

# Indian Land, South Carolina

## PARKSTONE AT INDIAN LAND

### AVAILABLE OUTPARCELS • IN-LINE SPACE



#### DEMOGRAPHICS

##### POPULATION

3 Miles: 32,448

5 Miles: 83,612

7 Miles: 174,658

##### HOUSEHOLDS

3 Miles: 11,028

5 Miles: 29,892

7 Miles: 60,270

##### AVG HH INCOME

3 Miles: \$137,446

5 Miles: \$153,295

7 Miles: \$162,828



#### CONTACT:

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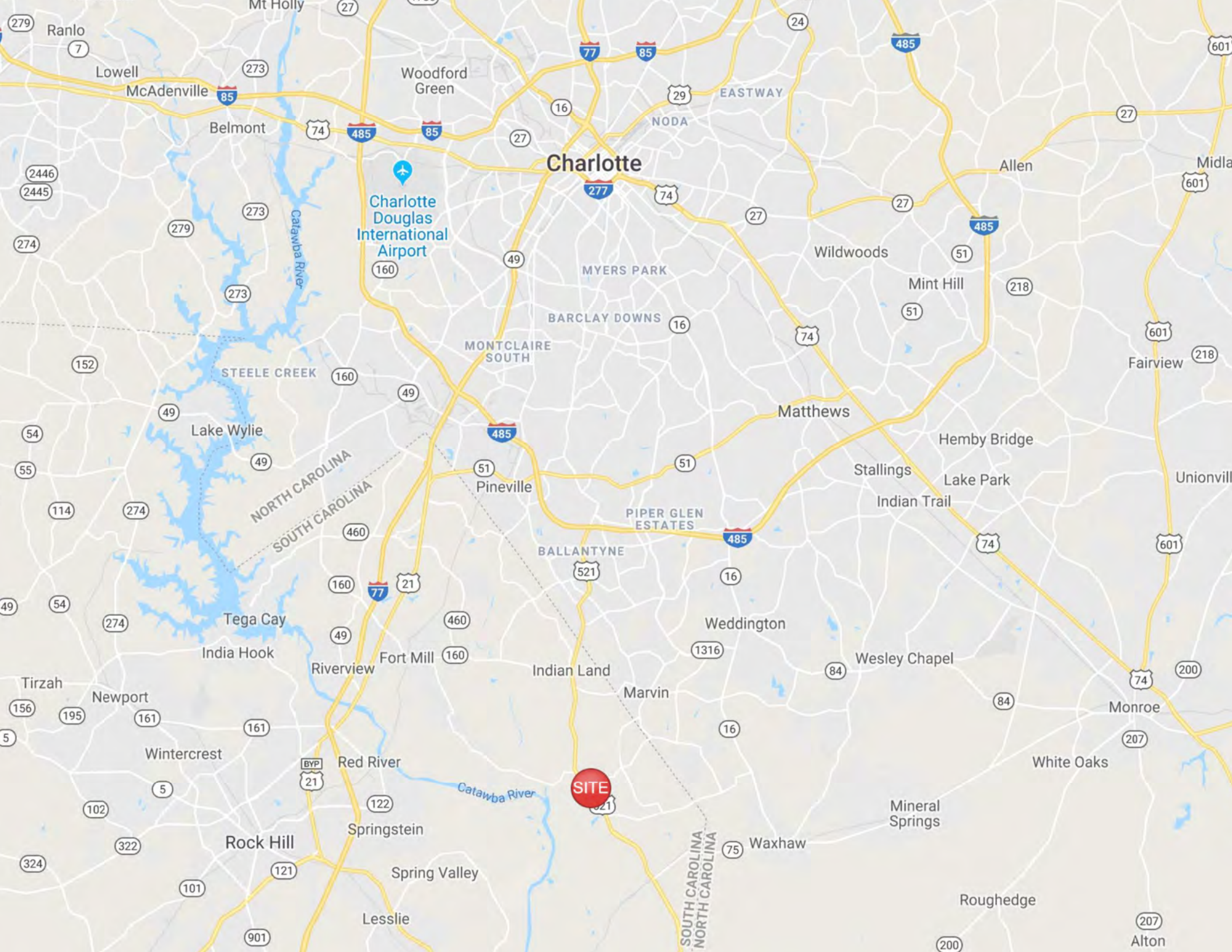
#### PROPERTY ADDRESS:

ParkStone

Int Hwy 521 & Shelley Mullis Rd.

