

ANDERSON
MALL



RETAIL SPACE FOR LEASE

SUMMIT
PROPERTIES USA

As the only mall within 35 miles, we bring together a dynamic mix of shopping, events, and family attractions—making us Anderson County's ultimate destination for fun and entertainment.



SITE OVERVIEW

Site Acres:	34 acres
Total Leasable Area:	576,450 sqf
Owned Leasable Area:	315,596 sqf
Parking Places:	1,593 autos
Anchor Tenants:	JCPenney Dillard's Belk

PROPERTY OVERVIEW

Exclusive Market Access: Serving a large, expanding population in a high-demand area with no competing malls within 35 miles.

Anchor Brands & Local Appeal: Home to Dillard's, Belk, JCPenney, and unique local boutiques, offering a perfect mix of national and community-favorite retailers.

Diverse Retail Mix: A combination of local boutiques and popular national retailers, offering shoppers variety and unique experiences.

Community Hub: Hosting popular events and family attractions, and seasonal festivities, creating a vibrant atmosphere.

Prime Location: Conveniently located near US-29, ensuring easy access and visibility from high-traffic areas.

High Foot Traffic: Consistent year-round visitors driven by community events and family-friendly entertainment.



**PRIME
LOCATION**



**ANCHOR
RETAILERS**



**STORE
VARIETY**

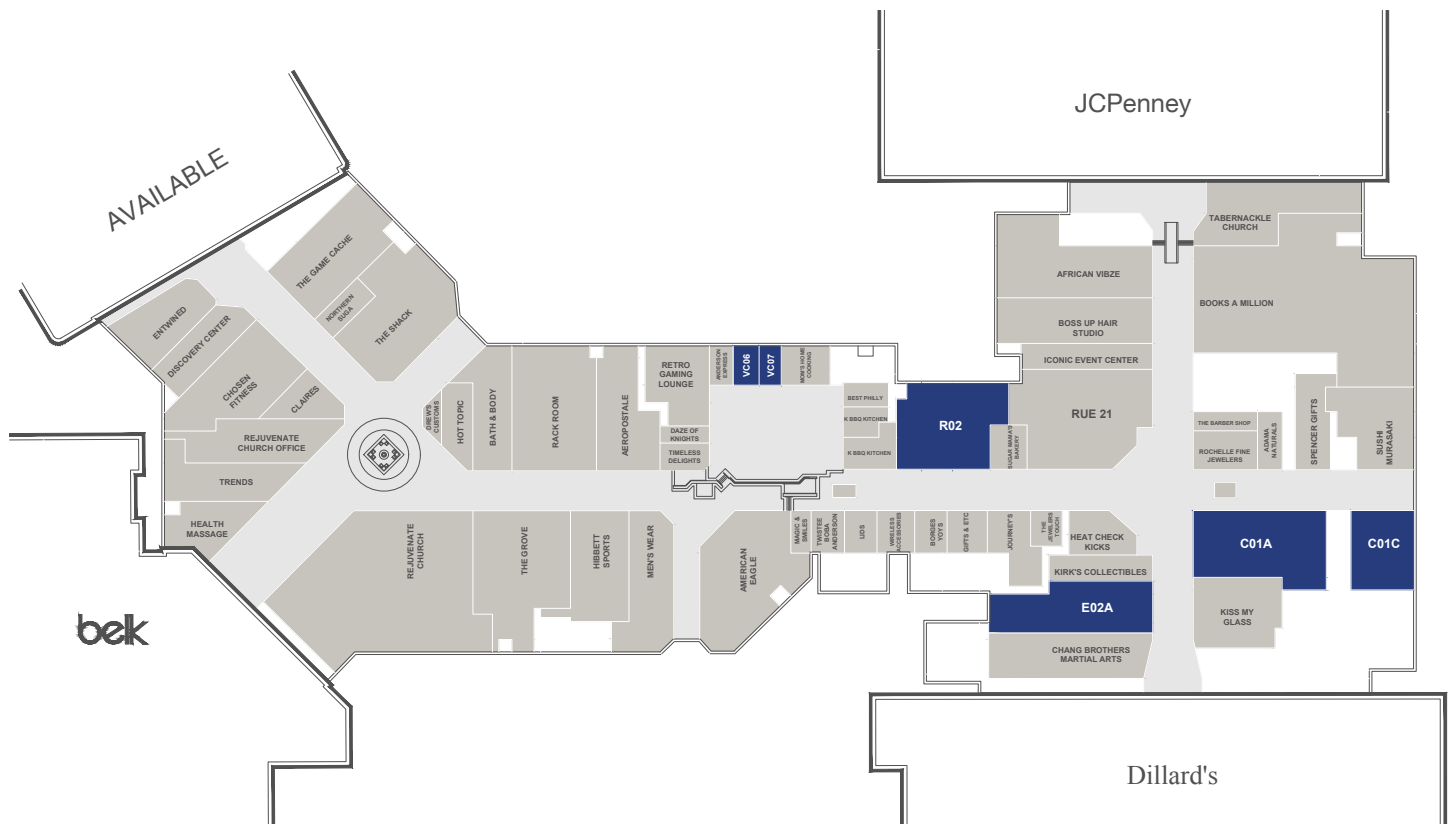


**EVENTS &
PROMOTIONS**



**COMMUNITY
ENGAGEMENT**

SPACE	UNIT TYPE	SIZE SF
