



RETAIL SPACE AVAILABLE

3014 - 3016 N. MAIN STREET

ANDERSON. SOUTH CAROLINA 29621

multiple suites for lease:

Suite 3016F

- ±1,405 SF | \$2,107/mo + Utilities

Suite 3014A

- ±1,834 SF | \$2,685/mo + Utilities

Suite 3014CI

- ±898 SF | \$1,047/mo + Utilities

Suite 3014E

- ±1,752 SF | \$2,555/mo + Utilities

Suite 3014F

- ±2,048 SF | \$2,987/mo + Utilities

contact broker for individual floorplans and photos

property highlights

- Anderson County Tax Map No. 1221301004
- Prime Retail location on N Main Street/Clemson Boulevard
- High Traffic Counts: ±29,400 vehicles per day
- Excellent Visibility & Signage: pylon and building signage available
- Ample Parking: ±120 surface spaces
- Strong Tenant Mix: service, retail, and office users
- Easy Access with multiple ingress/egress points
- Established Retail Corridor surrounded by national brands, restaurants, and banks
- ±2.4 miles to Downtown Anderson and ±2.5 Miles to Anderson University

contact:

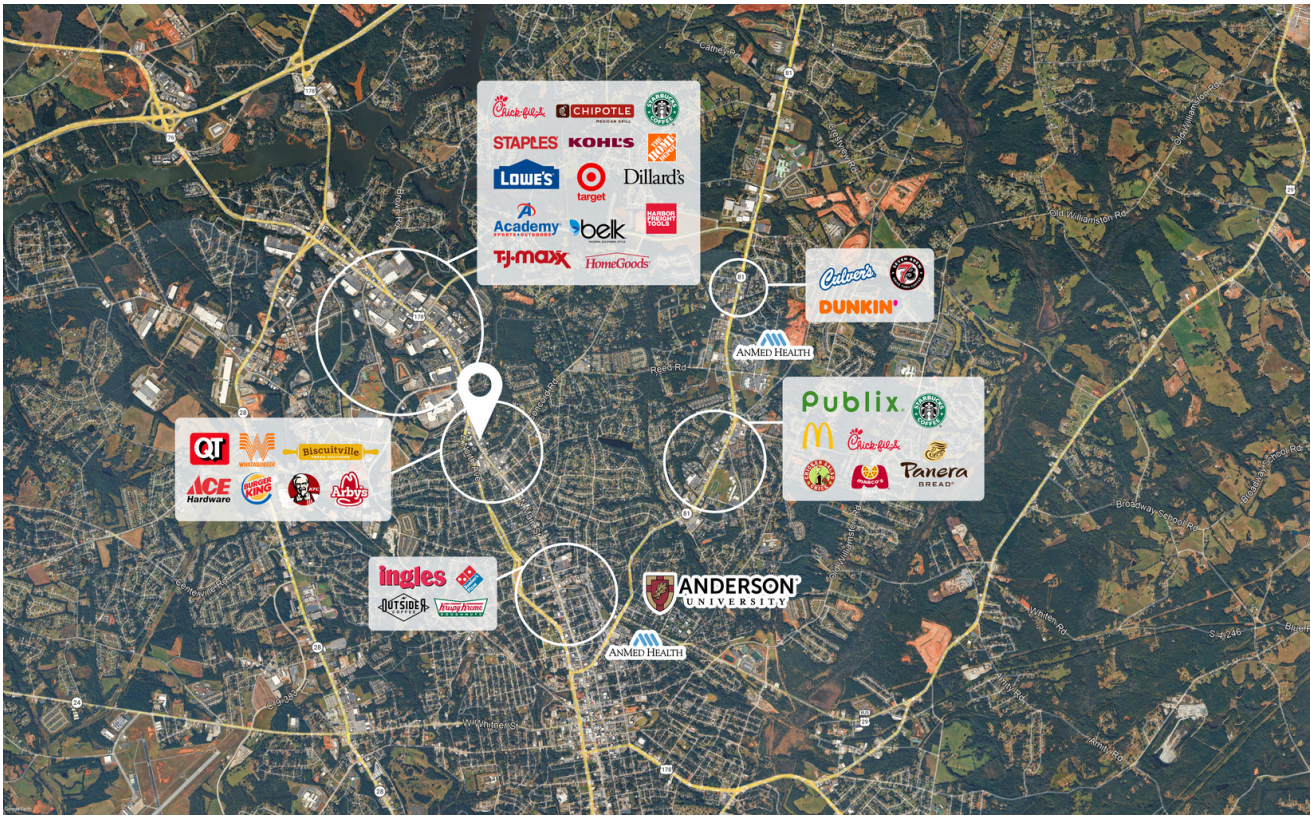
EVAN CHUDYK | evan@pintailcre.com | 864.556.4854
864.729.4500 | PO BOX 9776, GREENVILLE, SC 29604



exterior photos and availabilities:



property location:



demographics:	2024	0-1 Mile	1-3 Mile	3-5 Mile
Median Age		39	37.7	39
Total Population		6,695	47,005	80,135
Total HH		2,930	19,120	32,127
Avg. Income/HH		\$77,282	\$73,169	\$78,560