Indian Land, SC 29707





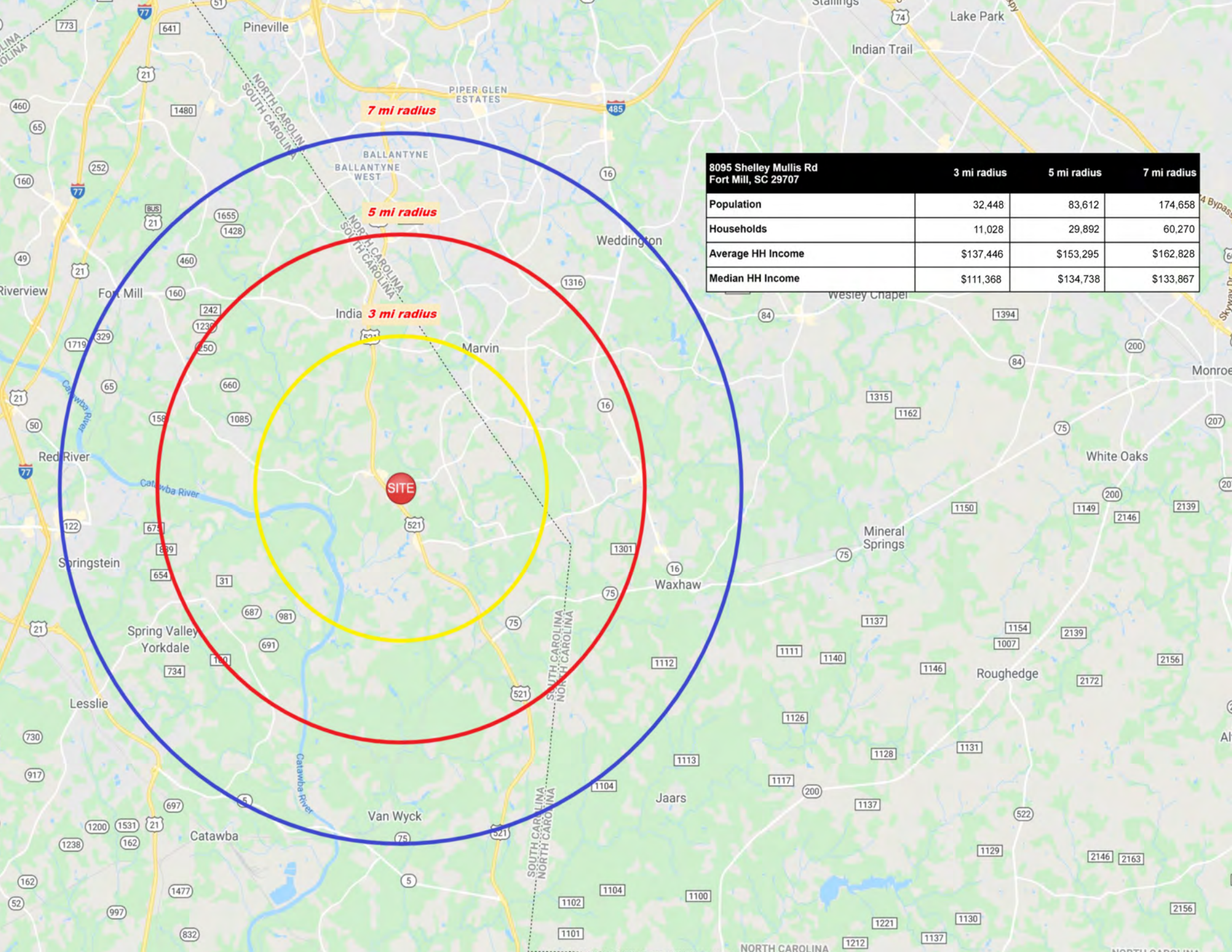
Charlotte

Charlotte Douglas International Airport

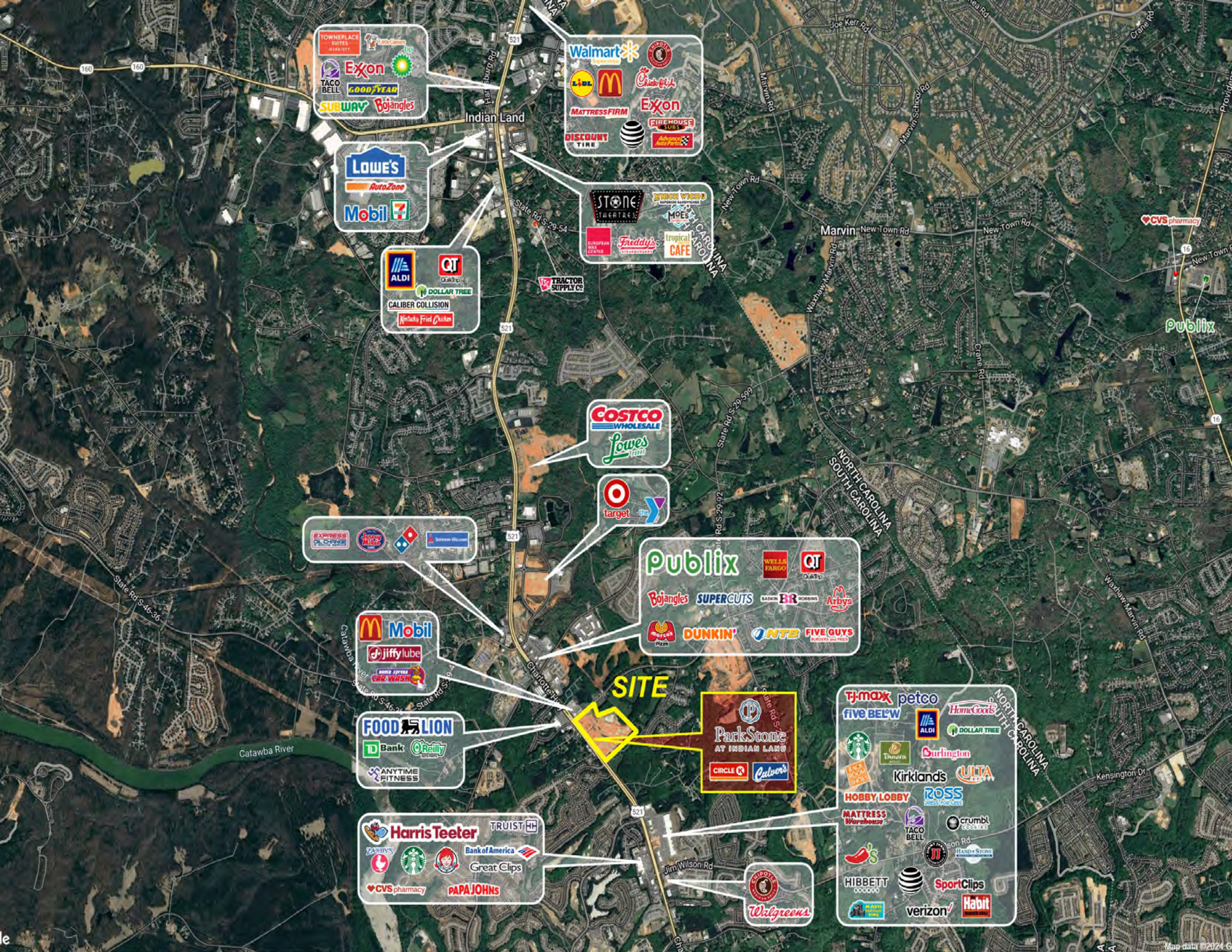
SITE

NORTH CAROLINA  
SOUTH CAROLINA

Map labels include: Ranlo, Lowell, McAdenville, Belmont, Woodford Green, NODA, EASTWAY, Allen, Midland, Wildwoods, Mint Hill, Myers Park, Barclay Downs, Montclair South, Steele Creek, Lake Wylie, Matthews, Hemby Bridge, Stallings, Lake Park, Indian Trail, Unionville, Pineville, Piper Glen Estates, Ballantyne, Weddington, Wesley Chapel, Indian Land, Marvin, Monroe, White Oaks, Tega Cay, India Hook, Riverview, Fort Mill, Indian Land, Marvin, Wesley Chapel, Monroe, White Oaks, Tirtzah, Newport, Wintercrest, Rock Hill, Springstein, Spring Valley, Lesslie, Waxhaw, Mineral Springs, Roughedge, Alton.



