



**LOCATION:**

225 South Pleasantburg Drive  
 Greenville SC

**FACTS:**

**Building:** 136,000 SF / 90% occupied

**Anchors:** University Center of Greenville  
 Greenville Tech

**Restaurant Space:** 3,500 to 5,000 SF

**Traffic:** Pleasantburg Dr 28,600 ADT  
 Laurens Road 20,400 ADT

**OPPORTUNITY:**

- Prime existing restaurant space that can be sized to accommodate 3,500 to 5,000 square feet.
- McAlister Square is home to more than 25 tenants and also houses The University Center of Greenville and Greenville Tech’s Admissions Center.
- More than 700 students take classes from a faculty of 150 people at The University Center on a weekly basis.
- McAlister Square is adjacent to some of Greenville’s top residential areas (Parkins Mill/Gower) and is easily accessible to downtown.

**NEIGHBORHOOD:**

Publix	Camelot Theaters	Garners
The Fresh Market	Subway	SunTrust
Red Bowl	South State Bank	BB&T
Chick-fil-A	Fitzpatrick’s Pub	Cookout

**DEMOGRAPHICS:**

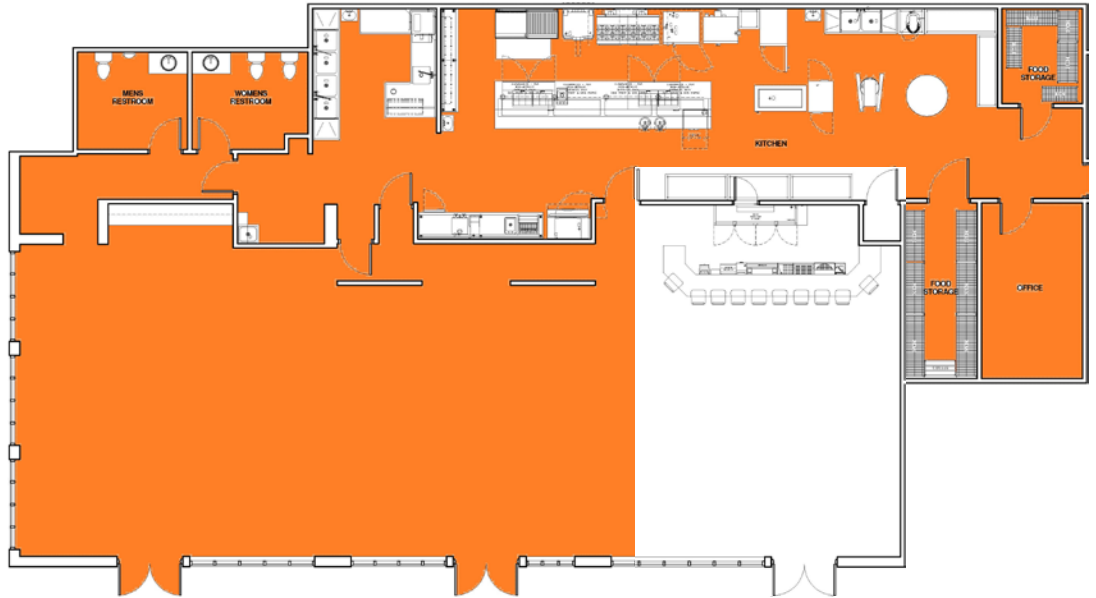
2016 Estimates	1 Mile	3 Mile	5 Mile
Population	7,010	62,741	159,016
Avg. Household Income	\$48,355	\$70,574	\$62,760
Household Growth 2010-’16	14%	8%	8%



**AERIALS:**



**FLOOR PLAN:**



**FLOOR PLAN**  
SCALE: 3/16" = 1'-0"

*\*Space can be demised to meet user's needs*

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