C01A	Inline	5,590 SF
R02	Inline	5,187 SF
E02A	Inline	4,581 SF
C01C	Inline	3,000 SF
VC06	Inline	624 SF
VC07	Inline	534 SF



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3131 N Main St

Anderson SC 29621

 AndersonMallSC

DEMOGRAPHICS	5 MILE	10 MILE	20 MILE
Population	68,450	121,986	327,400
Households	27,938	49,240	128,778
Avg. Household Income	\$78,000	\$80,576	\$80,276
Median Age	39	41	39




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Leasing Manager **Brian Eichelberger**

 (301) 693-4152

 beichelberger@summit-us.com


 www.shopandersonmall.com

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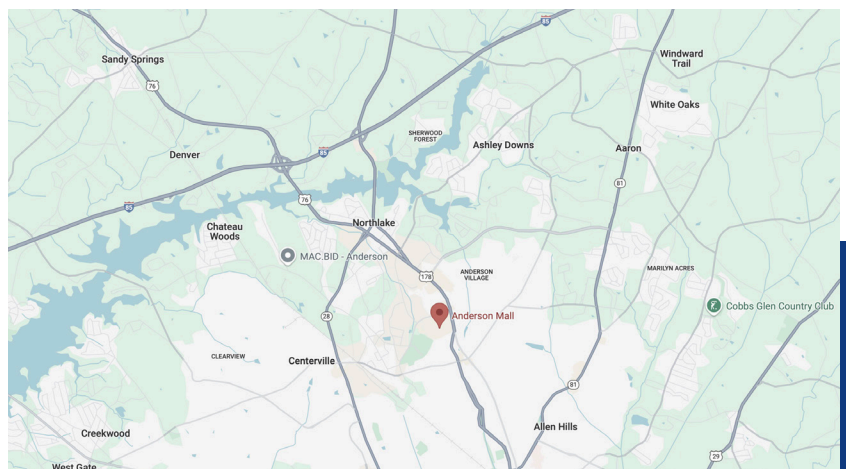
ANDERSON

Anderson, located in the Upstate region of South Carolina, is a vibrant city known for its growing economy, family-friendly atmosphere, and proximity to scenic Lake Hartwell. Anderson serves as a regional hub for commerce, healthcare, and education. Key institutions such as AnMed Health and Anderson University attract a dynamic and diverse demographic. Conveniently situated near US Highway 29 and I-85, Anderson Mall benefits from excellent accessibility, drawing visitors from the city and surrounding areas. Anderson's steady growth and welcoming community make it an ideal market for retail businesses.



AREA

City	15.1 sq mi
Land	14.6 sq mi
Water	0.5 sq mi
Elevation	722 ft



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