



# Brayden Village

810 Brayden Pkwy | Fort Mill, South Carolina 29708



Join these  
tenants

**INIZIO**  
PIZZA NAPOLETANA



**STRETCH LAB**

**SUPER CHIX**  
Chicken & Custard



## Available for Lease

+/- 1,994 SF Retail, Restaurant, Service, or Medical | Cold Dark Shell



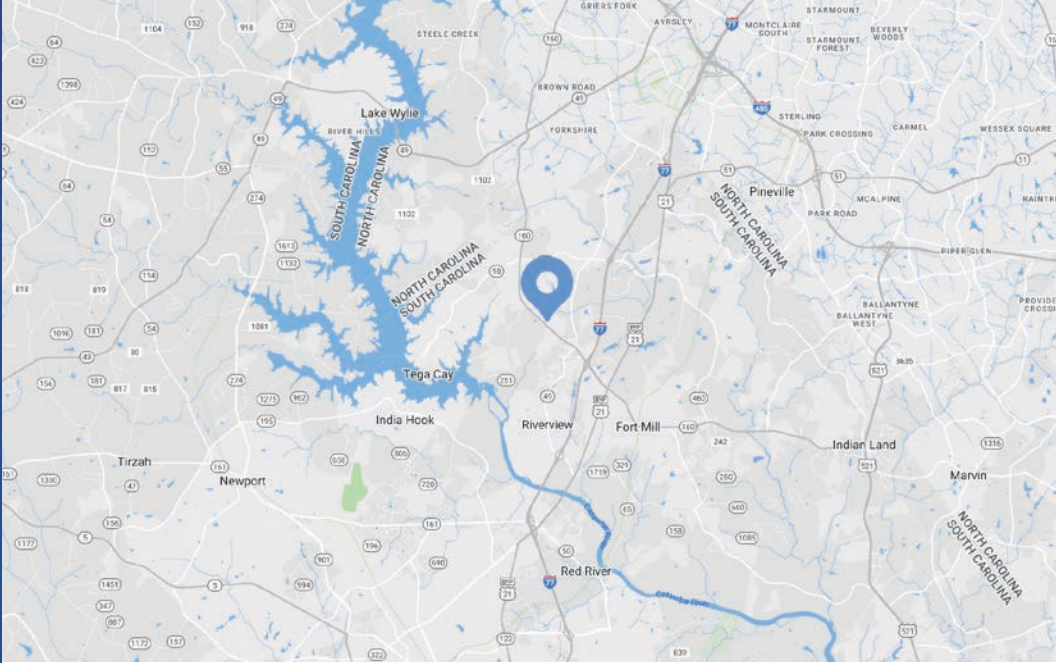
# Brayden Village

## Available for Lease

Brayden Village is a +/- 33,000 SF project featuring outdoor seating, patio dining, common recreational areas and a mix of unique tenants contributing to the center’s distinguished architectural and hardscape features. The center has excellent visibility, prominently locates at the intersection of Brayden Parkway and Hwy 160. There has been significant residential development in the immediate area with planned growth in the future.

### Property Details

Address	810 Brayden Pkwy   Fort Mill, SC 29708
Availability	+/- 1,994 SF Available for Lease
Use	Retail, Restaurant, Service, and Medical
Parking	Ample parking   6.5:1,000 SF
Delivery	Cold Dark Shell
Traffic Counts	Hwy 160   32,600 VPD
Lease Rate	Call for Leasing Details



### Demographics

RADIUS	1 MILE	3 MILE	5 MILE
2022 Population	7,394	54,217	128,548
Avg. Household Income	\$138,055	\$147,052	\$128,975
Median Household Income	\$104,497	\$115,153	\$99,464
Households	2,779	19,742	48,898
Daytime Employees	3,586	14,372	36,665





