



CRAWFORD SQUARE
REAL ESTATE ADVISORS



AIKEN EXCHANGE PLAZA

2545 Whiskey Rd. · Aiken, SC 29803



FEATURED TENANTS



LEASING AGENT
WILL REIS +1 (205) 453-6240
will@crawfordsq.com

PROPERTY HIGHLIGHTS

- Located off Aiken’s busiest corridor; Whiskey Rd. carrying 24,000 + VPD
- Highly trafficked center with 2.3 million annual visits
- Strong anchored center including Target, Planet Fitness, PetSmart, and Five Below
- Extremely strong demographics in the area, boasting more than \$120K average HH income in 3 miles
- Only Target within 20 miles

POPULATION

3 mile	30,180
5 mile	47,478
10 mile	109,911

DAYTIME POPULATION

3 mile	26,482
5 mile	46,020
10 mile	89,709

DEMOGRAPHICS



HOUSEHOLDS

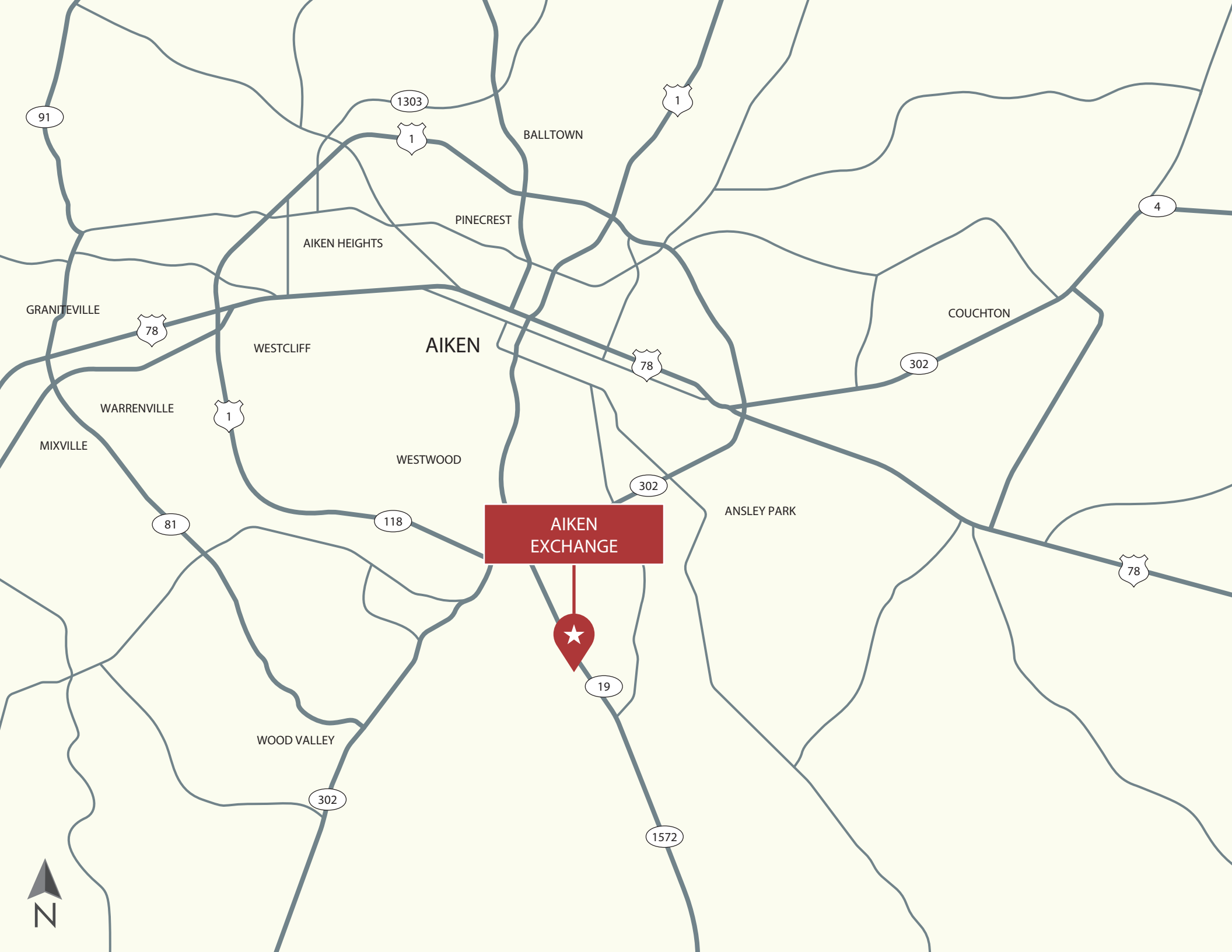
3 mile	13,638
5 mile	21,012
10 mile	42,275

AVG HH INCOME (\$)

3 mile	122,496
5 mile	115,831
10 mile	99,466

MED HH INCOME (\$)

3 mile	86,935
5 mile	81,789
10 mile	74,007



AIKEN
EXCHANGE



AREA MAP

UofSC
Aiken
Enrollment: 3,100 +

Downtown Aiken

Party City THE FRESH MARKET

FAMILY DOLLAR DOLLAR GENERAL

DOLLAR TREE DOLLAR GENERAL SUBWAY NAPA

DOLLAR GENERAL

Kroger THE HOME DEPOT

South Aiken High School
Grades: 9-12
Students: 1,305

Michaels KAY JEWELERS popshelf
marco's PIZZA RACE ROOM SHOES Academy Bath & Body Works
TJ-MAXX THE CHILDREN'S PLACE OLD NAVY ROSS DRESS FOR LESS

Walmart Supercenter

Walmart Supercenter LENS CRAFTERS CLUB PILATES SALLY BEAUTY
DOLLAR TREE

Orangetheory FITNESS REGAL JASON MATHESON Great Clips
Publix

ALDI HOBBY LOBBY LOWE'S

Aiken Mall Redevelopment
Mixed-Use Development

TRACTOR SUPPLY CO

Aiken Exchange
five BELOW GameStop planet fitness
target PAPAJOHNS PETSMART



AREA MAP



LEASED
 AVAILABLE