8095 Shelley Mullis Rd Fort Mill, SC 29707	3 mi radius	5 mi radius	7 mi radius
Population	32,448	83,612	174,658
Households	11,028	29,892	60,270
Average HH Income	\$137,446	\$153,295	\$162,828
Median HH Income	\$111,368	\$134,738	\$133,867



TOWERPLACE SUITES  
**Exxon**  
 TACO BELL  
 GOODYEAR  
 SUBWAY  
 Bojangles

**Walmart\***  
 LIDL  
 McDonald's  
 Chick-fil-A  
 MATTRESS FIRM  
**Exxon**  
 DISCOUNT TIRE  
 FIREHOUSE SUBS  
 ADVANTAGE AUTO PARTS

**LOWE'S**  
 AutoZone  
**Mobil**  
 7-Eleven

**STONE**  
 INTERIORS  
 TROPICAL CAFE  
 FREDDY'S  
 TROPICAL CAFE

**ALDI**  
**QT**  
 DOLLAR TREE  
 CALIBER COLLISION  
 Kentucky Fried Chicken

TRACTOR SUPPLY CO.

**COSTCO**  
 WHOLESALE  
**Lowes**  
 Home Improvement

**target**  
 the Y

EXPRESS  
 Dunkin'  
 Domino's  
 Subway

**Publix**  
 WELLS FARGO  
**QT**  
 Bojangles  
 SUPERCUTS  
 BR  
 Arby's  
**DUNKIN'**  
 INTL  
 FIVE GUYS

**McDonald's**  
**Mobil**  
 jiffy lube  
 CAR WASH

**SITE**

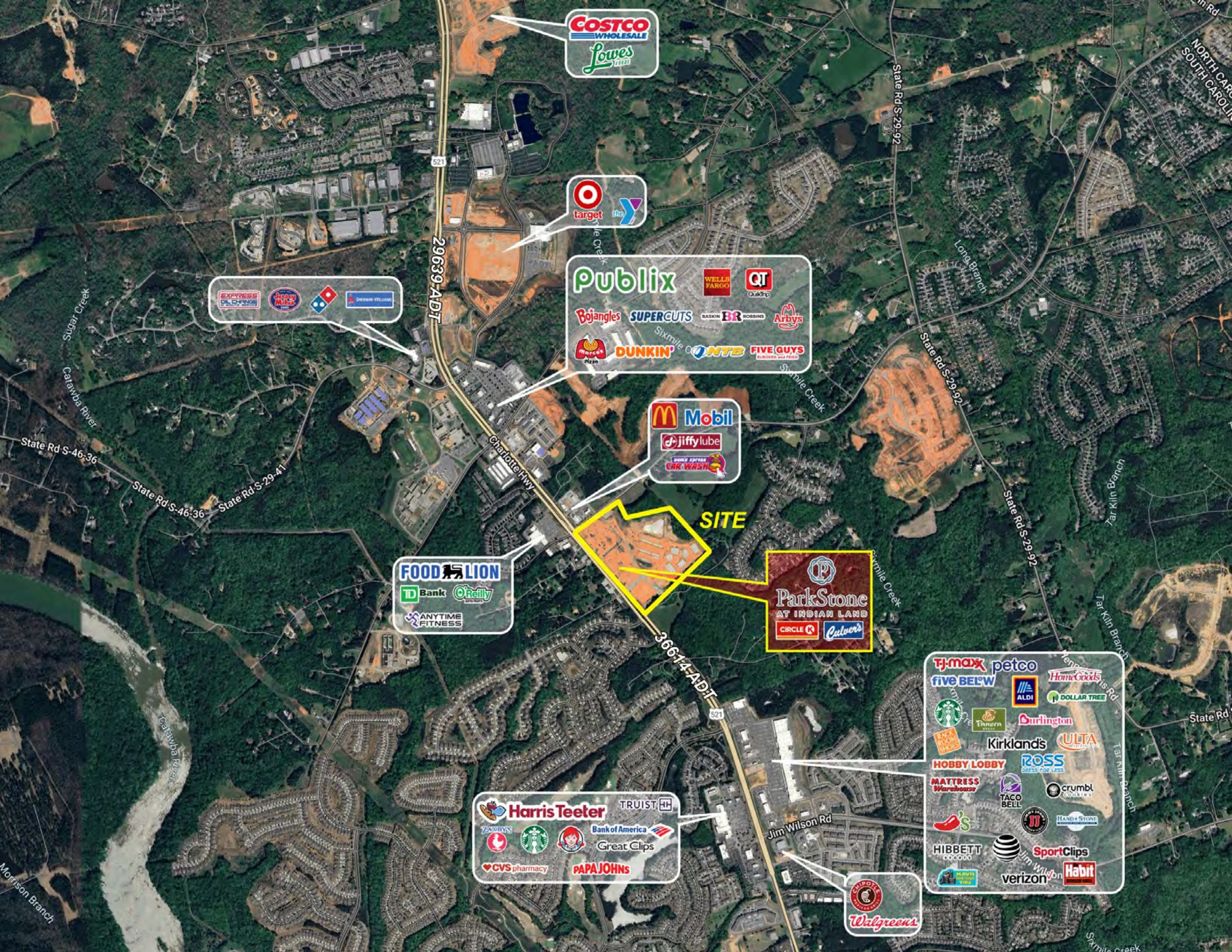
**ParkStone**  
 AT INDIAN LAND  
 CIRCLE K  
 Culvers

