

# FORMER BANK BRANCH FOR LEASE

101 N MAIN STREET. GREER, SOUTH CAROLINA 29650

Greer Plaza

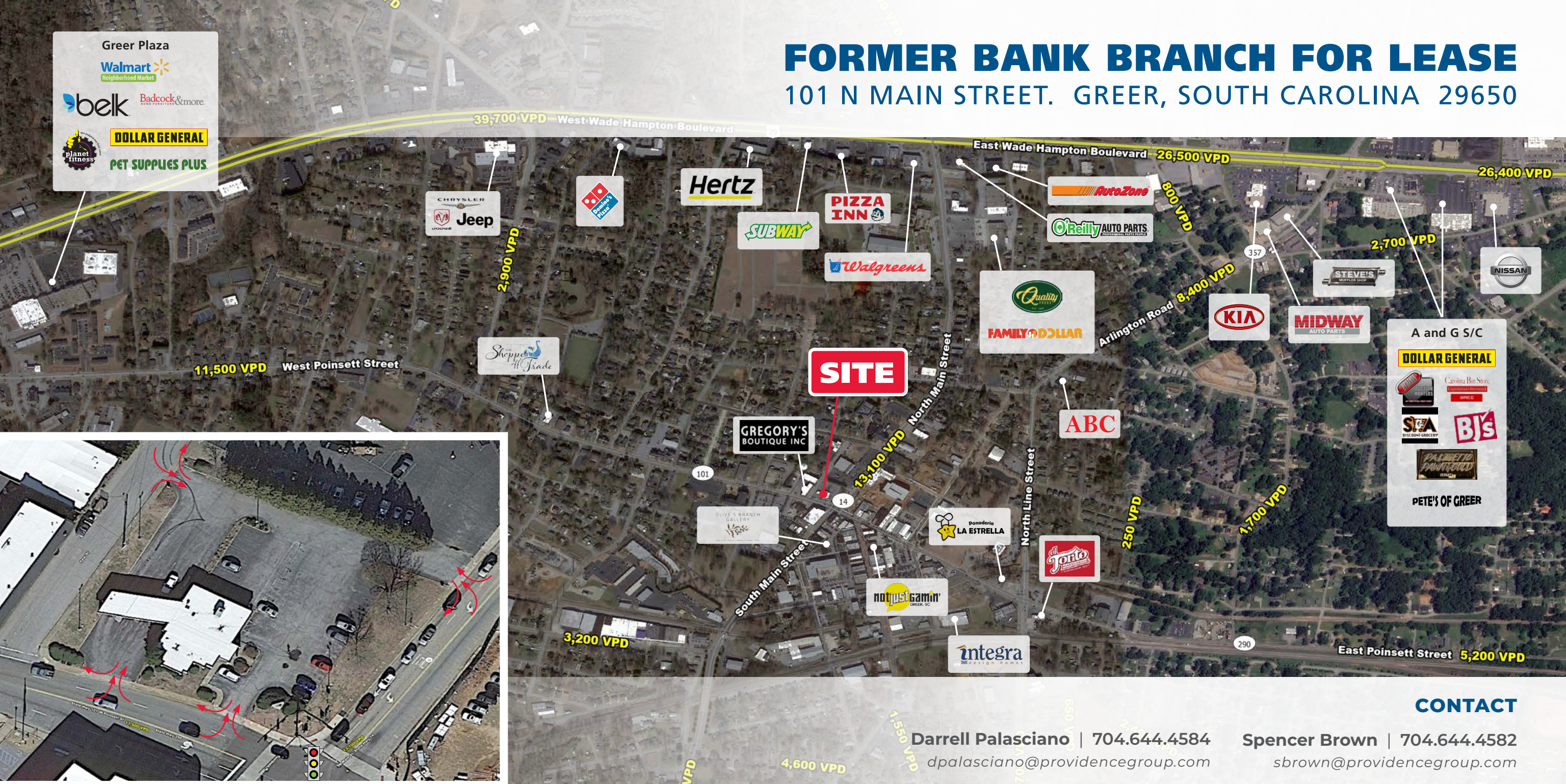
Walmart Neighborhood Market

belk Badcock & more.

planet fitness

**DOLLAR GENERAL**

PET SUPPLIES PLUS



### CONTACT

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## PROPERTY / LEASING INFORMATION

Free-standing “main & main” bank building for lease or redevelopment in thriving downtown Greer, SC. Home to Greenville-Spartanburg International Airport, Goodrich North America and the world’s largest BMW plant, Greer is one of the most dynamic small towns in the Carolinas.

