

**Greenville, SC 29607**

1451 Woodruff Road

# Shoppes at Woodruff

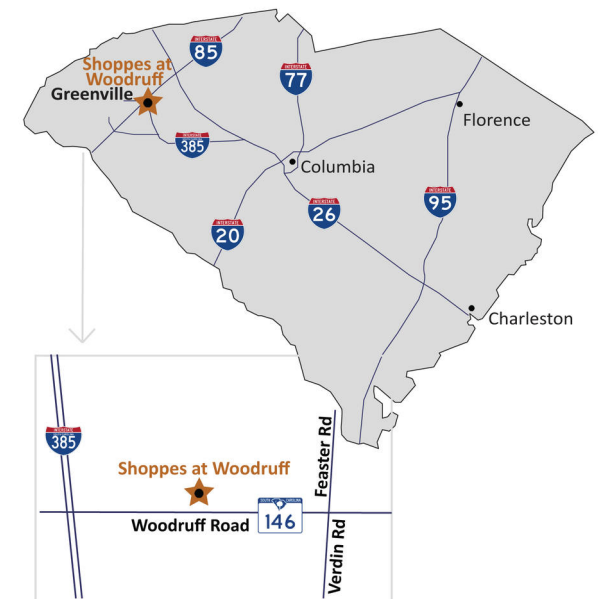
RIVERCREST  
REALTY  
INVESTORS



- **Anchor:** Walmart Supercenter and Staples
- **Key Tenants:** Dollar Tree, Cato, Once Upon A Child, Direct Tools
- **GLA:** 82,408 SF
- **Year Built:** 1999
- **Parking Ratio:** 5.70/1,000 SF
- **Average Daily Traffic:**  
60,800 VPD - I-385  
41,600 VPD - Woodruff Rd/SC 146

| Distance                 | 3 Mile    | 5 Mile    | 7 Mile    |
|--------------------------|-----------|-----------|-----------|
| Population               | 53,944    | 150,711   | 275,504   |
| Average Household Income | \$132,520 | \$130,377 | \$127,548 |

South Carolina



**Leasing contact:** Heather Smith · (919) 926-3097 · hsmith@rivercrestrealty.com

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## Tenants

|        |                               |           |
|--------|-------------------------------|-----------|
| ATM    | Founders Federal Credit Union |           |
| 10     | Staples                       | 24,010 SF |
| 20-40  | Once Upon A Child             | 7,720 SF  |
| 50     | Aero Laundry                  | 3,207 SF  |
| 60     | Breeze Smoke Shop             | 2,010 SF  |
| 70     | Persis Biryani Indian Grill   | 4,473 SF  |
| 80/100 | Dollar Tree                   | 11,853 SF |
| 110    | Total Wireless                | 1,205 SF  |
| 120    | CA Nails                      | 1,205 SF  |
| 130    | Executive Personnel Group     | 1,500 SF  |
| 140    | Sally Beauty Supply           | 1,500 SF  |
| 150    | Games Workshop                | 1,482 SF  |
| 160    | Vulcan Boot Camp              | 4,030 SF  |
| 170    | Cato                          | 4,407 SF  |
| 180    | H&R Block                     | 2,797 SF  |
| 190    | Uptown Cheapskate             | 4,493 SF  |
| 200    | Chex Grill & Wings            | 2,508 SF  |
| 210    | Direct Tools Factory Outlet   | 4,008 SF  |



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