**FOOD LION**  
 TD Bank  
 O'Reilly  
 ANYTIME FITNESS

**TJ-max**  
 petco  
 five BE'W  
 HomeGoods  
**ALDI**  
 DOLLAR TREE  
 Starbucks  
 Dunkin'  
 Burlington  
 Kirklands  
 UTA  
**HOBBY LOBBY**  
 ROSS  
 MATTRESS Warehouse  
 TACO BELL  
 crumbl  
 HIBBETT  
 SportClips  
 verizon  
 Habit

**Harris Teeter**  
 TRUIST  
 Bank of America  
 Great Clips  
 CVS pharmacy  
 PAPA JOHNS

**Walgreens**



**COSTCO WHOLESALE**  
**LOWES**

**target** **the y**

**EXPRESS CLEANING** **SHOES MITZ** **DOMINO'S** **SECTION 53 LAND**

**Publix** **WELLS FARGO** **QT**  
**Bojangles** **SUPERCUTS** **BASKIN BRUBBINS** **Arby's**  
**MARCO'S PIZZA** **DUNKIN'** **MTB** **FIVE GUYS**

**McDonald's** **Mobil**  
**Jiffy lube**  
**WASH YOUR CAR**

**FOOD LION**  
**TD Bank** **O'Reilly**  
**ANYTIME FITNESS**

**ParkStone AT INDIAN LAND**  
**CIRCLE K** **Calver's**

**Harris Teeter** **TRUIST**  
**ZARBY'S** **Starbucks** **Bank of America**  
**CVS pharmacy** **PAPAJOHNS** **Great Clips**

**Walgreens**

**TJ-maxx** **petco**  
**five BELOW** **ALDI** **HomeGoods** **DOLLAR TREE**  
**Starbucks** **Panera** **Durlington**  
**Kirklands** **ULTA**  
**HOBBY LOBBY** **ROSS**  
**MATTRESS Warehouse** **TACO BELL** **crumbl**  
**HIBBETT** **verizon** **SportClips** **Habit**

