

Area Map

Site  
Summary

Site Plan

Aerial Views

Demographics



CROSSPOINTE  
PLAZA

Leasing by:  
**CAROLINA HOLDINGS, INC.**

300 N. Main St., #402

Greenville, SC 29601

864.272.0088

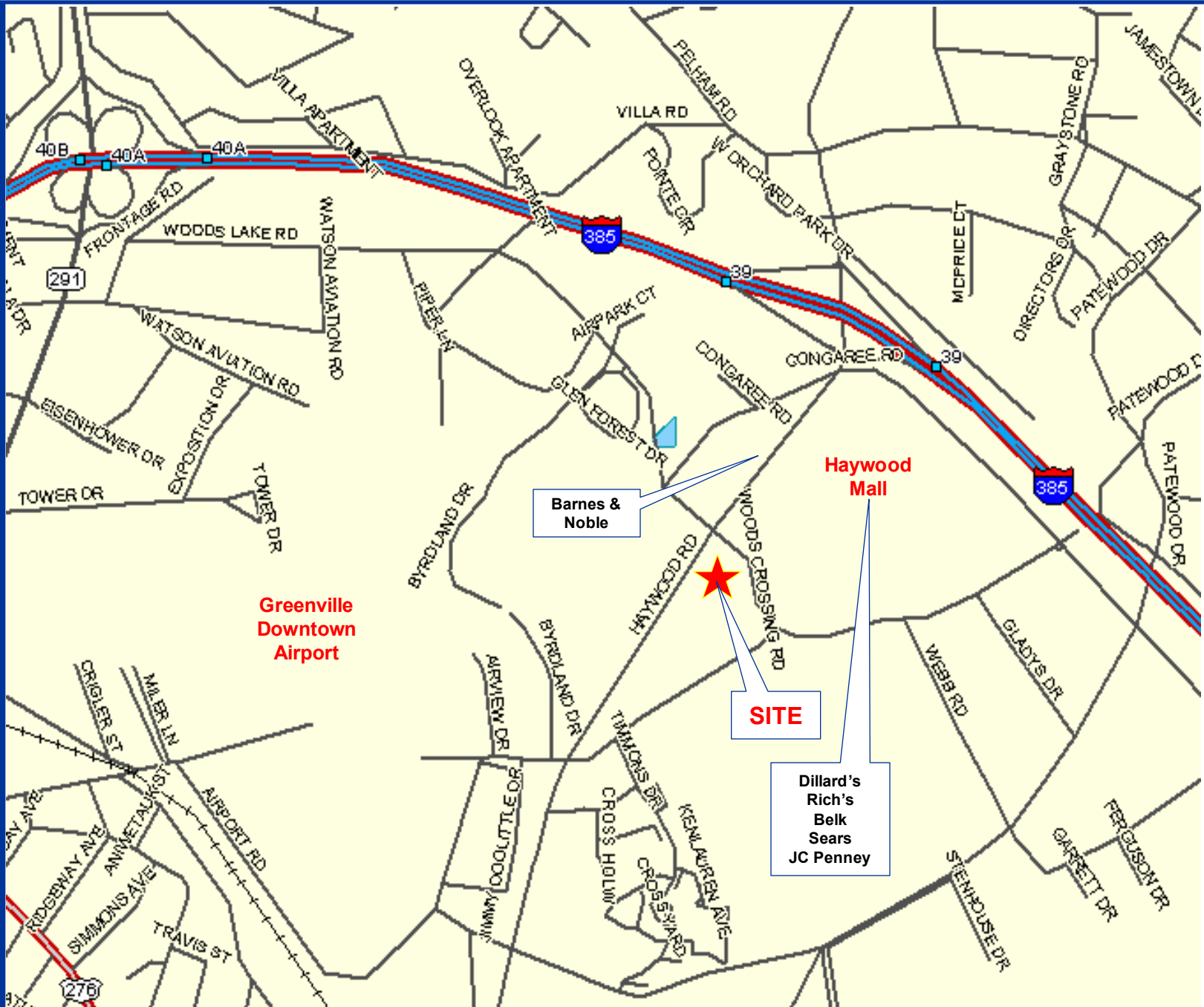
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Crosspointe Plaza  
Greenville, SC





**Location**

Crosspointe Plaza Shopping Center is located at the intersection of Haywood Road and Woods Crossing Road.