## PROPERTY HIGHLIGHTS

- Available for Lease, Ground Lease, or Build-to-Suit:
- Size: 2,814 SF, 0.92 acres
- Located at the signalized intersection of N. Main Street and W Poinsett St.
- Excellent visibility and access to both roads.
- 2 Full access points; One RI/LI only; One RO/LO only
- Drive-thru in place
- 13,100 VPD on North Main Street
- Most financial institutions allowed
- Zoning: C-1 (Central Business District)
- 29 Parking Spaces

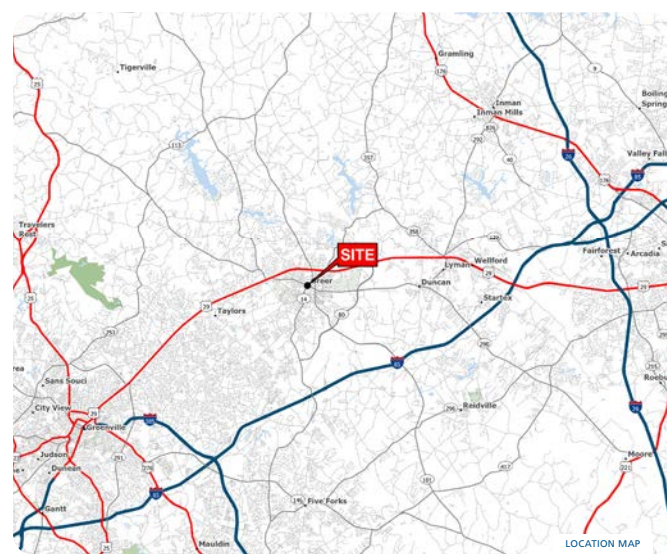
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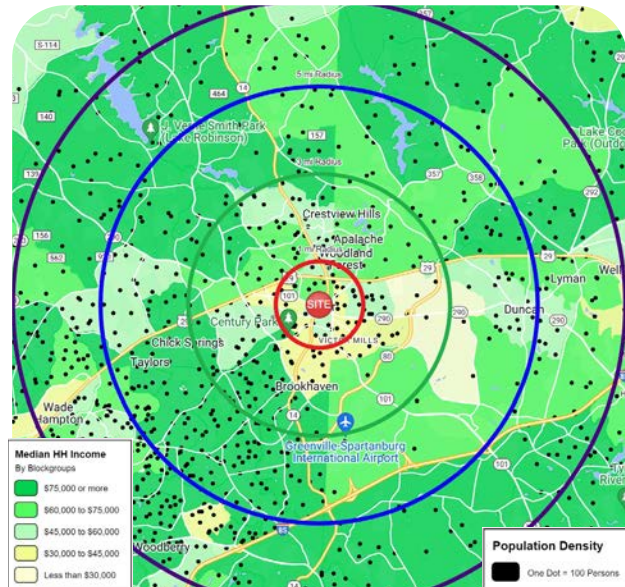
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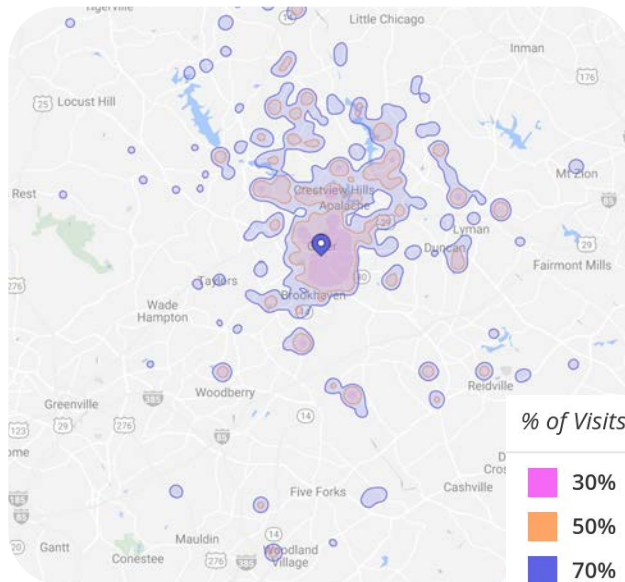
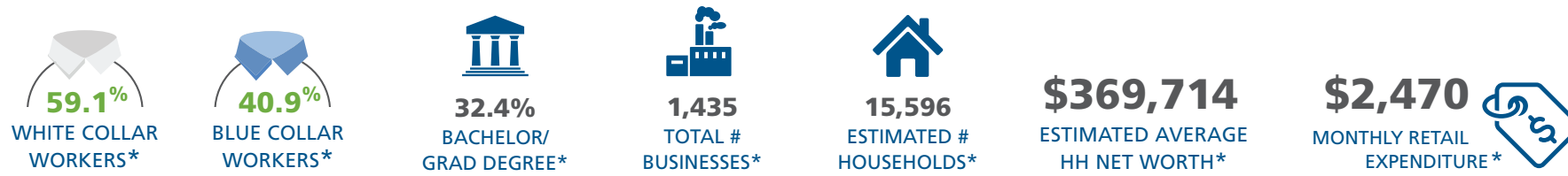


