250 EAST GATE DRIVE | AIKEN, SC 29803



## **Property Details**

Owned GLA Availability
75,716 SF 2 Suites | 3,600 SF

#### **Parking Spaces**

310

#### **Overview**

- Publix-anchored shopping center located along Whiskey Road, the main retail corridor in the market
- Easy ingress and egress via four access points, one of which is signalized
- Population increase of over 20% since 2000 within a 3-mile radius
- Adjacent to Aiken Mall within close proximity to affluent residential subdivisions including the gated golf community Woodside Plantation

#### **Tenant Mix**



Great Clips\*















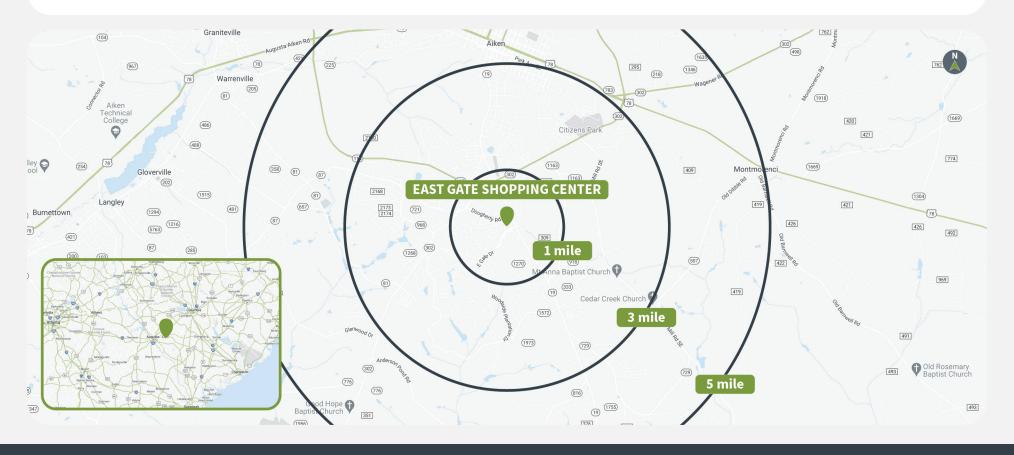
250 EAST GATE DRIVE | AIKEN, SC 29803



## **Demographics**

Source: Creditntell, 2024. View more demographics **here** 

	Population	<b>Daytime Population</b>	Households	Avg. HH Income	Med. HH Income
1 MILE	4,775	9,279	2,257	\$73,736	\$58,124
3 MILES	25,849	26,110	11,463	\$88,749	\$72,464
5 MILES	48,156	53,063	20,641	\$80,637	\$63,036



250 EAST GATE DRIVE | AIKEN, SC 29803



## **Competition Aerial**



250 EAST GATE DRIVE | AIKEN, SC 29803



#### **Site Plan**



Suite	Tenant	GLA (SF)
12	AVAILABLE	2,400
11	AVAILABLE	1,200
9	PUBLIX SUPER MARKET	56,146
16	ORANGE THEORY FITNESS	3,540
6	MEDICAL HEARING OF AMERICA	2,000
15	JERSEY MIKE'S SUBS	1,560
14	SCENTHOUND	1,370
3	THE UPS STORE	1,300
10	GREAT CLIPS	1,200
8	New China	1,000
5	THE JOINT CHIROPRACTIC	1,000
4	DOMINO'S	1,000
2	EDWARD D JONES	1,000
1	IN MOTION WELLNESS STUDIO	1,000

250 EAST GATE DRIVE | AIKEN, SC 29803



#### **Get in Touch with Us**

## Leasing

Matthew Vender

215.330.4220

mvender@shopcore.com

# Pop-up & Short-term Leasing

MyShop by ShopCore
312.798.5210
myshop@shopcore.com

## **Property Management**

Scott Krumm
609.678.5011
skrumm@shopcore.com



This document is for general information purposes only. Any and all features, matters and other information depicted hereon or contained herein are for illustrative marketing purposes only, are subject to modification without notice, are not intended to be relied upon by any party and are not intended to constitute representations or warranties as to any matter, including ownership of the real property depicted hereon or any part thereof, the size and nature of improvements (or that any improvements will be constructed or will continue to exist as depicted), or the identity or nature of any occupants thereof.