**Available Space**

1,400 Square Feet

**Traffic Counts**

Haywood Road (Laurens to I-385)	27,700 (2002 ADT)
Halton Road	12,700 (2002 ADT) <sup>1</sup>
Woods Crossing	9,900 (2002 ADT)
<u>Airport Road</u>	<u>5,900</u> (2002 ADT)
COMBINED	56,200

<sup>1</sup>ADT increased by 262.86% for the period 1994-2002

**Shopping Center**

Crosspointe Plaza is anchored by Circuit City and Toys 'R' Us. Additional tenants include Ashley Stewart, Honeybaked Hams, New Balance Shoes, Stax Grill, Carolina Fitness Equipment, and Truliant Federal Credit Union.

**Demographics**

2004 Estimates	3 Mile	5 Mile	10 Mile
Population	53,839	148,992	339,479
Avg. HH Income	\$61,418	\$62,102	\$61,114

Other CHI Projects



**Kingtree Commons**  
Kingtree, SC



**Barnes & Noble**  
Greenville, SC



**CVS**  
Greenville, SC



**Oakwood Square**  
Greensboro, NC

Other CHI Projects



**Circuit City  
Winston-Salem, NC**



**Jackson Plaza  
Cookeville, TN**



**Kinko's  
Greenville, SC**



**Wendover Square  
High Point, NC**

**Market Profile**

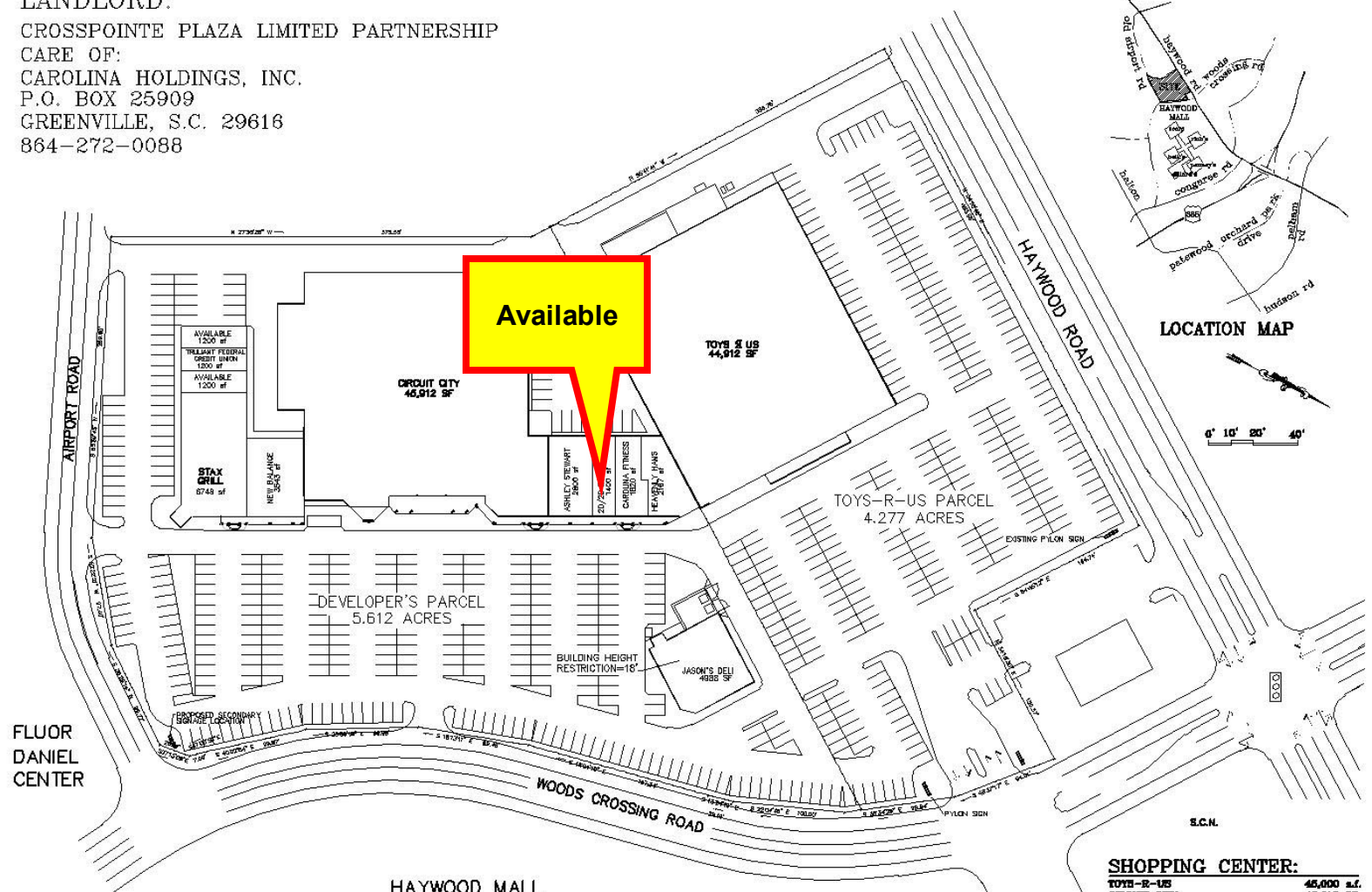
The Haywood Road area is Greenville's busiest retail corridor. Haywood Mall, with 1.2 million square feet, is the dominant regional mall and is anchored by Rich's, Sears, Belk, Dillards, and JC Penney and is home to 150 other stores. Also found along the Haywood Road corridor are Circuit City, Pier 1 Imports, Barnes & Noble, Kirkland's, Starbucks, Babies 'R' Us, Haverty's Furniture, Rhode's Furniture, Bassett Furniture, Rooms-To-Go, and TJ Maxx.