## TRADITIONAL DEMOGRAPHICS

2023

### DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE	7 MILE
POPULATION	8,112	38,847	84,244	162,424
AVERAGE HH INCOME	\$69,732	\$85,953	\$97,959	\$102,623
DAYTIME EMPLOYMENT	3,524	15,862	26,257	55,585



## TRADE AREA DEMOGRAPHICS

2023

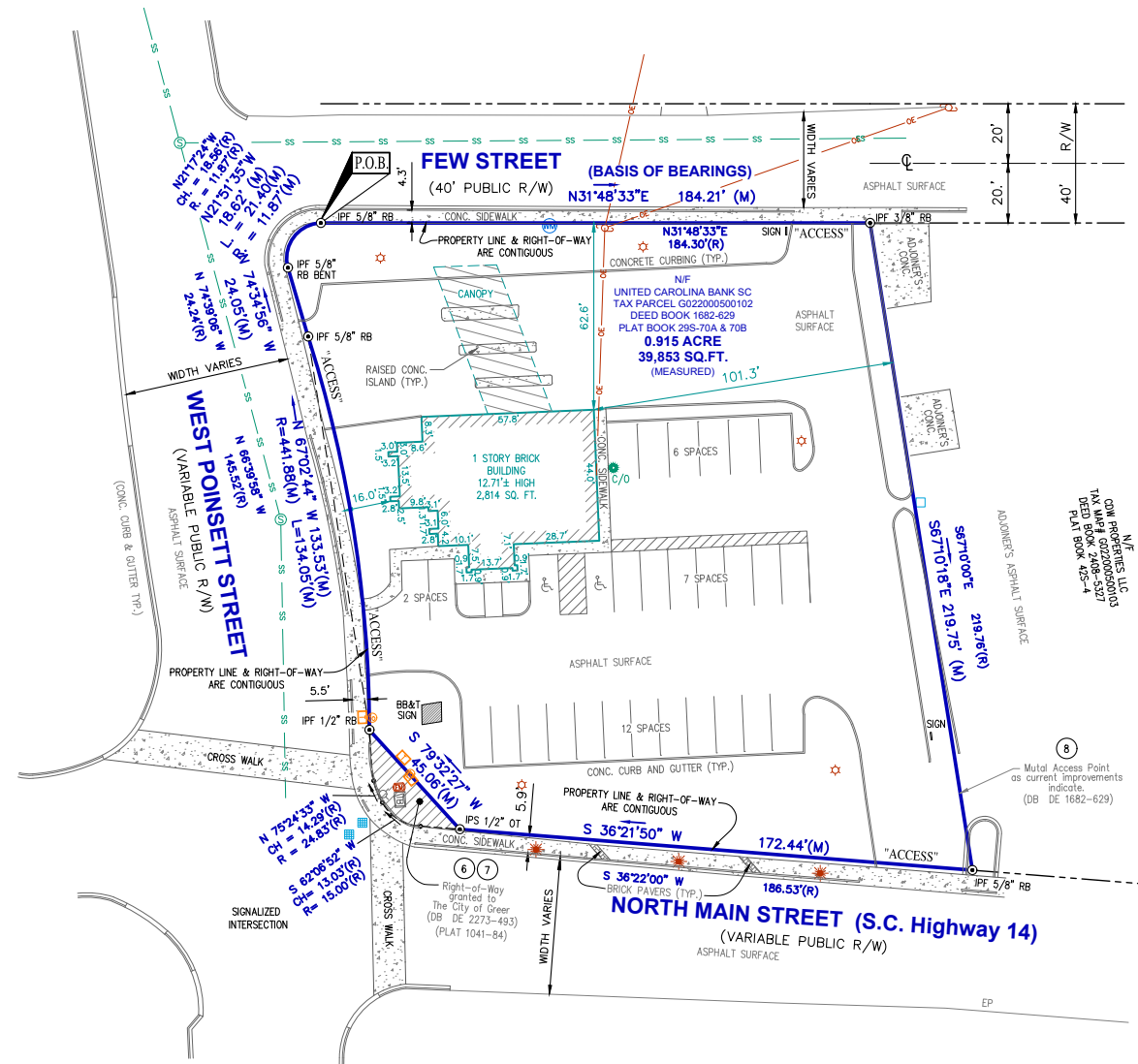
### DEMOGRAPHICS

	30% of Visits	50% of Visits	70% of Visits
