

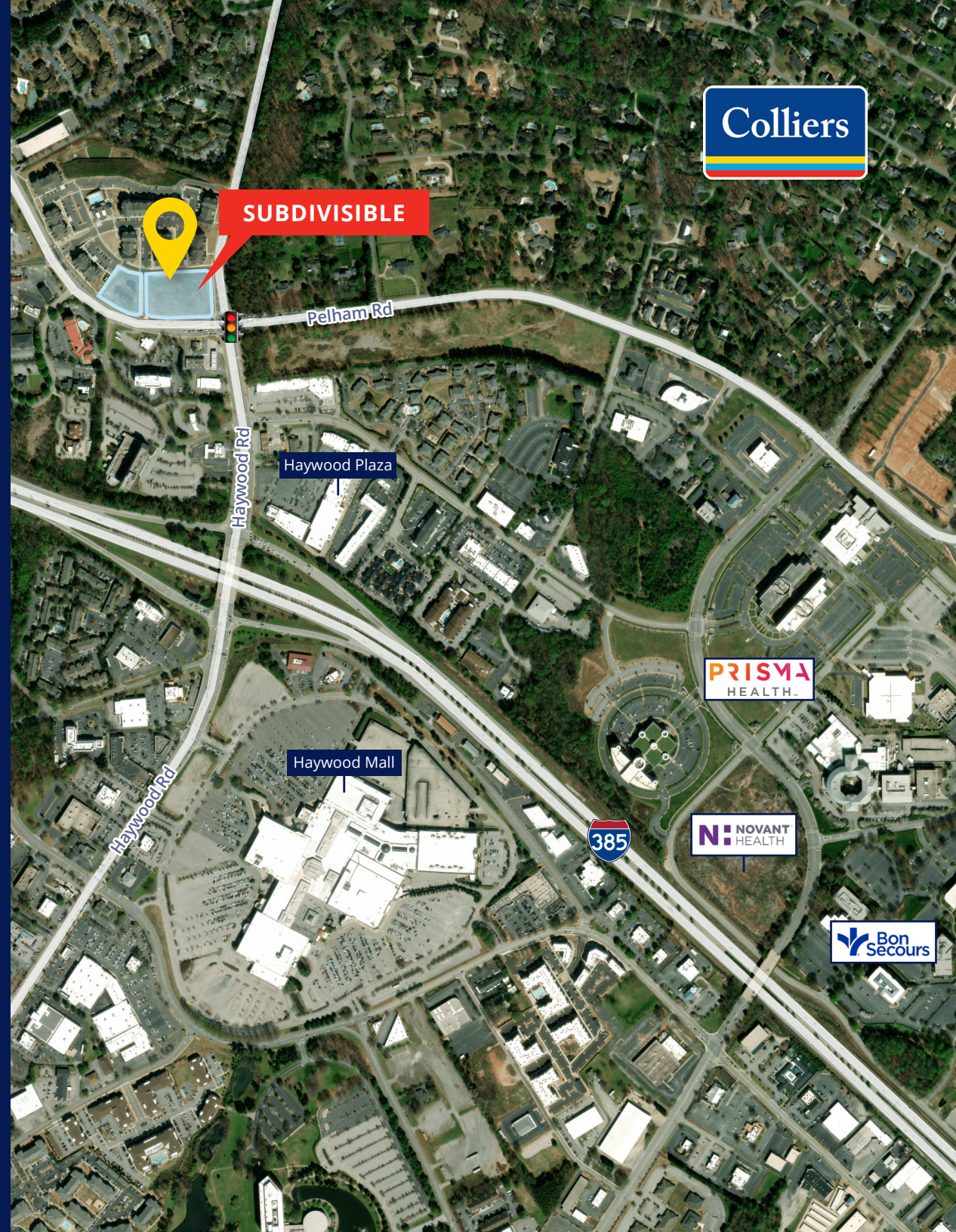
GROUND LEASE OR
BUILD-TO-SUIT

±3.75-Acre
Development
Opportunity with
Subdivision Flexibility

Pelham Rd at Haywood Rd
Greenville, SC 29607

CONTACT

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Property Details

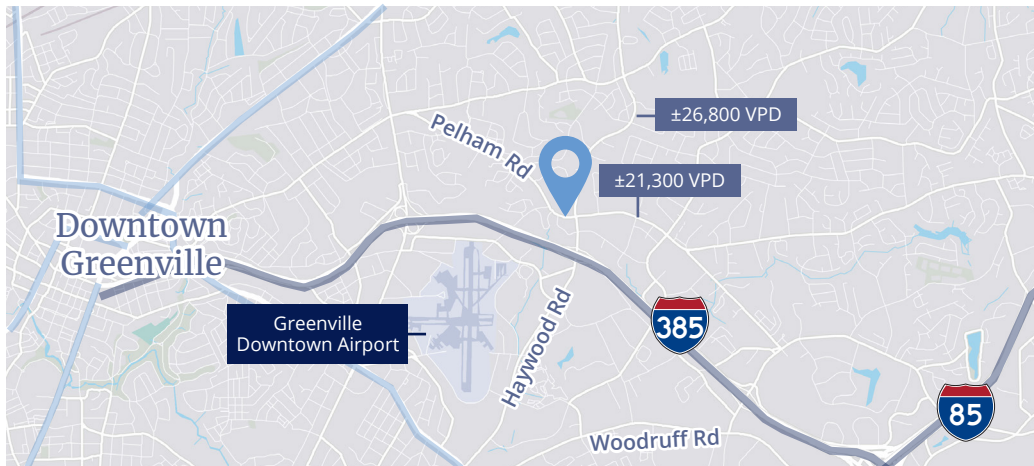
Pelham Rd at Haywood Rd, Greenville, SC

This prime development opportunity is located at the corner of Pelham and Haywood Roads at the highest elevation point in the City of Greenville. The ±3.75-acre site is available for ground lease or build-to-suit, with ownership willing to subdivide to accommodate user needs, and is positioned along one of Greenville's most visible corridors, providing signalized access with excellent visibility. The site is minutes from Greenville's largest shopping mall and is easily accessible to I-385 and I-85.

Highlights

- ±3.75 acres
- City of Greenville
- Zoned PD
- High Traffic Volume
- Signalized access
- Highest elevation in the City
- Tax Map #s: 0278000200302 & 0278000200303

Location Map



Area Demographics 2025



Population

1 mile: 6,250
3 miles: 64,891
5 miles: 184,728



Daytime Population

1 mile: 20,538
3 miles: 107,890
5 miles: 263,576



Households

1 mile: 3,574
3 miles: 30,372
5 miles: 83,408



Avg. Household Income

1 mile: \$74,375
3 miles: \$125,197
5 miles: \$119,677



Projected 2028 Population

1 mile: 6,613
3 miles: 68,955
5 miles: 197,975

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32 E Broad St - Ste 400
Greenville, SC 29601
+1 864 297 4950

