

THE CROSSINGS OF BEAUFORT

272 & 274 ROBERT SMALLS PKWY, BEAUFORT, SC 29906

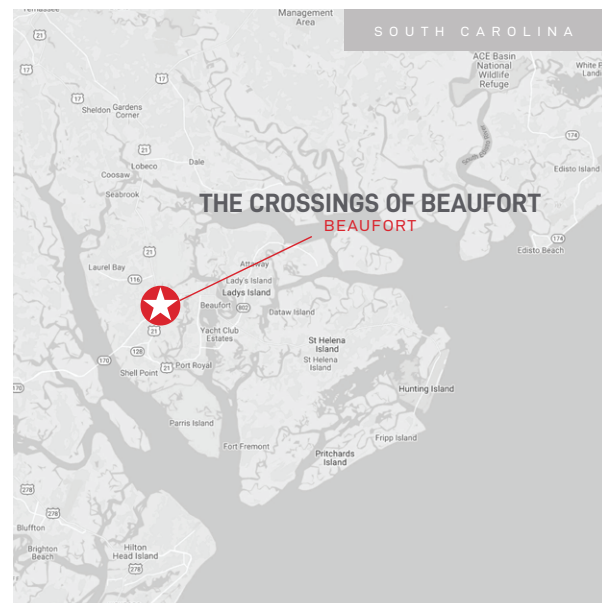


PROPERTY INFORMATION

- 19,600 regional shopping center
- 4.2 acres available for outparcels
- Great visibility from both HWY 170 and HWY 280
- 41,000 +/- SC DOT combined daily traffic count
- Area retailers include T.J. Maxx, Walmart Supercenter, and Lowe's

DEMOGRAPHICS

	5 MINUTES	10 MINUTES	15 MINUTES
Population 2023	7,612	21,838	38,143
Projected Population 2028	8,802	24,670	41,472
Average Household Income	\$89,829	\$88,916	\$95,310



CONTACT

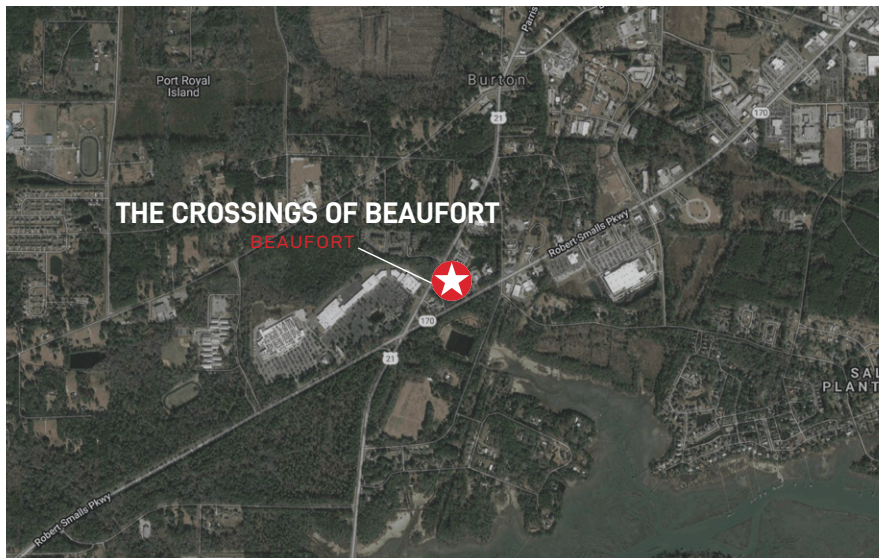
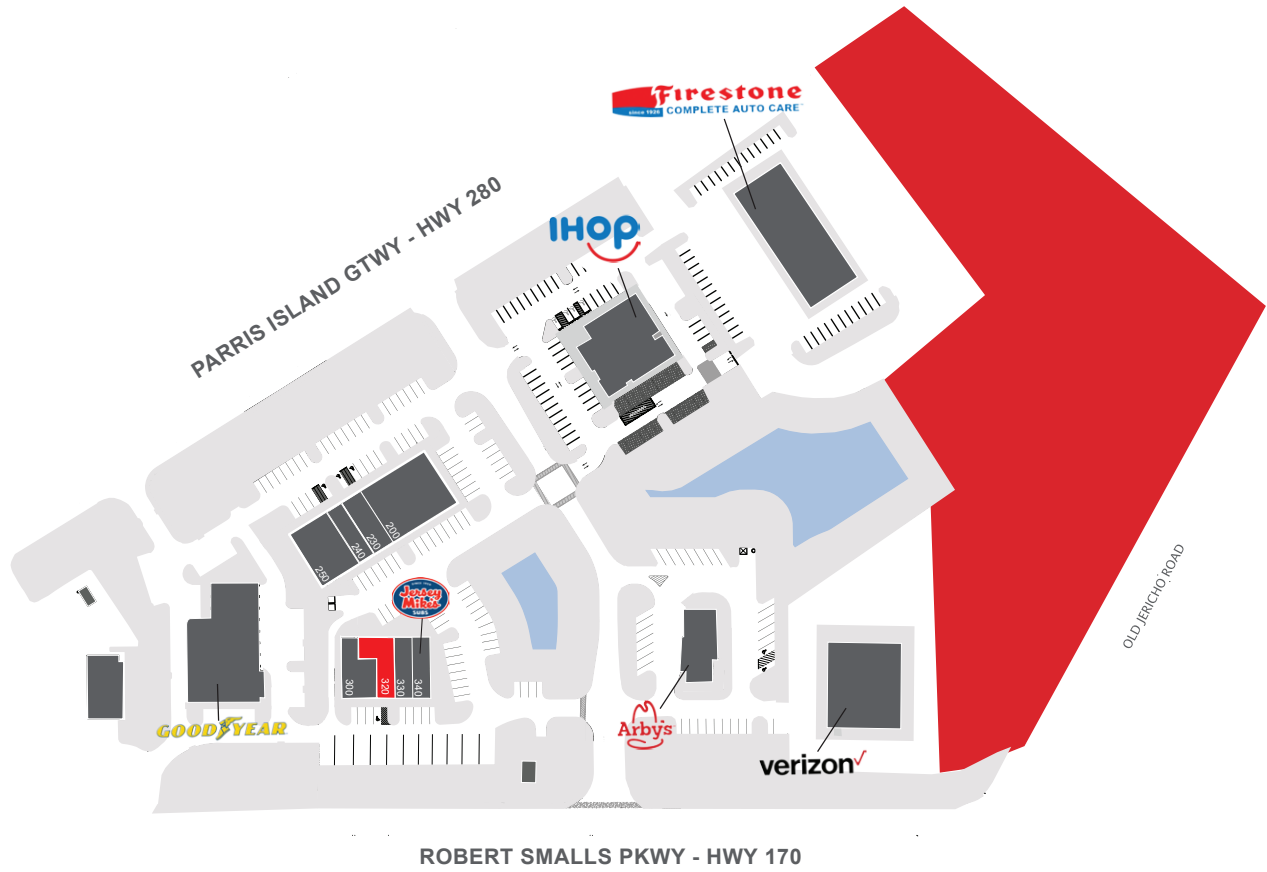
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SUITES

SUITE	TENANT	SQ. FT.
200	Sake House	4,500
230	Magic Nails	1,400
240	Lendmark Financial Services	1,750
250	My Fitness Company	4,900
300	Wingstop	2,061
320	AVAILABLE	2,139
330	Sports Clips	1,400
340	Jersey Mike's	1,400
TOTAL GLA:		19,600

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