National casual dining chains in the surrounding area include Applebee's, O'Charley's, Don Pablo's, Italian Market & Grill, City Range Grill, Outback Steakhouse, Chili's, Roadhouse Grill, Ruby Tuesday's, K&W Cafeteria, Rafferty's, Monterrey's, and Lone Star Steakhouse. Fast food chains include Wendy's, Burger King, Arby's, Jack-in-the-Box, Fazoli's, Back Yard Burgers, and Steak-N-Shake. The vicinity is also the leader in lodging offering a variety of options including La Quinta, Hilton, AmeriSuites, Hampton Inn, Residence Inn, and Courtyard by Marriott.

The suburban office market has over 1,690,000 square feet of office space within a 3 mile radius. Fluor-Daniel Construction, one of the top engineering and construction firms in the world, is across the street from the shopping center and has a 150 acre campus with over 750,000 square feet of office space. St. Francis Woman's Hospital has an 85 bed hospital, emergency facility and a physician's office complex approximately 2 miles from the site. Greenville Hospital System has a 75 acre campus and just recently developed a 170,000 square foot emergency, outpatient, and physician's office facility also located about 2 miles from the site.

# CROSSPOINTE PLAZA

LANDLORD:  
 CROSSPOINTE PLAZA LIMITED PARTNERSHIP  
 CARE OF:  
 CAROLINA HOLDINGS, INC.  
 P.O. BOX 25909  
 GREENVILLE, S.C. 29616  
 864-272-0088



**SHOPPING CENTER:**

TOYS-R-US	45,000 s.f.
CIRCUIT CITY	46,912 SF
RETOPS	22,076 s.f.
<b>TOTAL</b>	<b>113,990 s.f.</b>
<b>PARKING, DEVELOPER'S &amp; TOYS' PARCELS</b>	<b>688 spaces</b>

Site Plan

FLUOR DANIEL CENTER

HAYWOOD MALL



Downtown Greenville

Downtown Airport

Rooms To Go

Rhode's Furniture

Starbucks  
Kirkland's

Burger King

Chili's

Babies 'R' Us

Wendy's

Haverty's Furniture

BB & T

**AVAILABLE**

Circuit City

Toys 'R' Us

Kinko's

Barnes & Noble

CROSSPOINTE PLAZA

Wachovia

Woods Crossing Rd.

