

FOR LEASE

Newly Renovated Center Ideal for Medical/Retail Tenants

Located on ***established corridor***
at the intersection of Laurens Rd
and Pleasantburg Dr in Greenville



62 E ANTRIM DR | GREENVILLE, SC

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PROPERTY HIGHLIGHTS

Located just ± 3 miles from downtown Greenville, this medical/retail center has $\pm 17,190$ square feet of retail/medical space available for lease. The property provides excellent accessibility from both Laurens Road and Pleasantburg Drive, with $\pm 43,800$ VPD on Laurens Road. Key features include ceiling heights from ± 13 to ± 22 feet, new roofing and HVAC systems, and the potential to subdivide for multiple tenants. Outparcel opportunities are also available. Flexible layout options and a prime location make this site ideal for medical, retail or mixed-use tenants.



PRIME LOCATION

The center offers an unparalleled location with a dedicated turn lane and signalized intersection



ENTERTAINMENT

This property is surrounded by numerous retail shops and restaurants, offering added convenience



PARKING

Ample surface parking is available on-site. Approximately 390 spaces



CO-TENANTS

Co-tenants include: Medical Surgery Center, Camelot Theatre, All About You and Luxury Nails and Spa



MEDICAL USERS

Ideal for medical users—the future redevelopment aims to create a cohesive medical park environment.



REDEVELOPMENT

The center will undergo redevelopment to better align with evolving market demands and tenant expectations.



IMPROVEMENTS

New roofing and HVAC systems were recently installed and the entire property will be renovated



TRAFFIC COUNTS

$\pm 43,800$ VPD on Laurens Road
 $\pm 39,700$ VPD on S Pleasantburg Drive



SITE PLAN

SUITE ONE ±3,800 SF

SUITE THREE ±13,390 SF*

*Subdivisible: ±8,910-SF **Front Suite** | ±4,480-SF **Rear Suite**



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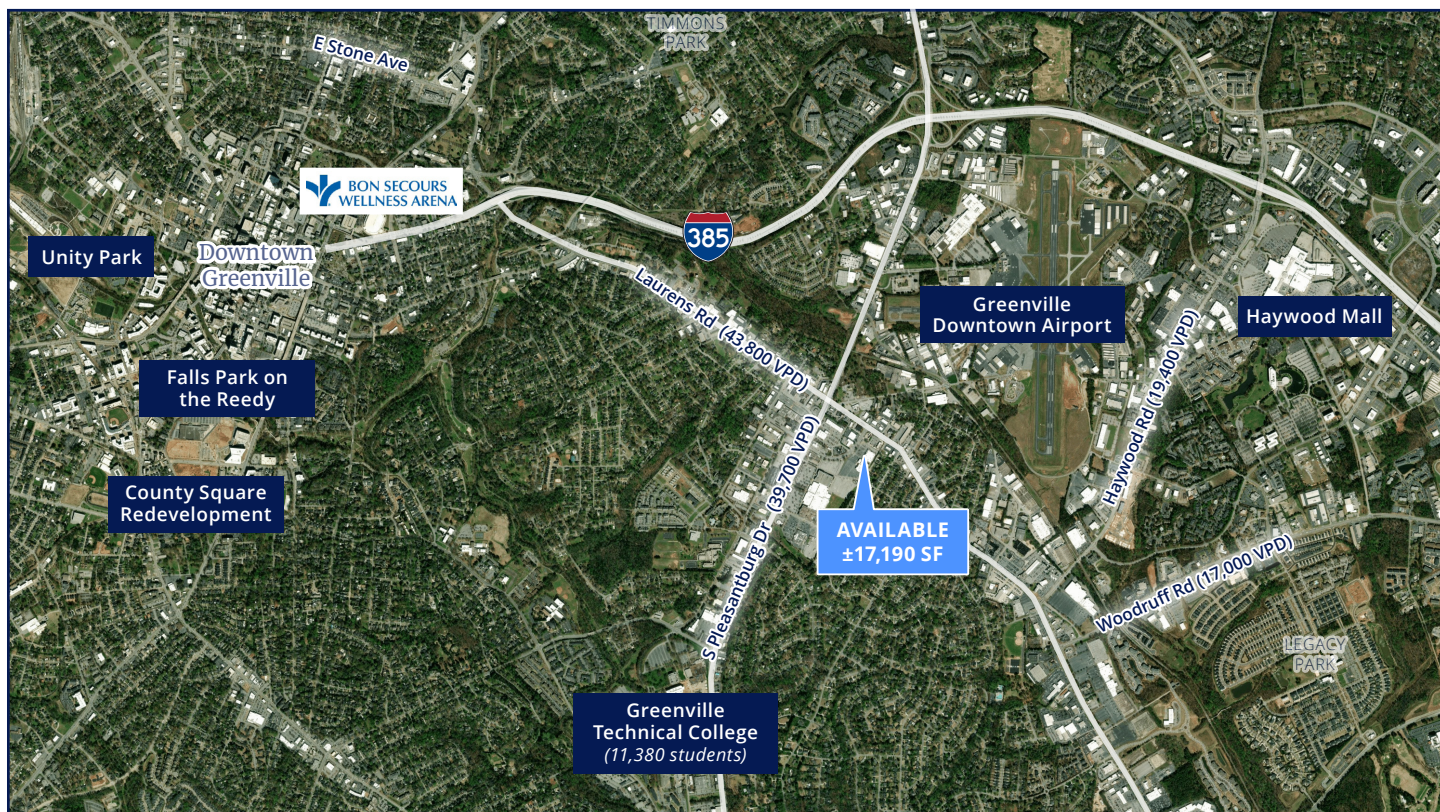
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LOCATION

62 E ANTRIM DR ±17,190 SF FOR LEASE



Demographics

3 mile radius



Current
Population

71,580



2029 Projected
Population

75,068



Average HH
Income

\$134,414



Total
Households

33,595



Daytime
Population

129,454

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GREENVILLE, SC

Greenville, SC, is a thriving mid-sized city with a strong business climate and high quality of life. Once a textile hub, it has experienced economic growth driven by major employers like BMW, Michelin and General Electric. Its population continues to expand as people seek a better lifestyle and lower cost of living. As the heart of South Carolina's Upstate region, Greenville boasts a vibrant downtown, cultural attractions, parks and recreational spaces. The city attracts visitors from nearby major markets and has a growing commercial real estate sector. A highly skilled workforce and strong education system support its ongoing economic success, making Greenville a dynamic and welcoming place to live and visit.



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Bloomberg



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Southern Living

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