



**THE
PROVIDENCE GROUP**
EXCELLENCE IN RETAIL REAL ESTATE

FOR LEASE

APPLEWOOD SHOPPING CENTER

201 APPLEWOOD CENTER PL | SENECA, SOUTH CAROLINA 29678



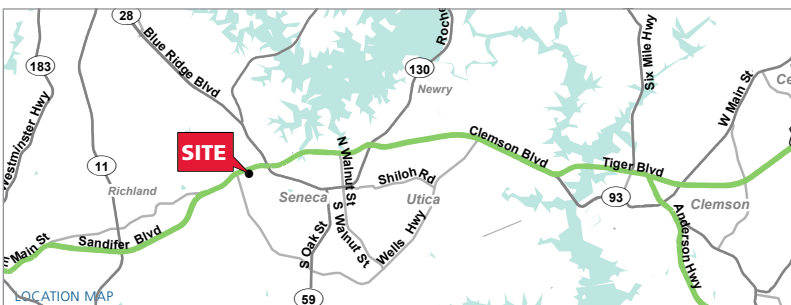
PROPERTY PHOTO

PROPERTY DETAILS

TOTAL GLA:	± 244,693 SF
ANCHORS:	Hobby Lobby, Belk, Petsmart, Dollar tree
JR ANCHOR SPACE:	Up to ±16,000 SF
SHOP SPACE:	2,375 – 5,175 SF Available
OUTPARCEL:	Available for GL or BTS

PROPERTY HIGHLIGHTS

- Located across the street from 169 bed Oconee Medical Center (Greenville Health System)
- Less than 10 miles from Clemson University.
- Hobby Lobby opening in Spring/Summer 2018.



DEMOGRAPHICS (2016)	3 MILE	5 MILE	10 MILE
POPULATION	13,253	25,501	76,003
AVERAGE HH INCOME	\$54,267	\$54,284	\$55,145
MEDIAN HH INCOME	\$46,183	\$43,908	\$41,562
BUSINESS ESTABLISHMENTS	1,084	1,407	2,732
DAYTIME EMPLOYMENT	13,117	15,848	27,817

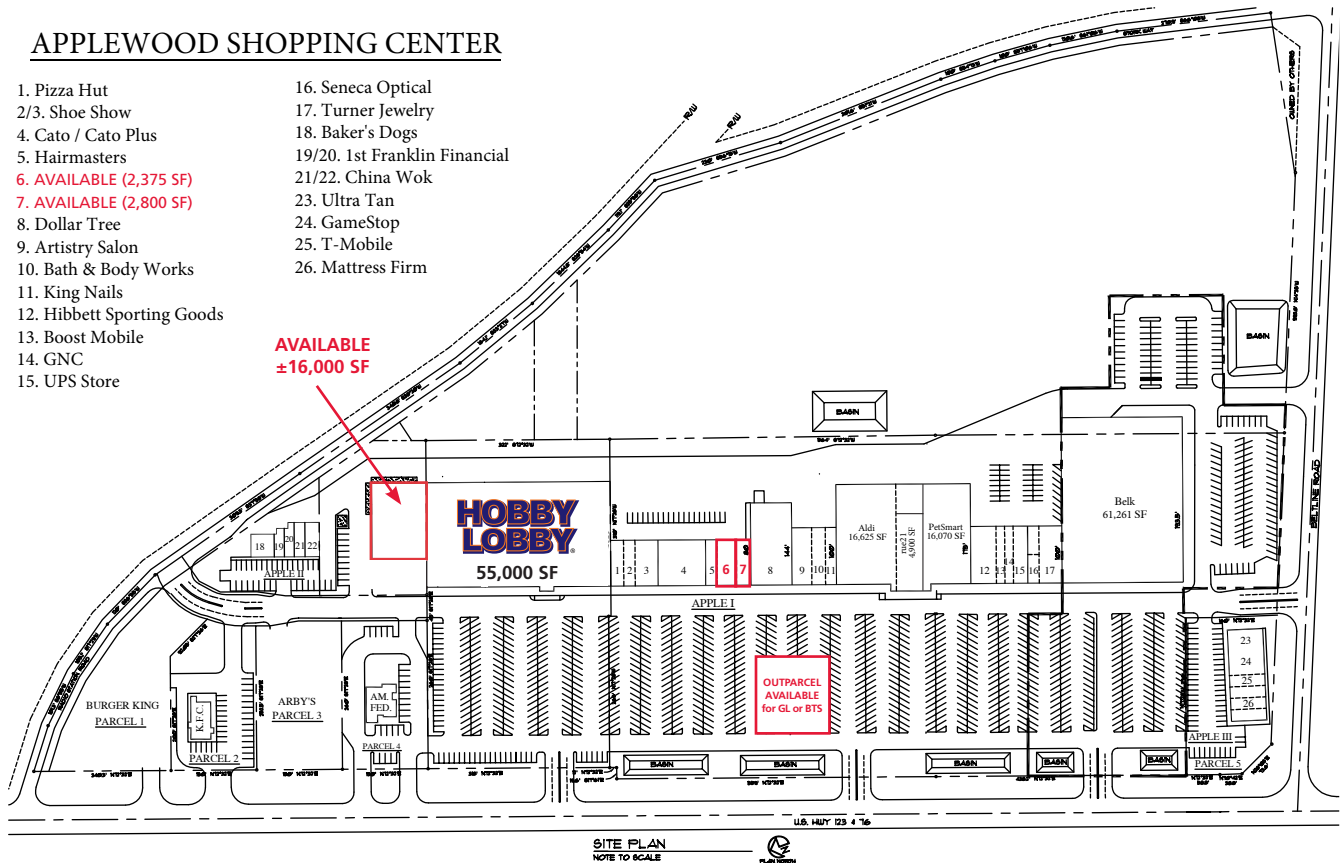
1616 Camden Rd. Suite 550 | Charlotte, NC 28203 | Phone (704) 644-4582 | Fax (704) 973-0737
Spencer Brown | sbrown@providencegroup.com | www.providencegroup.com

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APPLEWOOD SHOPPING CENTER

1. Pizza Hut
- 2/3. Shoe Show
4. Cato / Cato Plus
5. Hairmasters
6. AVAILABLE (2,375 SF)
7. AVAILABLE (2,800 SF)
8. Dollar Tree
9. Artistry Salon
10. Bath & Body Works
11. King Nails
12. Hibbett Sporting Goods
13. Boost Mobile
14. GNC
15. UPS Store
16. Seneca Optical
17. Turner Jewelry
18. Baker's Dogs
- 19/20. 1st Franklin Financial
- 21/22. China Wok
23. Ultra Tan
24. GameStop
25. T-Mobile
26. Mattress Firm



TRAFFIC COUNTS 2016 (NCDOT)

- 12,900 VPD on US-76 (Sandifer Blvd)

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