POPULATION	8,477	38,386	59,703
HOUSEHOLDS	3,374	14,605	22,398
AREA (IN SQUARE MILES)	3.81	38.33	68.85
AVERAGE HOUSEHOLD INCOME	\$50,181	\$74,844	\$78,457

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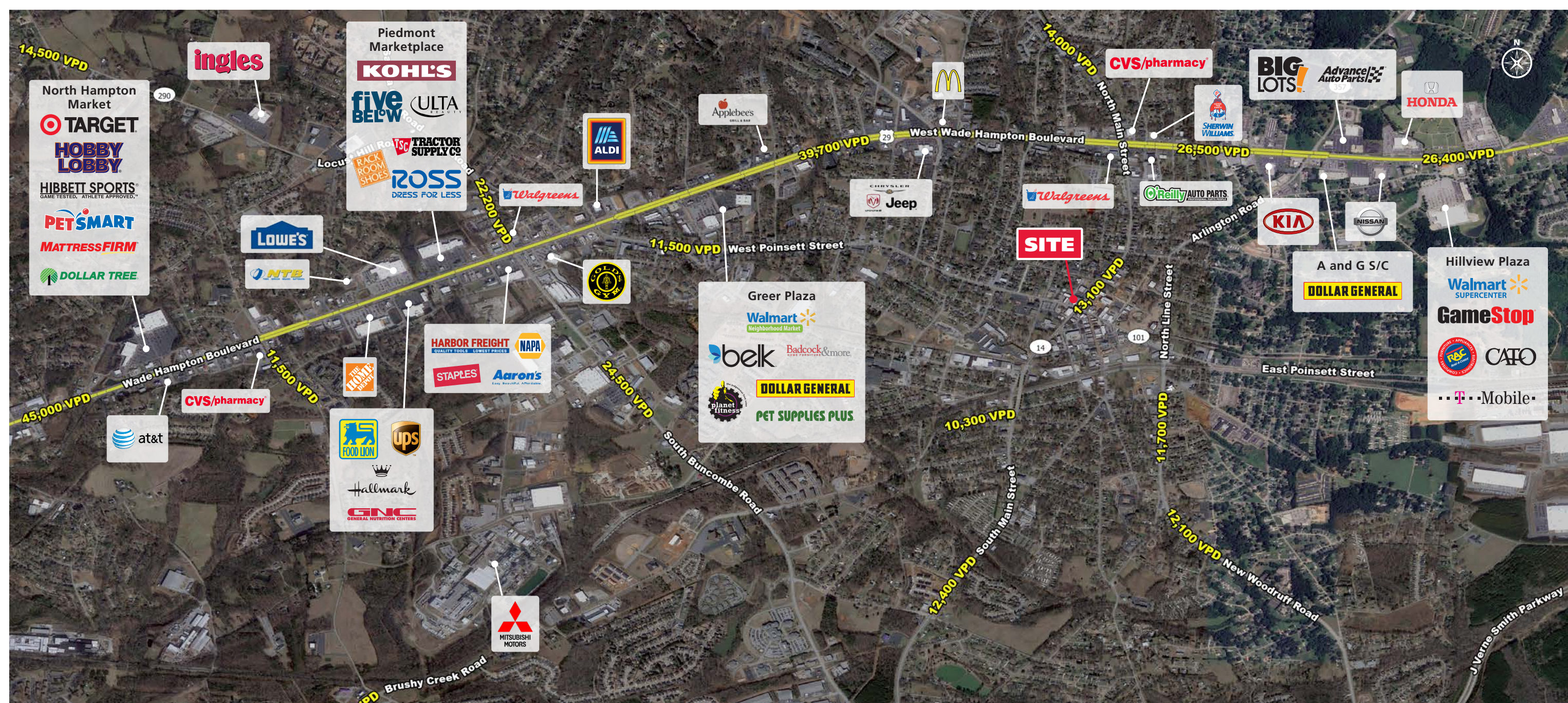
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PROUD PARTNER  
**XTEAM**  
RETAIL ADVISORS





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