

Fairview Corners I & II

Greenville-Anderson-Greer, SC

34.7039, -82.2565

404 Fairview Road | Simpsonville, SC 29680



Center Size: 131,002 SF



Demographics	1 Mile	3 Mile	5 Mile
	7,016	45,246	84,547
	2,641	17,199	31,912
	\$90,254	\$93,076	\$90,423

Strong lineup of national retailers including T.J. Maxx, Ross Dress for Less, Rack Room Shoes, Jersey Mike's Subs & First Watch

Ranked as the market's most highly trafficked shopping center with 75K+ visits daily and 3.9M+ annually (Placer.ai 2024)

Surrounded by a highly educated population as 37% have a college education within a 3-mile radius

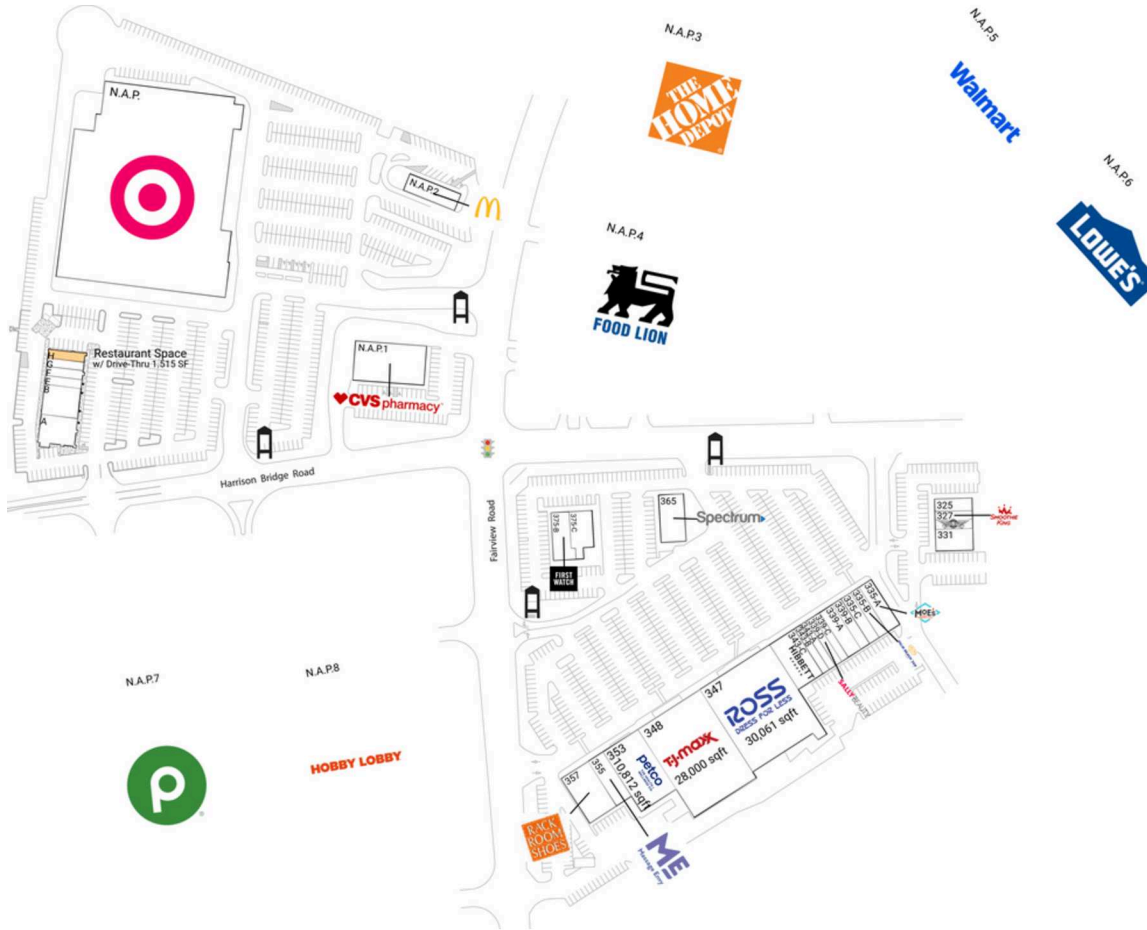
High visibility from 31K+ vehicles daily on Fairview Rd & 14K+ vehicles/day on Harrison Bridge Rd (Kalibrate 2021) with easy access to I-385

Located within a mile of 43-bed Prisma Health Hillcrest Hospital (Dept of Homeland Security 2024)

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Available Space

H 1,516 SF

Current Retailers

A	Full House Sportzaria	4,556 SF
B	Cora Physical Therapy	2,657 SF
E	A Nails	1,190 SF
F	GameStop	1,400 SF
G	GNC	1,190 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
329	Wingstop	1,260 SF
331	Bellacino's	2,800 SF
335-A	Moe's Southwest Grill	2,800 SF
335-B	Palm Beach Tan	2,000 SF
335-C	Visionworks	2,200 SF
339-A	Leslie's Pool Supplies	3,000 SF
339-B	Honey Baked Ham	2,000 SF
339-C	Rio Body Wax Simpsonville	1,500 SF
339-D	Sally Beauty Supply	1,500 SF
343-A	Dream Nails	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

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