

available

# outparcel to lowes foods

830 e suber road | greer, sc 29650

cre.

**purchase, ground lease, or build-to-suit opportunity with excellent visibility**

- Located at the desirable intersection of Hammett Bridge & Suber Road in Greer, SC
- 1.21 acre Lowes Food outparcel, adjacent to newly constructed Starbucks
- Zoned Commercial
- All utilities available on site and natural gas is located across the street
- Storm water site work has already been completed
- Notable area retailers include: Lowes Food, Orange Theory, Starbucks, Hand & Stone, Smoothie King, Prisma Health, Spinx
- Area traffic drivers: Riverside High School (1,761 students), Riverside Middle School (1,120 students), Woodland Elementary School (1,078 students), Riverside Baptist Church (1,100 members) Greer Memorial Hospital (58-beds), Greer Industrial Park (1.7M sf)
- New home developments within walking distance totaling 500 homes

## nearby retailers



## traffic counts

17,100 VPD | Hammett Bridge  
9,999 VPD | Suber Road

Source: ESRI 2023

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retail  
experts**  
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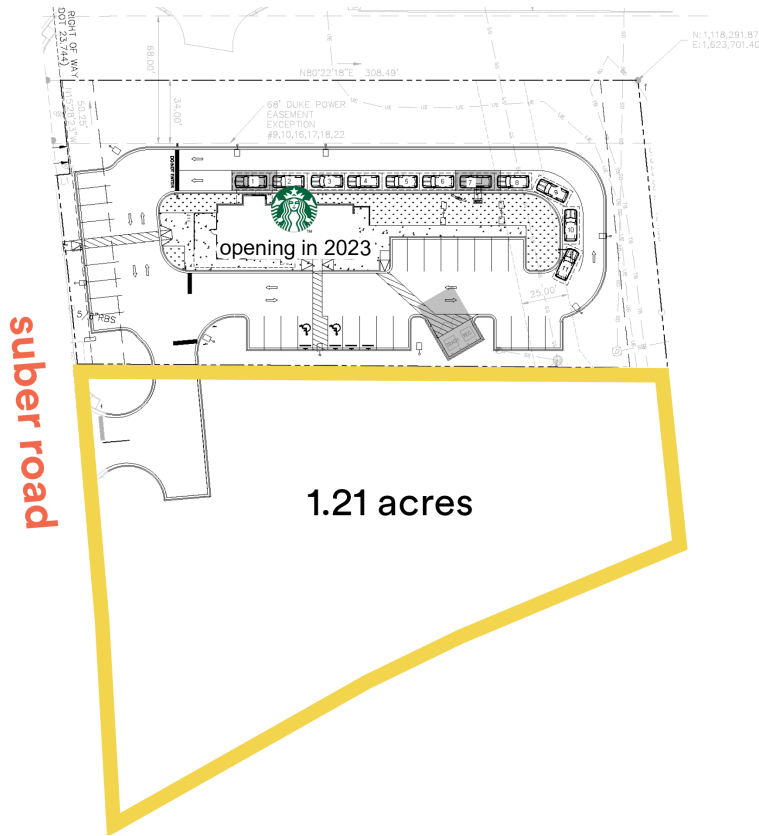
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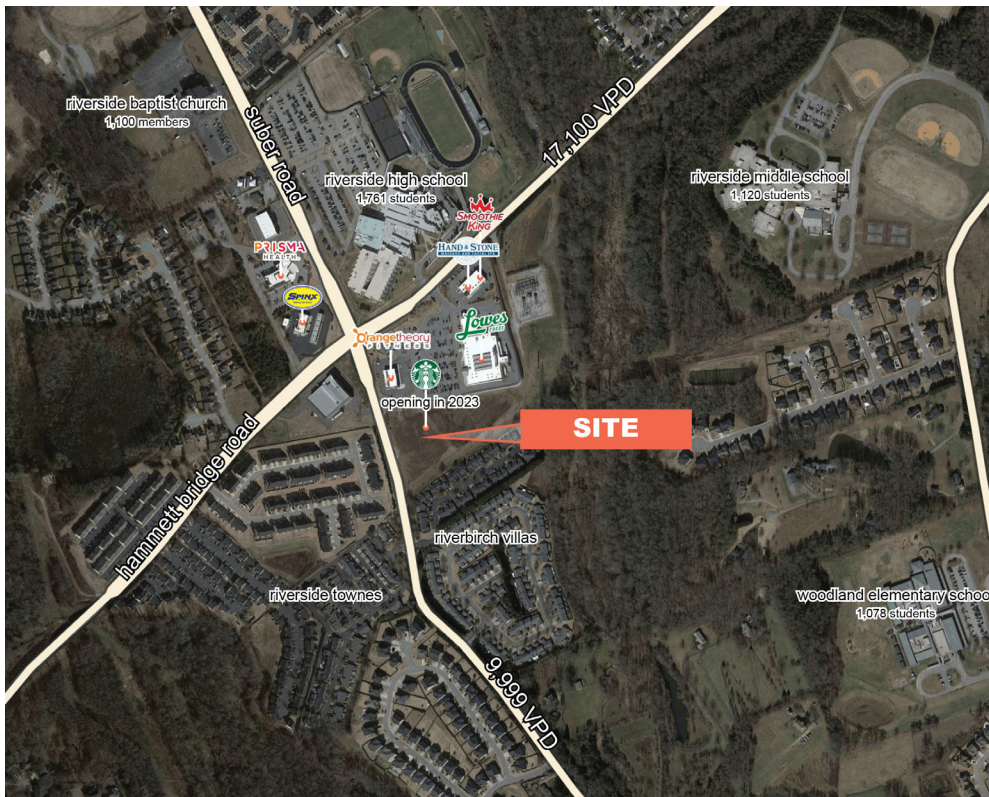
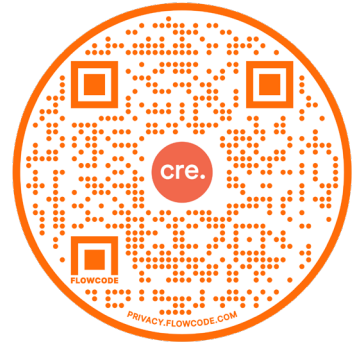
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unit	size
retail opportunity	1.21 acres or 52,559 sf



#### 5 minutes



17,393  
2022 Population



18,639  
2027 Population



\$95,670  
Median Household Income



40.3  
Median Age

#### 10 minutes



75,707  
2022 Population



79,582  
2027 Population



\$76,392  
Median Household Income



39.1  
Median Age

Source: ESRI 2022

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