



SIZE

32,325 square feet

DEMOGRAPHICS

	1 mile	3 mile	5 mile
Population	1,957	13,114	15,854
Households	894	5,982	7,219
Median HH Income (\$)	49,141	71,098	73,756

MAJOR TENANT(S)

The Fresh Market
Chico's



LOCATION

11421 Ocean Highway | Pawleys Island, SC 29585

PROPERTY HIGHLIGHTS

- Anchored by Fresh Market, a leading grocer in the high-growth, fresh market format
- Additional tenants include Chico's, Litchfield Books and Pawleys Island Swimwear which are an effective tenant mix for the vacationing consumer
- Located in Pawleys Island, a beach community which is 25 miles south of Myrtle Beach, with a population exceeding 13,100 in a three-mile radius with an average household income greater than \$104,300
- The center is located on Highway 17, a highly trafficked thoroughfare along the Atlantic Ocean, which benefits from over 31,900 vehicles per day

LEASING CONTACT

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MORE INFO






www.phillipsedison.com

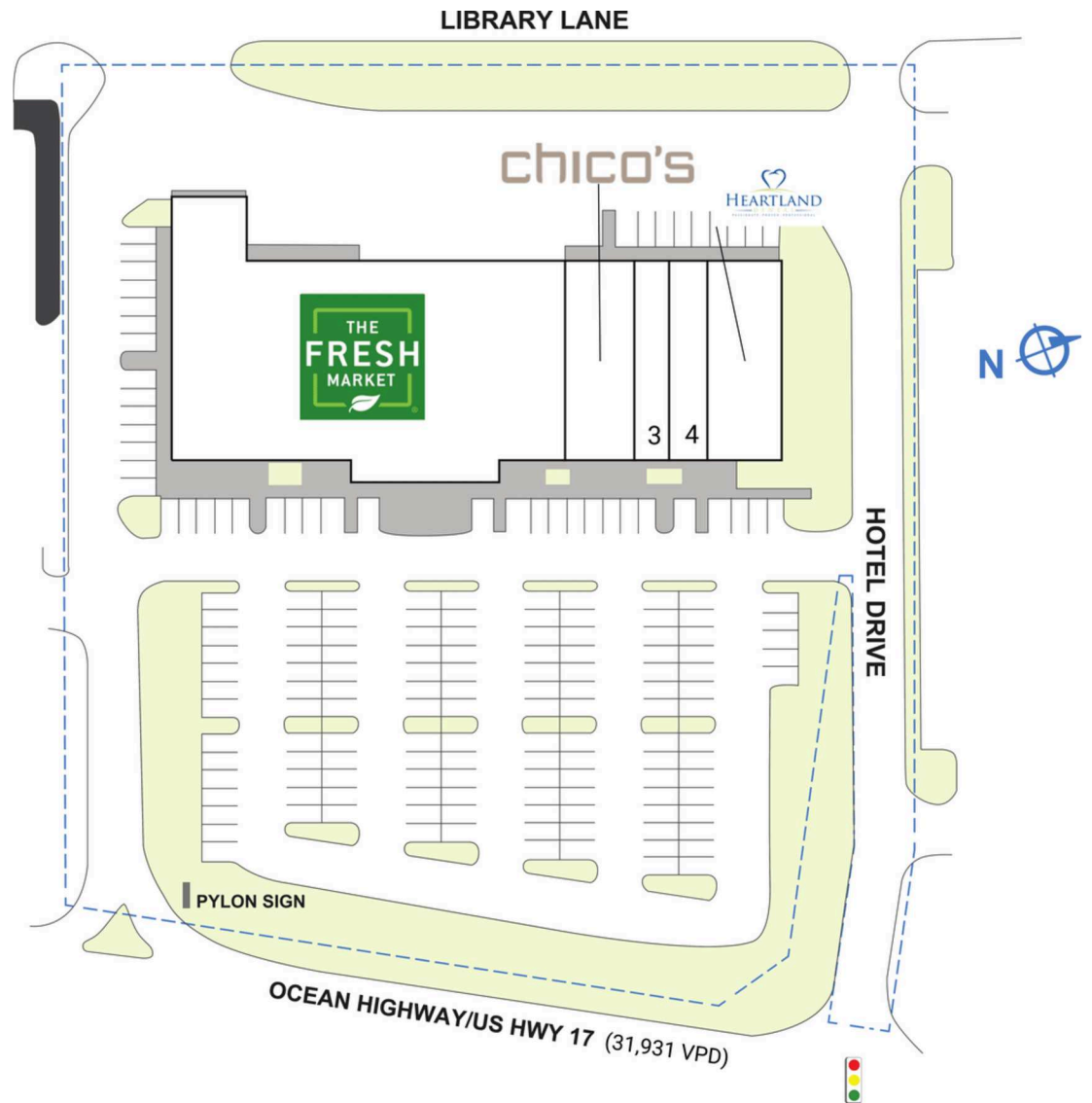


THE FRESH MARKET COMMONS

11421 Ocean Highway | Pawleys Island, SC 29585

SPACE	TENANT	SQ. FT.
1	The Fresh Market	21,081 SF
2	Chico's	3,478 SF
3	Pawleys Island Swimwear	2,077 SF
4	Litchfield Books	2,314 SF
5	Heartland Dental	3,375 SF
TOTAL SQ. FT.		32,325

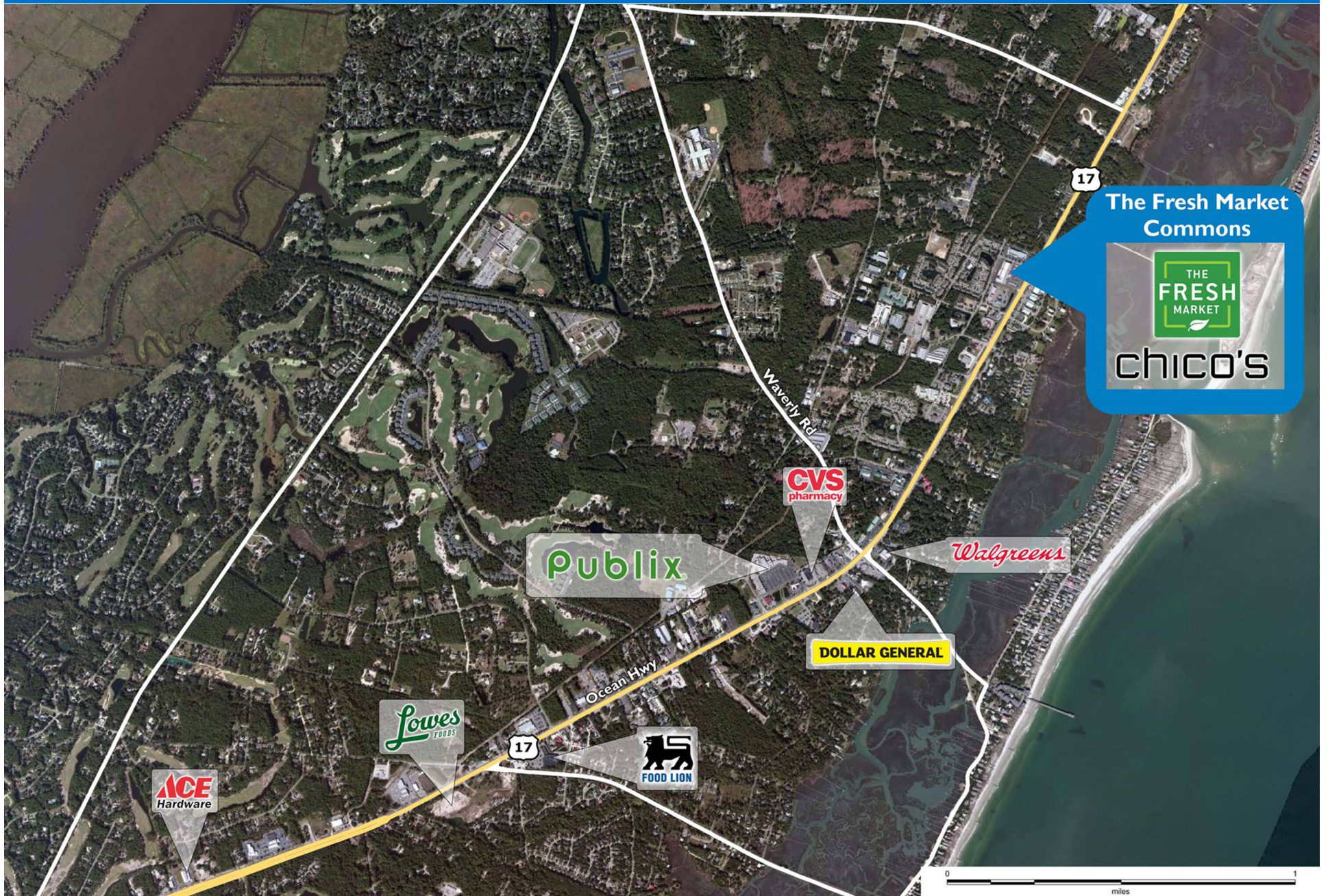
SITE LEGEND	
 Available	 Occupied
 Leased (not occupied)	 Owned by Others
 Site Boundary	



