

FOR SUBLEASE

Former Rite Aid - Wade Hampton Blvd, Greer, SC

1100 W Wade Hampton Blvd | Greer, SC



Overview

BUILDING SIZE	15,358 SF
LEASE END DATE	6/30/2024
RATE	\$8.00 SF/yr (MG)



Description

- Former Rite Aid building
- Freestanding building across from Aldi
- Less than 4 miles away from the Greenville-Spartanburg International Airport
- In the center of the retail corridor of Greer, drawing from the suburbs between Spartanburg & Greenville
- All offers are subject to approval by Walgreens Real Estate Committee

Demographics

	3 MILES	5 MILES	10 MILES
Median HH Income	\$48,199	\$54,212	\$54,654
Average HH Income	\$60,318	\$70,867	\$75,091
Households	15,653	36,369	110,479
Current Population	40,330	94,623	278,118

Year: 2017 | Source: ESRI

Contact

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Traffic Counts

W Wade Hampton Blvd	30,500 VPD
W Poinsett St	11,100 VPD
N Buncombe Rd	23,800 VPD

Year: 2017 | Source: SCDOT

SRS REAL ESTATE PARTNERS | 3445 Peachtree Road NE, Suite 950 | Atlanta, GA 30326 | 404.231.2232

This information contained herein was obtained from sources deemed to be reliable; however SRS Real Estate Partners makes no guarantees, warranties or representations as to the completeness or accuracy thereof.

