



WILDCAT COMMONS

2440 AUGUSTA ROAD
LEXINGTON, SC 29072

FOR LEASE

ANCHORED BY LOWES FOODS IN HIGH GROWTH TRADE AREA.

±1,400 SF Shop Space Available For Lease

- > Available space adjacent to Lowes Foods
- > Co-tenants include Jersey Mike's Subs, Little Caesars Pizza, a barber shop and ABC store
- > Located at the intersection of Augusta Highway (Hwy 1) and Charter Oak Road
- > Across from Lexington High School and Lexington Technology Center
- > Within minutes of downtown Lexington and the Sunset Boulevard retail corridor
- > Large trade area serving West Lexington and Lake Murray residents

LEASE RATE: \$22.00 PSF NNN



CONTACT

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TRINITY PARTNERS | 1556 MAIN STREET, SUITE 200 COLUMBIA, SC 29201 | TRINITY-PARTNERS.COM

The information contained herein was obtained from sources believed reliable; however, Trinity Partners makes no guarantees, warranties, or representations as to the completeness or accuracy thereof. The presentation of this property is submitted subject to errors, omissions, changes of price or conditions prior to sale or lease, or withdrawal without notice.

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PARTNERS**



WILDCAT COMMONS

2440 AUGUSTA HIGHWAY



	2019 Average Household Income	Total Businesses	Total Employees	2019 Population Estimate	2010-2019 Population Growth	2019-2024 Population Growth
1 Mile	\$89,838	101	961	3,135	15.34%	7.18%
3 Mile	\$102,000	449	3,466	26,617	30.41%	8.92%
5 Mile	\$98,056	1,859	19,533	45,594	25.49%	8.40%

Data Source: CoStar Reality Group

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