DISCLAIMER - This site plan is for general information purposes only and is not intended to constitute representations and warranties by Landlord as to the ownership of the real property depicted herein or the identity or nature of any occupants thereof.

THE FRESH MARKET COMMONS

11421 Ocean Highway | Pawleys Island, SC 29585



The Fresh Market Commons



chico's

Demographic Summary Report

1990 - 2000 Census, 2022 Estimates & 2027 Projections

Calculated using TAS Retrieval Retrieval

Mar 20, 2023



The Fresh Market Commons Pawleys Island, SC		1.00 Mile Radius	3.00 Mile Radius	5.00 Mile Radius
Population	Q2 2022 Estimated Population	1,957	13,114	15,854
	2027 Projected Population	2,067	13,693	16,528
	2010 Census Population	1,621	11,339	13,806
	2000 Census Population	1,281	8,674	10,464
	1990 Census Population	742	4,505	5,437
	Historical Annual Growth 1990 to 2000	5.61%	6.77%	6.77%
	Historical Annual Growth 2000 to 2010	2.39%	2.72%	2.81%
	Estimated Annual Growth 2010 to 2022	1.49%	1.15%	1.09%
	Projected Annual Growth 2022 to 2027	1.09%	0.87%	0.84%
	Median Age	48.4	55.6	56.3
Households	Q2 2022 Estimated Households	894	5,982	7,219
	2027 Projected Households	945	6,250	7,532
	2010 Census Households	741	5,155	6,264
	2000 Census Households	526	3,813	4,608
	1990 Census Households	301	1,821	2,194
	Historical Annual Growth 1990 to 2000	5.75%	7.67%	7.70%
	Historical Annual Growth 2000 to 2010	3.49%	3.06%	3.12%
	Estimated Annual Growth 2010 to 2022	1.49%	1.17%	1.12%
	Projected Annual Growth 2022 to 2027	1.11%	0.88%	0.85%
	Population per Household	2.19	2.19	2.19
Population by Race	White	63.4%	84.8%	85.9%
	Black or African American	19.8%	9.5%	8.8%
	Asian & Pacific Islander	0.1%	0.6%	0.6%
	Other Races	0.5%	0.8%	0.8%
	Hispanic Population	16.2%	4.3%	3.9%
Income	Average Household Income	\$70,460	\$104,304	\$105,845
	Median Household Income	\$49,141	\$71,098	\$73,756
	Per Capita Income	\$32,194	\$47,626	\$48,252
Education (Age 25+)	Elementary	16.7%	3.7%	3.3%
	Some High School	1.2%	2.9%	2.8%
	High School Graduate	23.8%	18.5%	18.6%
	Some College	25.6%	18.7%	18.3%
	Associates Degree Only	5.7%	6.9%	7.1%
	Bachelors Degree Only	14.9%	30.0%	30.4%
	Graduate Degree	12.1%	19.3%	19.5%
Business	Number of Businesses	184	513	570
	Total Number of Employees	1,627	4,625	5,147
	Employees per Business	8.84	9.02	9.04
	Residential Population per Business	10.64	25.58	27.84

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