Haywood Rd.

Regions Bank

Don Pablo's

Haywood Mall





**AVAILABLE**



Patewood Rd.

Lone Star  
Rafferty's

K & W

**AVAILABLE**

Haywood Mall

CROSSPOINTE  
PLAZA

Applebee's

Starbucks  
Kirkland's

O'Charley's

Haywood Rd.

Pier 1

City  
Range

Barnes  
& Noble

Kinko's

TJ Maxx

Don Pablo's

Italian Grill

385

Hilton





# CROSSPOINTE PLAZA

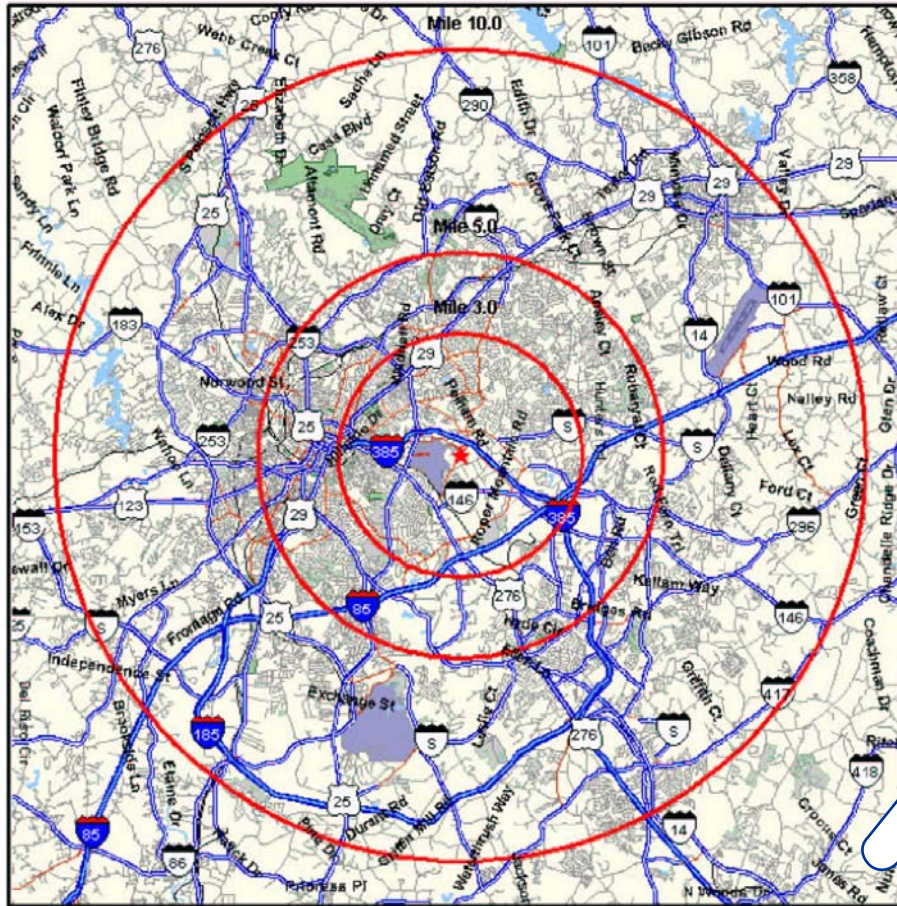
## Crosspointe Plaza



## Area Map

Prepared For: CHI  
Project Code:

Order #: 962944026  
Site: 04



HAYWOOD RD AT WOODS LAKE RD  
GREENVILLE, SC 29607

3.00, 5.00 and 10.00 Mile Radii

Coord: 34.849700 -82.337700



SEE ADDITIONAL  
DEMOGRAPHIC  
INFO ATTACHED  
IN EMAIL



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REPORTS