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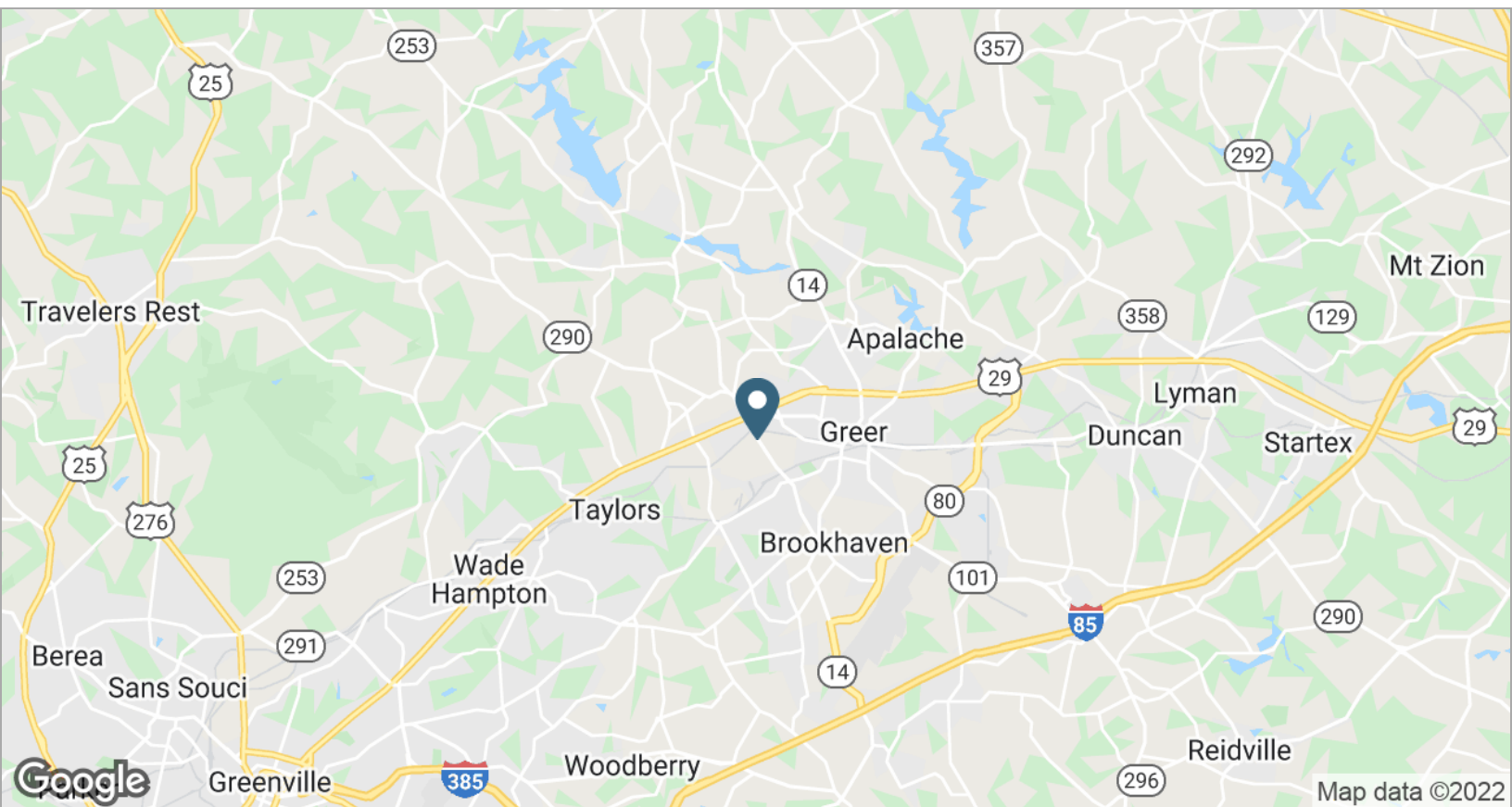
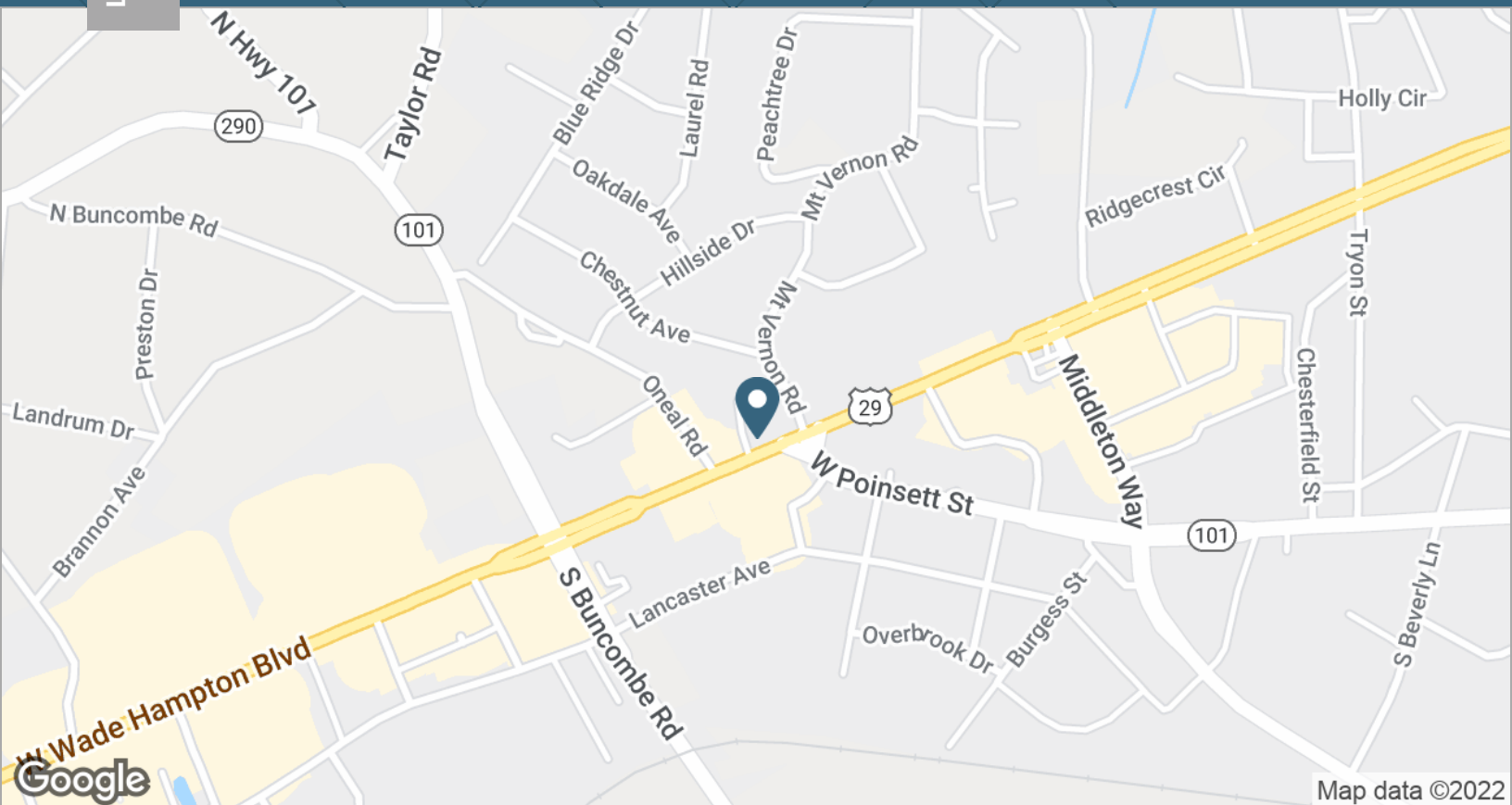
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	3 miles	5 miles	10 miles
Population			
2017 Population	40,330	94,623	278,118
2000 Population	29,535	68,848	207,215
2010 Population	36,334	85,738	249,580
2022 Population	43,249	101,437	298,930
2000-2010 Annual Rate	2.09%	2.22%	1.88%
2010-2016 Annual Rate	1.45%	1.37%	1.50%
2016-2021 Annual Rate	1.41%	1.40%	1.45%
2017 Median Age	37.0	38.4	38.6
Households			
2000 Households	11,642	26,585	82,657
2010 Households	14,191	33,059	99,239
2017 Total Households	15,653	36,369	110,479
2022 Total Households	16,755	38,928	118,728
2000-2010 Annual Rate	2.00%	2.20%	1.85%
2010-2016 Annual Rate	1.36%	1.32%	1.49%
2016-2021 Annual Rate	1.37%	1.37%	1.45%
2017 Average Household Size	2.56	2.59	2.47
Housing Units			
2017 Total Housing Units	17,061	38,658	118,527
2017 Owner Occupied Housing Units	10,309	26,099	74,216
2017 Renter Occupied Housing Units	5,344	10,271	36,263
2017 Vacant Housing Units	1,408	2,289	8,048
