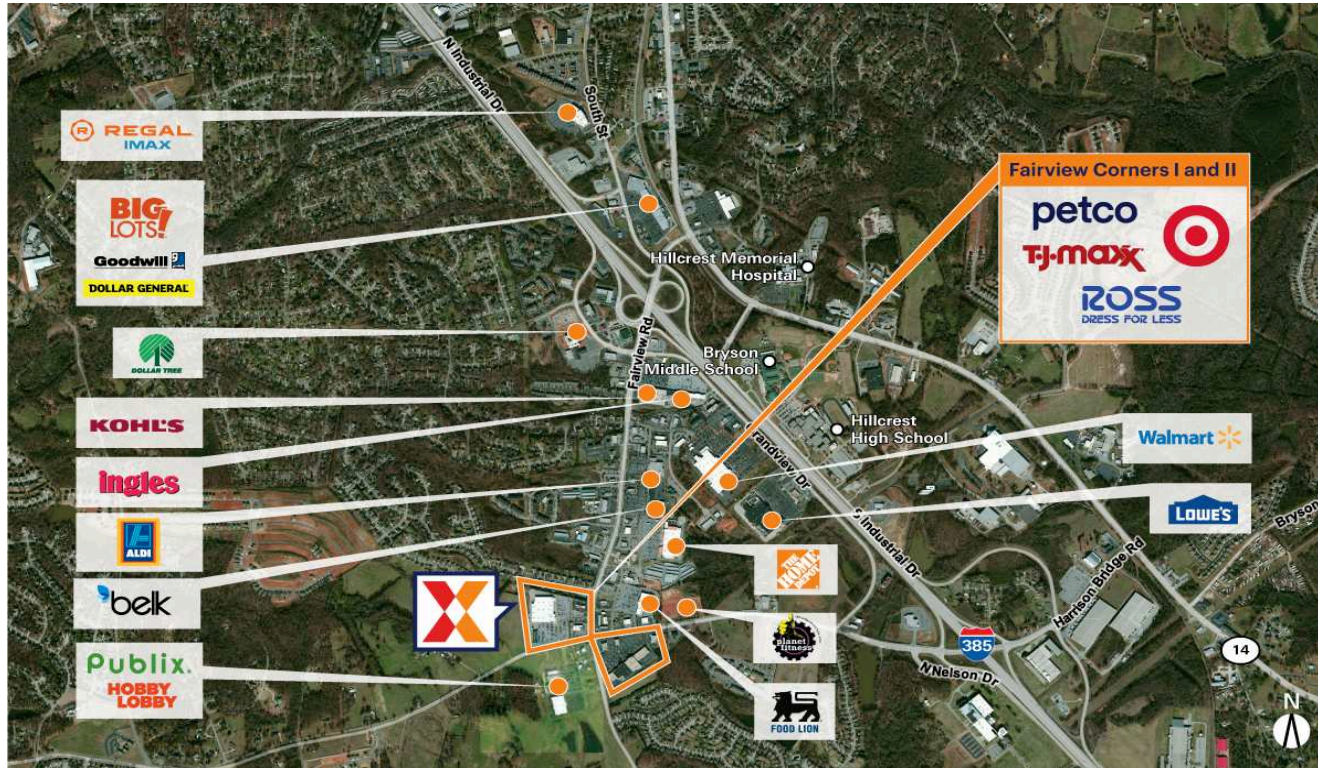


# Fairview Corners I & II

Greenville-Anderson, SC

34.7039, -82.2565

404 Fairview Road | Simpsonville, SC 29680



**Center Size:** 131,002 SF



Demographics	1 Mile	3 Mile	5 Mile
	6,159	43,778	80,193
	2,260	16,212	29,728
	\$93,709	\$95,484	\$91,886

Strong lineup of national retailers including Ross Dress for Less, T.J. Maxx, Rack Room Shoes, Hibbett Sports & Massage Envy and Petco; drawing an estimated 9,300 visits/day and 3.4M visits/year (based on Placer.ai)

High visibility on Fairview and Harrison Bridge Rds. from 36,400+ vehicles daily; easy access to I-385 and the entire upstate area

Surrounded by an affluent population with an average household income of \$95,000+ within 3 miles

Close proximity to downtown Greenville, Hillcrest Memorial Hospital with 90,000+ visitors/year and SouthChase Industrial Park with 2,000+ employees

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## Available Space

F	1,400 SF
329	1,260 SF
343-A	1,500 SF

## Current Retailers

A	Full House Sportzaria	4,556 SF
B	Cora Physical Therapy	2,657 SF
E	A Nails	1,190 SF
G	Hairmasters	1,190 SF
H	Jimmy John's	1,516 SF
N.A.P.	Target	120,976 SF
N.A.P.1	CVS/pharmacy	0 SF
N.A.P.2	McDonald's	0 SF
N.A.P.3	The Home Depot	0 SF
N.A.P.4	Food Lion	65,426 SF
N.A.P.5	Walmart	178,840 SF
N.A.P.6	Lowe's	178,840 SF
N.A.P.7	Publix	0 SF
N.A.P.8	Hobby Lobby	0 SF
325	Jersey Mike's Subs	1,600 SF
327	Smoothie King	1,120 SF
331	Bellacino's	2,800 SF
335-A	Moe's Southwest Grill	2,800 SF
335-B	Ultra Tan	2,000 SF
335-C	GNC	2,200 SF
339-A	Leslie's Swimming Pool Supplies	3,000 SF
339-B	Honey Baked Ham Company & Cafe	2,000 SF
339-C	Rio Body Wax Simpsonville	1,500 SF
339-D	Sally Beauty Supply	1,500 SF
343-B	Sport Clips	1,500 SF
343-C	Hibbett Sports	4,980 SF
347	Ross Dress for Less	30,061 SF
348	T.J. Maxx	28,000 SF
353	Petco	10,812 SF
355	Massage Envy	3,500 SF
357	Rack Room Shoes	6,000 SF
365	Spectrum	4,000 SF
375-B	First Watch	3,535 SF
375-C	Family Dental Health	2,825 SF