETAIL REAL ESTATE

John Varol | 704.644.4589
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Suite	Tenant	SF
1-2	SSMV, LLC	4,160 SF
3-4	VACANT	2,285 SF
5	Edward Jones	1,220 SF
6	VACANT	1,214 SF
7	Milos Philly's & Wings	1,256 SF
8	Solace Skin Care, LLC	1,120 SF
9	Trang's Alterations	600 SF
10-11	Ninety Degrees Yogo, LLC	3,120 SF
12	VACANT	1,360 SF
14-18	United States Government	5,162 SF
19-20	VACANT	3,346 SF
21-24	Dance without Limits	4,698 SF
BLDG 2	Mix Salon Studios	5,050 SF
BLDG 3	KOI Bistro, LLC	3,750 SF
BLDG 5	Irashai	4,579 SF
TOTAL		42,920 SF

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