Race and Ethnicity			
2017 White Alone	73.4%	77.9%	78.3%
2017 Black Alone	15.5%	12.2%	12.3%
2017 American Indian/Alaska Native Alone	0.2%	0.2%	0.3%
2017 Asian Alone	1.5%	2.8%	3.1%
2017 Pacific Islander Alone	0.0%	0.1%	0.1%
2017 Hispanic Origin (Any Race)	13.8%	10.2%	8.4%
Income			
2017 Median Household Income	\$48,199	\$54,212	\$54,654
2017 Average Household Income	\$60,318	\$70,867	\$75,091
Per Capita Income	\$23,606	\$27,651	\$30,167
2017 Population 25+ by Educational Attainment			
Total	27,285	64,645	190,603
High School Graduate	24.1%	20.9%	19.4%
GED/Alternative Credential	5.0%	4.4%	3.9%
Some College, No Degree	20.1%	20.7%	19.8%
Associate Degree	9.7%	10.1%	9.9%
Bachelor's Degree	18.0%	21.9%	24.2%
Graduate/Professional Degree	7.5%	10.1%	12.4%
Data for all businesses in area			
Total Businesses:	1,418	2,585	11,392
Total Employees:	15,409	34,422	165,296
Total Residential Population:	40,330	94,623	278,118
Employee/Residential Population Ratio:	0.38:1	0.36:1	0.59:1
2017 Total Daytime Population	38,316	78,985	316,713
Workers	17,024	29,964	175,264
Residents	21,292	49,021	141,449