

**NORTH HILLS
GREENVILLE, SOUTH CAROLINA**



2435 E North St
Greenville, SC 29615



For more information, please contact:



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PRIME RETAIL CORRIDOR VISIBILITY

Situated at the signalized intersection of E North Street and Pleasantburg Drive, one of Greenville’s busiest corridors. The center offers exceptional visibility, strong traffic counts, and prominent signage opportunities within a highly active retail trade area.

GROWING DESTINATION TENANT MIX

Anchored by Sprouts Farmers Market, now open and driving daily traffic, with The Picklr coming soon. These category-leading tenants enhance customer draw, strengthen co-tenancy, and position the center for long-term retail performance.

STRATEGIC EASTSIDE LOCATION

Located ±4 miles from Downtown Greenville and surrounded by dense residential neighborhoods and daytime employment centers, the site benefits from consistent consumer demand and convenient access for both local and regional shoppers.

AVAILABILITY

▶ **2,000-5,600 sf shop space**

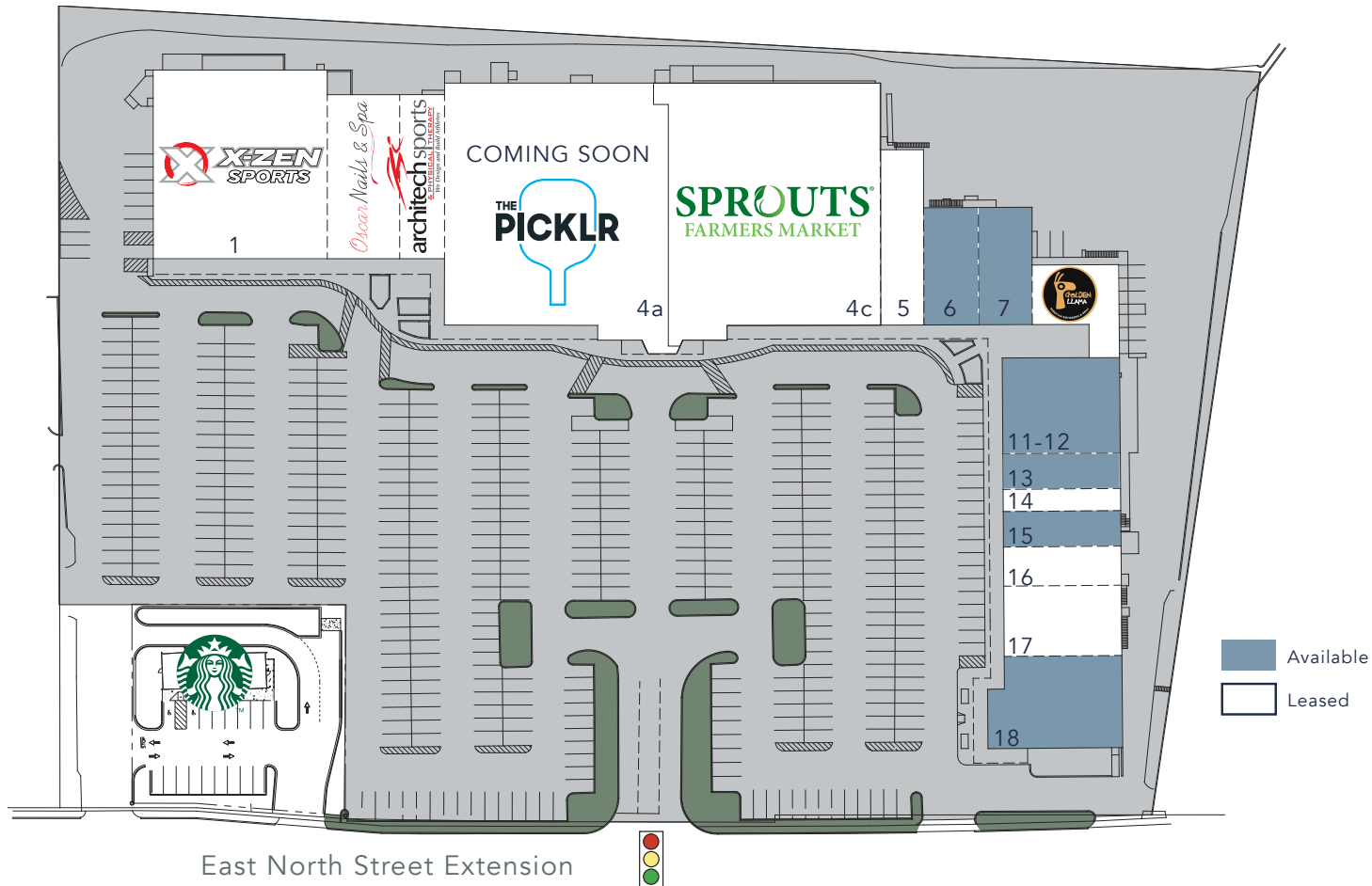
DEMOGRAPHICS

<i>RADIUS</i>	<i>1 MILE</i>	<i>3 MILES</i>	<i>5 MILES</i>
POPULATION	13,029	76,245	186,184
DAYTIME POPULATION	7,902	57,840	116,068
AVG HH INCOME	\$92,317	\$109,430	\$119,039

TRAFFIC COUNTS

E North St	12,500 VPD
Pelham Rd	15,700 VPD
N Pleasantburg Dr	47,100 VPD





Shop	Tenant	Sq Ft	7	AVAILABLE	3,000
1	X-Zen Sports	15,600	8-10	Golden Llama	2,900
2	Oscar Nail Spa	6,000	11-12	AVAILABLE	5,200
3	Architech Sports	3,266	13	AVAILABLE	2,000
4a	The Picklr	25,701	14	Boost Mobile	1,280
4c	Sprouts	24,750	15	AVAILABLE	2,000
5	Venus Beauty Supply	3,600	16	Korean Bulgogi	2,000
6	AVAILABLE	3,000	17	El Molcajete	4,000
			18	AVAILABLE	5,600

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