

# LANGSTON BLACK

REAL ESTATE, INC.

## COMMERCIAL PROPERTY

# FOR LEASE

CORNER OF WADE HAMPTON BLVD AND N DILL AVE

### 1450 WEST WADE HAMPTON BLVD (HWY 29), GREER

- ◆ 1,287+- SF OFFICE
- ◆ 1,525+- SF SHOP
- ◆ 1/2+- ACRE PAVED PARKING LOT



LEASE RATE: \$4,500/MO

- NEAR LOWES AND HOME DEPOT
- 160'+- FRONTAGE ON WADE HAMPTON BLVD (HWY 29)
- ZONED GREENVILLE COUNTY C2
- PORTION OF TAX MAP T015.00-02-021.00



FOR MORE INFORMATION CONTACT  
CHUCK LANGSTON AT 864-230-4302  
clangston@langston-black.com

**LANGSTON BLACK**  
REAL ESTATE, INC.

P.O. BOX 2167  
GREER, S.C. 29652  
BUS: 864-848-9070

442

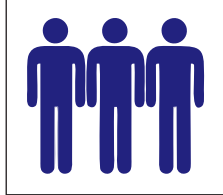
[www.langston-black.com](http://www.langston-black.com)

Every effort has been made to ensure the accuracy of the enclosed data, but we assume no responsibility for errors. All conditions and pricing subject to change without notice.  
(LANGSTON-BLACK SITE #442)



## TRAFFIC COUNT (2019)

WADE HAMPTON BLVD- US HWY 29 (STATION 155): 40,200



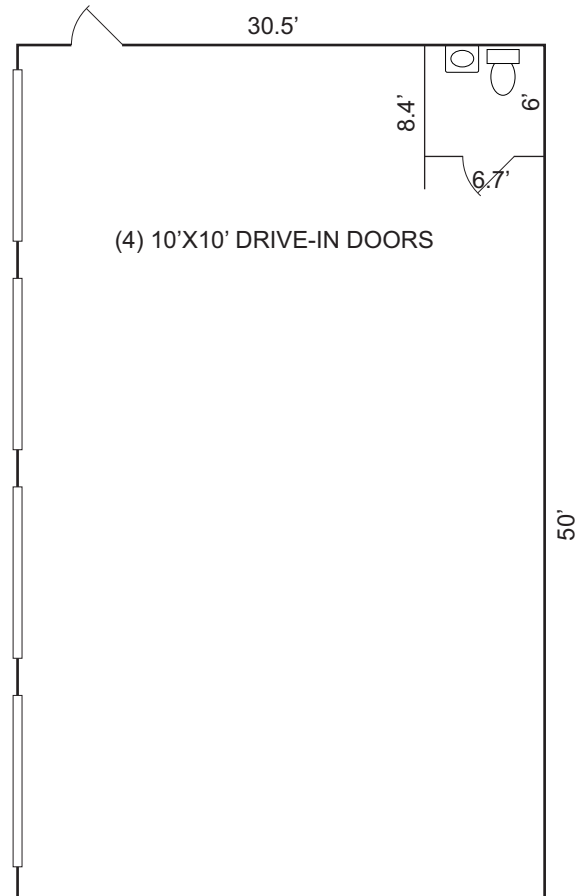
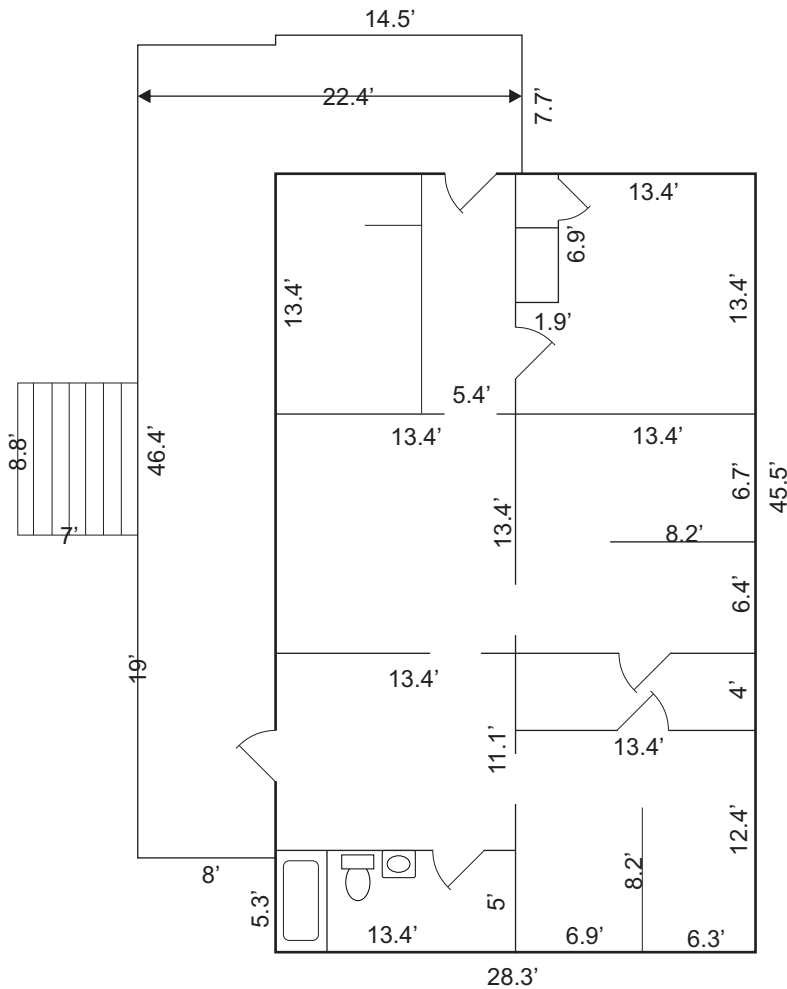
## DEMOGRAPHICS (2020)

	1 MILE	3 MILE	5 MILE
POPULATION	3,262	43,815	106,898
HOUSEHOLDS	1,336	17,322	41,967
AVERAGE HH INCOME	\$78,781	\$74,726	\$77,944

■ TAX MAP T015.00-02-021.00

OFFICE: 1,287+- SF

SHOP: 1,525+- SF









Walgreens

ROSS  
DRESS FOR LESS

five  
BEL'EV

KOHL'S

TRACTOR  
SUPPLY CO

ULTA

Spartanburg

SONIC

SPINX

WALMART

ATV  
QuikTrip

Arby's

KFC

Acronis

Holiday Inn  
EXPRESS

STAPLES

HARBOR  
FREIGHT  
TOOLS

LOWE'S

SITE

29

DO  
Grill & Chill

FIVE GUYS

IHOP

Batteries  
+ Bulbs

Family  
DENTAL  
CARE

BILO

LUMBER  
LIQUORATIONS

FAIZ  
SOLE

COOK OUT

Chick-fil-A

THE  
HOTEL  
DEPT.

Jo Tokyo

Long John  
Silvers

Firestone  
COMPLETE AUTO CARE

McDonald's

TARGET

PET SMART

HOBBY LOBBY

MATTRESS FIRM

verizon

CITGO

HIBBETT  
SPORTS

Moe's

Sprint

CVS

DISCOUNT TIRE

WELLER'S

KAY

WELLS  
FARGO

FIDDUCKER'S

at&t

Aspen  
Dental

The Vitamin  
Shoppe

Bank of  
TRAVELERS REST

Greenville

Chick Springs Rd.

S Suber Rd

Made Hampton Blvd