

WESTLAKE VILLAGE LAKE WYLIE, SOUTH CAROLINA



State Hwy 55 & SC-49 | Clover, SC 29710



OUTPARCEL OPPORTUNITIES | SHOPS STARTING AT 1,200 SF

HIGHLIGHTS

- 4.0% projected annual population growth in Lake Wylie
- Strong regional draw, pulling from Rock Hill, York, and Clover
- High-visibility site at major signalized intersection with full access

DEMOGRAPHICS

RADIUS	1 MILE	3 MILES	5 MILES
POPULATION	6,603	19,805	47,710
DAYTIME POPULATION	656	3,206	5,719
AVG HH INCOME	\$110,894	\$123,170	\$128,468



For more information, please contact:



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Shop
Anchor
Tenant Harris Teeter
Sq Ft 61,000

Retail A

1	UNDER NEGOTIATION	1,200
2	AVAILABLE	1,200
3-4	UNDER NEGOTIATION	2,400
5	AVAILABLE	1,200
6-7	Zen Nail Spa	2,400
8-9	UNDER NEGOTIATION	2,400

Retail B

1-4	AVAILABLE	1,200 ea
5-6	UNDER NEGOTIATION	2,400
7-9	Heartland Dental	3,600

Outparcel

1	Harris Teeter Fuel	1.07 ac
2	Chase Bank	1.17 ac
3	AVAILABLE	1.18 ac
4	UNDER NEGOTIATION	1.02 ac

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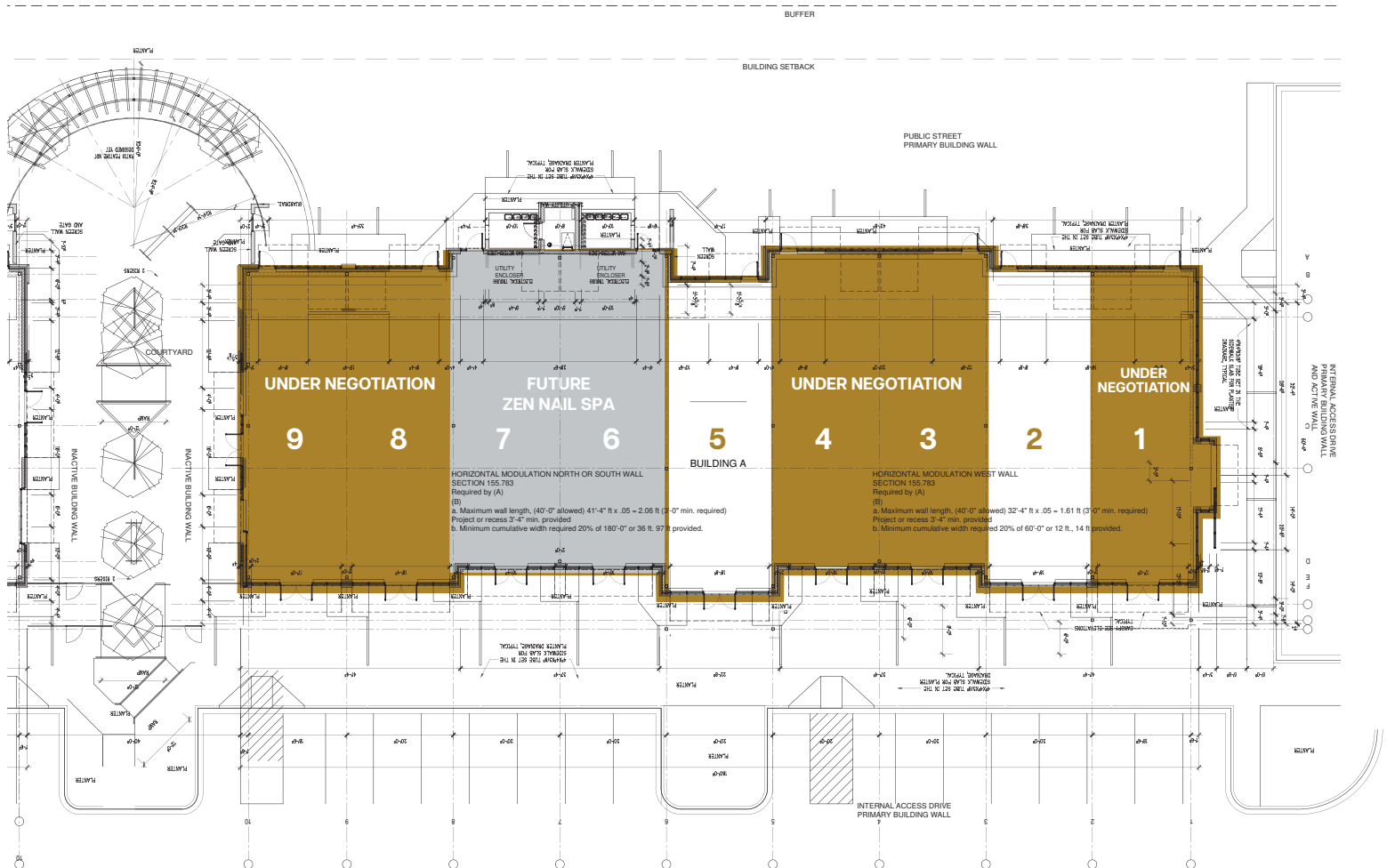
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Architectural elevation drawing of a long, single-story commercial building. The facade is primarily red brick. It features a series of bays separated by red brick pillars. Above the large glass windows, there are sections of horizontal siding. The building has a flat roof. A small figure of a person is shown on the far left for scale.



BUILDING B
NORTH ELEVATION