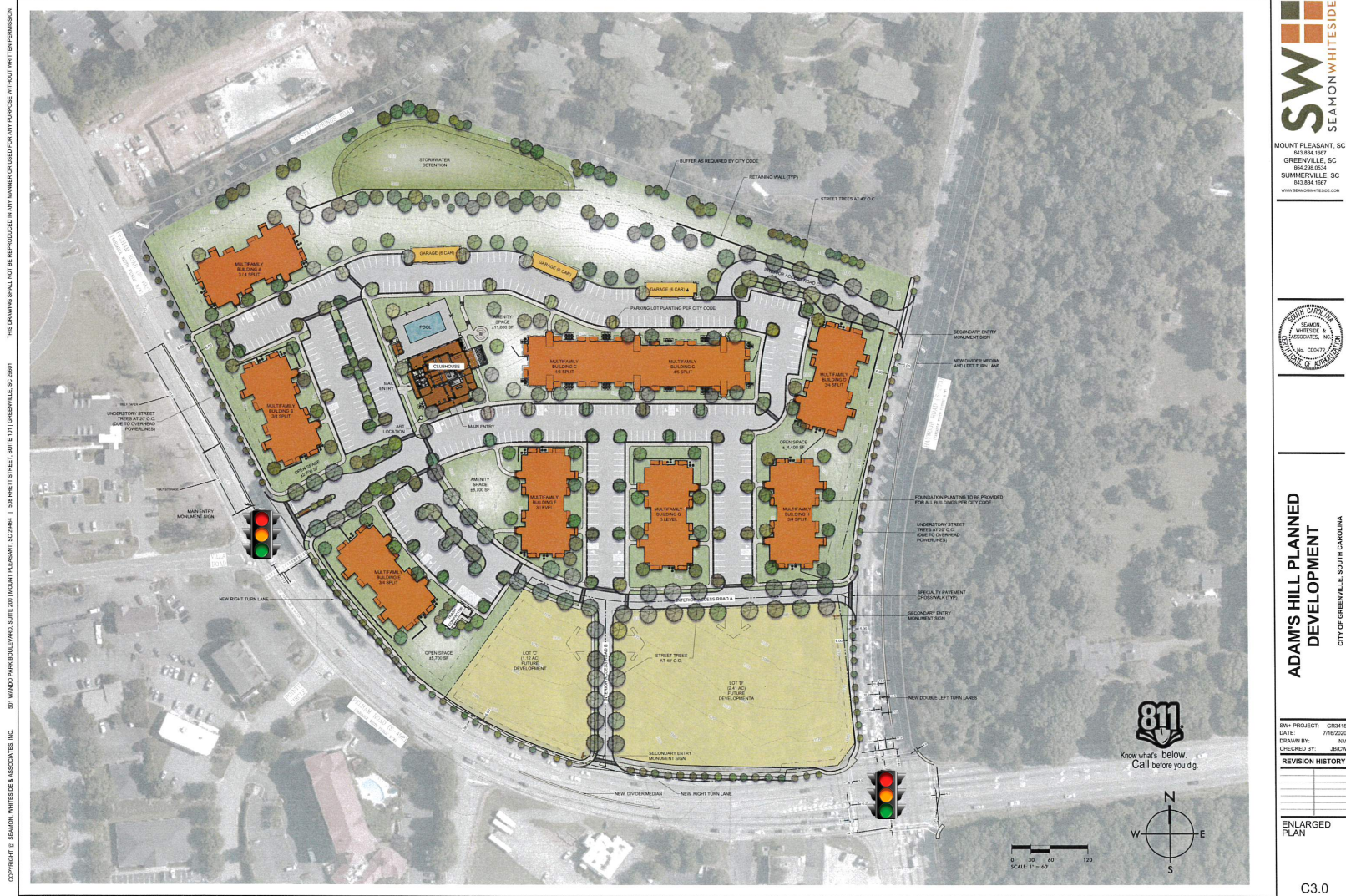


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Drone Images



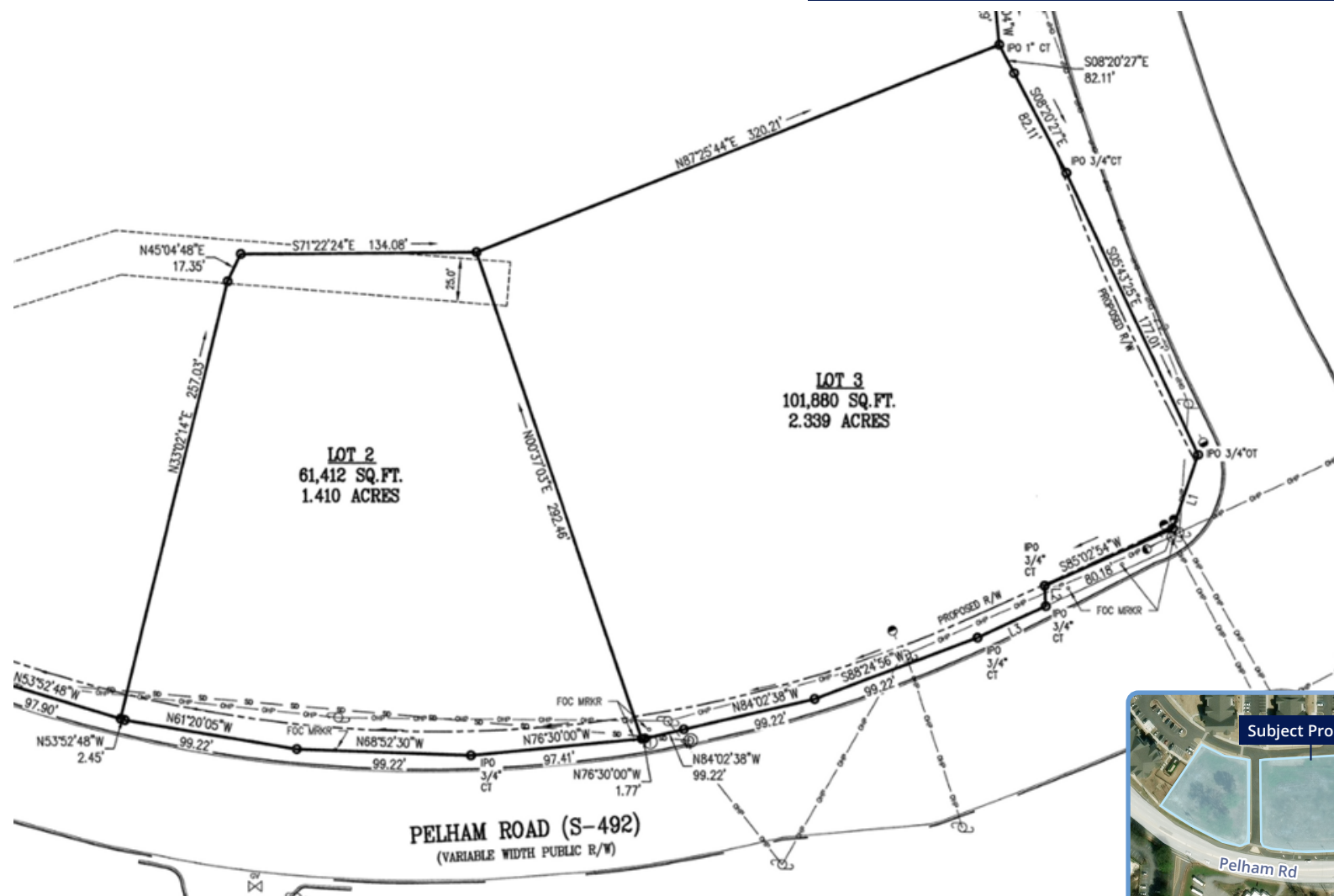
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Property Site Plan



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