



ANDERSON, SC

3801 CLEMSON BLVD

2,800 SF AVAILABLE



PROJECT DETAILS

3801 CLEMSON BLVD • 2,800 SF AVAILABLE • RETAIL

PROPERTY HIGHLIGHTS

- Publix Anchored Shopping Center
- 2,800 SF Available
- Co-tenant's include: Burlington, Sportsman Warehouse, Crunch Fitness, and more

OFFERING SUMMARY

LEASE RATE	Negotiable
BUILDING SIZE	60,346 SF
AVAILABLE SF	2,800 SF
YEAR BUILT	1995

DEMOGRAPHICS

TOTAL POPULATION

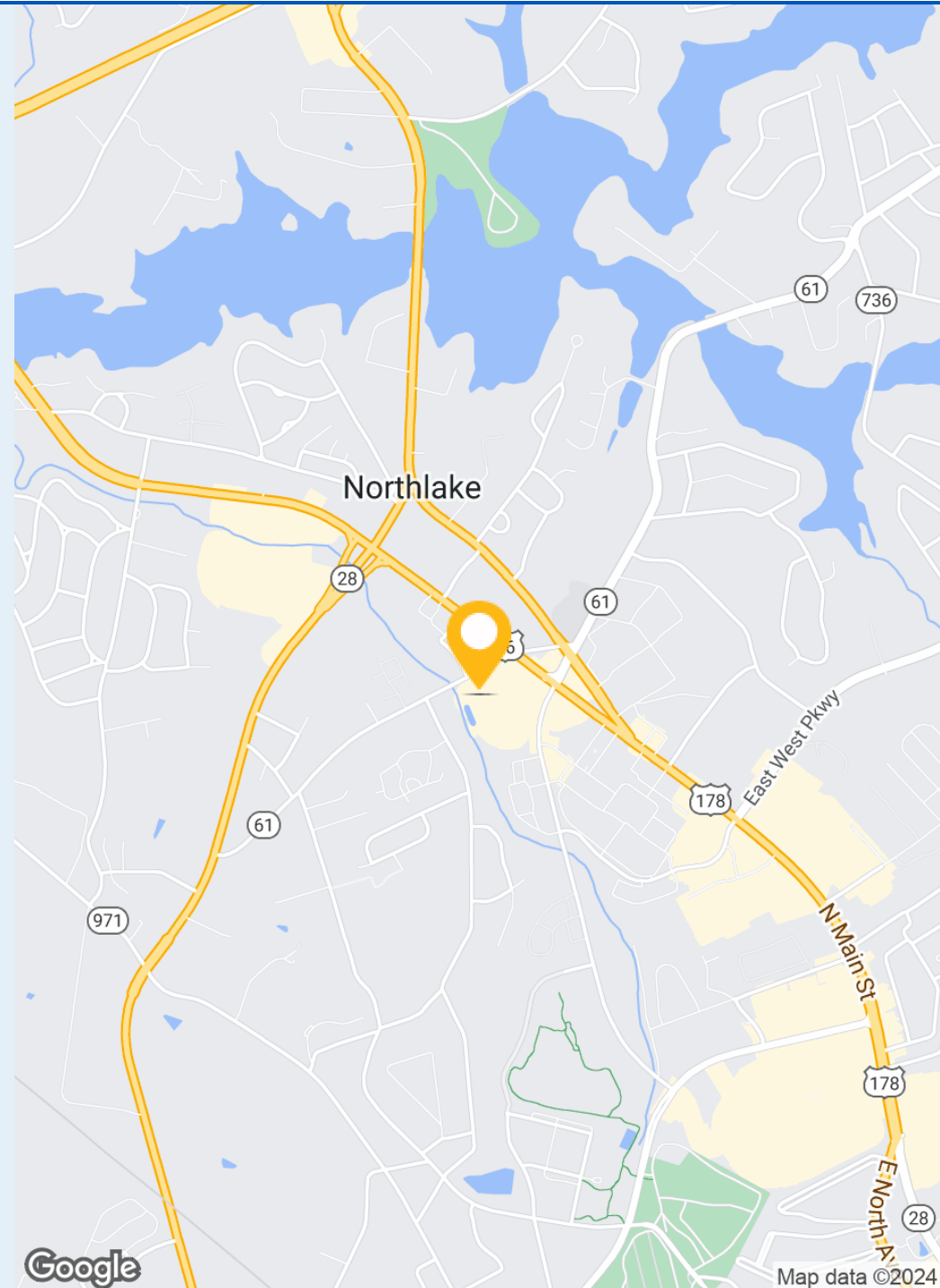
1 MILE	3 MILES	5 MILES
3,355	28,410	67,130

TOTAL HOUSEHOLDS

1 MILE	3 MILES	5 MILES
1,562	12,215	27,569

MEDIAN HH INCOME

1 MILE	3 MILES	5 MILES
\$52,889	\$66,631	\$64,623





SITE PLAN

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SITE PLAN

#	TENANT	SF
1	Available	2,800
2	My Nail Bar	1,400
3	Publix	56,146
Total SF		60,346

Not Included

Civic Center Blvd

Salem Church Rd

HWY 28 - 27K VPD



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