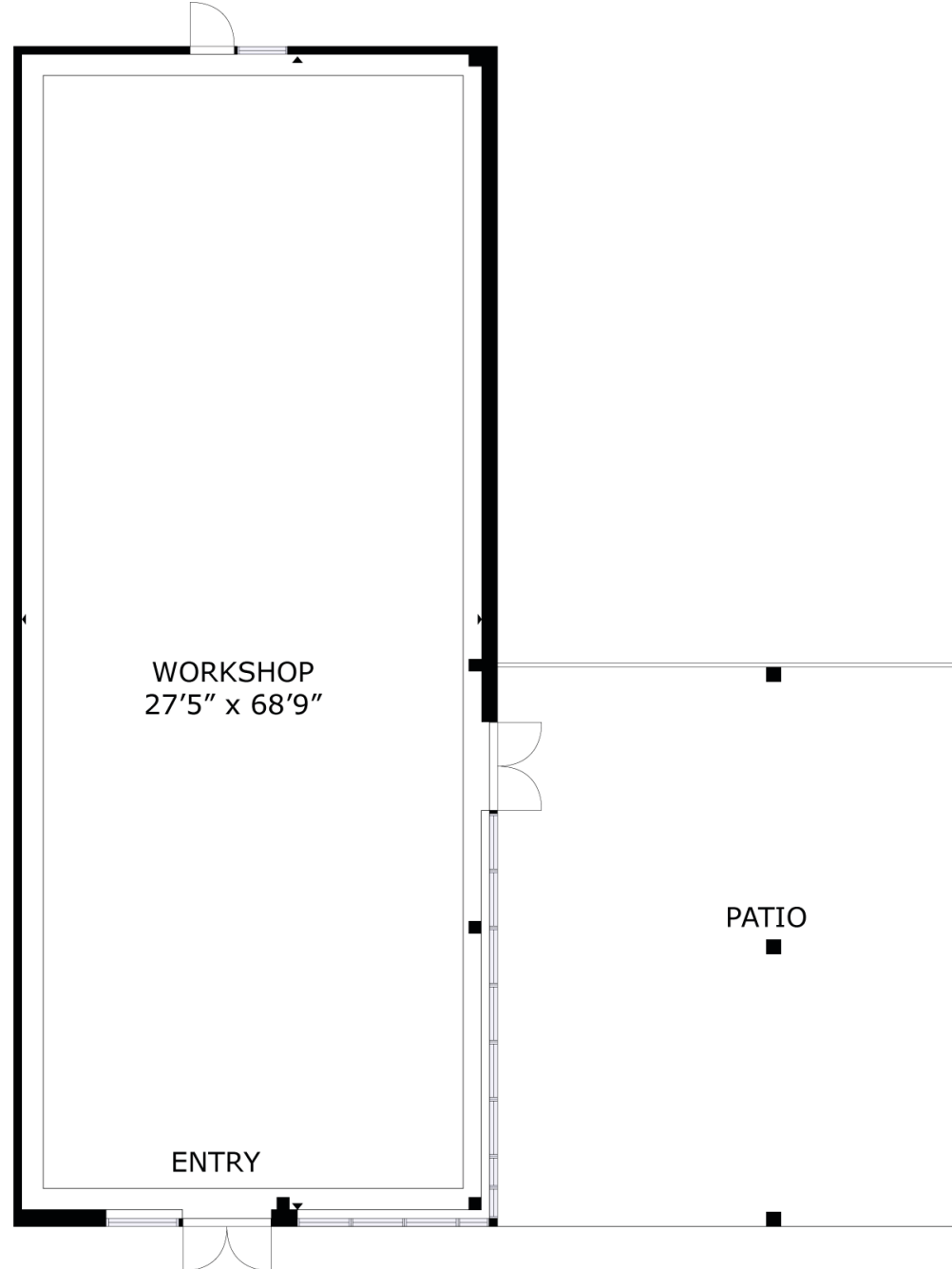


Tenant Roster		
101	Super Chix	2,900 SF
102	Duck Donuts	1,300 SF
103	Capriotti's Sandwich Shop	1,602 SF
104	Trendy Nail Bar	1,928 SF
105	ISI Elite Training	3,000 SF
106	Apricot Lane Boutique	1,801 SF
107	Flour Power Kids Cooking Studio	1,678 SF
108	Pacific Dental	3,000 SF
201	Inizio Pizza Napoletana	2,900 SF
202	Naf Naf Middle Eastern Grill	2,049 SF
203	StretchLab	1,712 SF
204	Sola Salon Studios	6,000 SF
205	Available	1,994 SF

Available

Suite 205  
+/- 1,994 SF

 Virtual Tour





## Site Overview





# Fort Mill

## South Carolina

Fort Mill takes its name from a colonial-era fort built by the British and a grist mill on nearby Steele Creek. The area has a rich history, with the Catawba Indians making their home here for many years before Scotch-Irish settlers began arriving in the 1750s and 1760s, creating a small settlement. Fort Mill grew rapidly in the late 1800s as textile mills were established, and the population continued to rapidly increase as its economy became larger and more diversified. Today, Fort Mill is a bustling community and suburb of the City of Charlotte, NC.



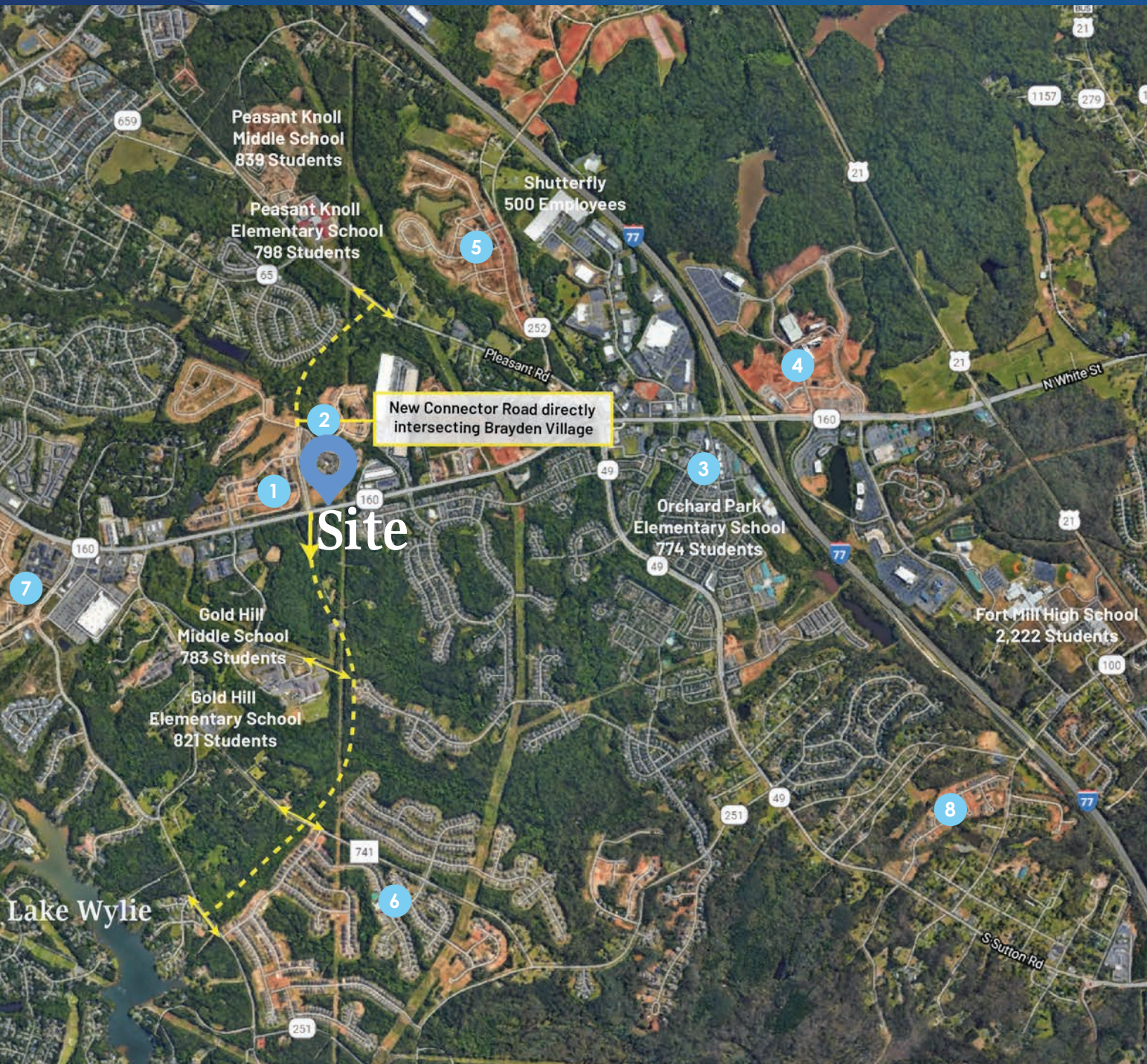


## Market Overview





## Surrounding Development



- 1 **Brayden Residential**  
200 Single Family Homes
- 2 **The Apartments at Brayden**  
332 Multi-Family Units
- 3 **Baxter Village**  
1,450 Single-Family Homes  
450,000 SF Retail, Office & Civic Spaces  
500 AC Open Space & Parks
- 4 **Kingsley**  
2 Hotels, 2 Corporate HQs, Amphitheater  
+/- 150,000 SF Small Shops & Restaurants  
238 Multi-Family Units  
+/- 800,000 SF Office
- 5 **Habersham by Pulte Homes**  
94 Single-Family Homes
- 6 **The Manors at Lake Ridge**  
77 Single-Family Homes
- 7 **Revere at Tega Cay**  
336 Multi-Family Units
- 8 **Sutton Mill**  
93 Single Family Homes





Contact for Details

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This information has been obtained from sources believed to be reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty or representation to independently confirm its accuracy and completeness.