29639-ADT

36614-ADT

**SITE**

State Rd S-29-92

State Rd S-29-92

State Rd S-29-92

State Rd S-46-36

State Rd S-46-36

State Rd S-29-41

Sugar Creek

Catawba River

Catawba River

Morrison Branch

NORTH CAROLINA  
SOUTH CAROLINA

Long Branch

Tar Kilm Branch

Tar Kilm Branch

Tar Kilm Branch

Shimile Creek

Jim Wilson Rd

Charlotte Hwy

Shimile Creek

Sixmile Cr

the y

target

target

Publix

WELLS FARGO

QT

Bojangles

SUPERCUTS

BASKIN BRUBBINS

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verizon

SportClips

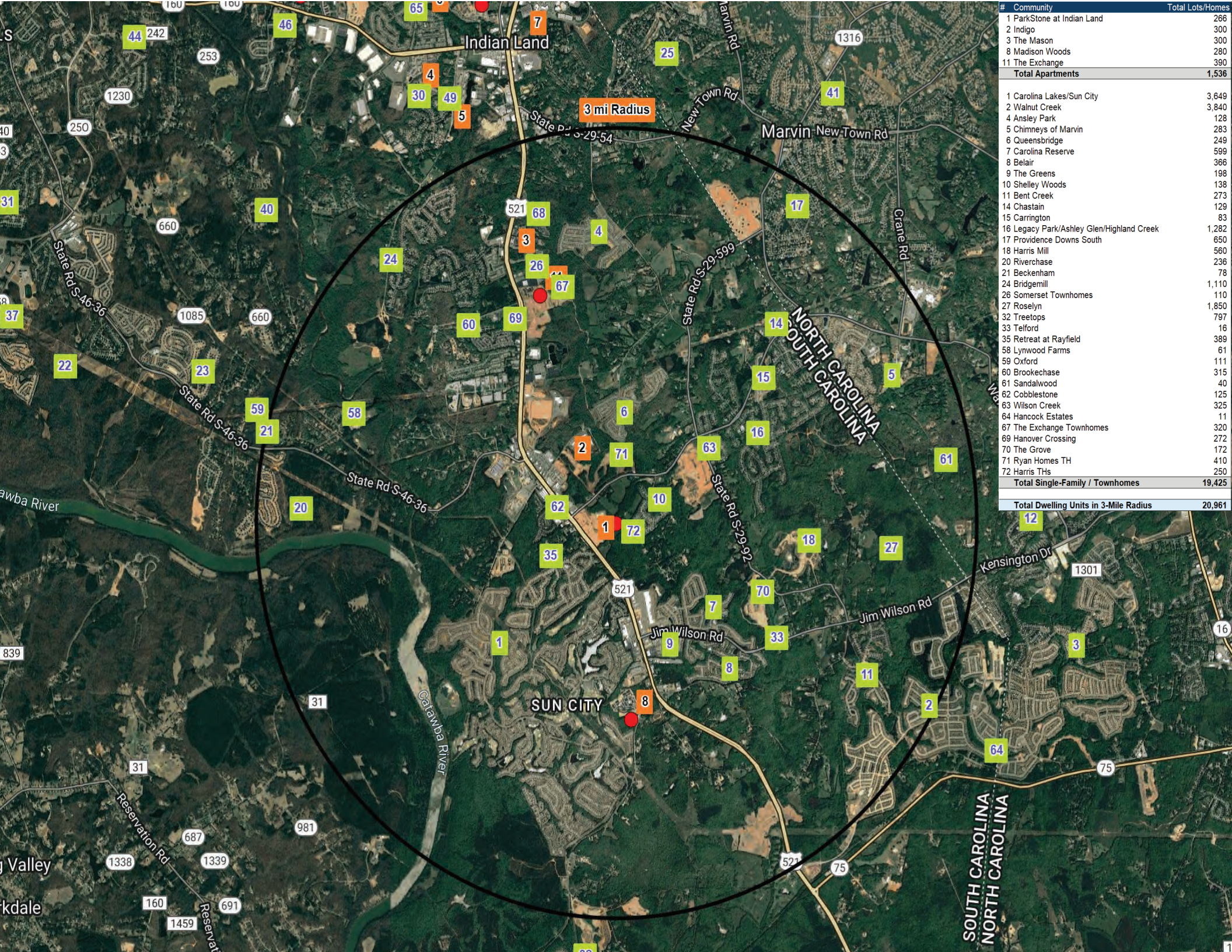
Habit

TENANT KEY		SF
100	CULVERS	
110	OUTPARCEL	±1.11 AC
200	LEASE OUT	±1.09 AC
210	OUTPARCEL	±1.48 AC
300	TEXAS ROADHOUSE	±2.46 AC
310	CIRCLE K	±2.09 AC
2200	AVAILABLE	5028
2230	BBQ CHICKEN	1300
2235	LEASE OUT	1539
2240	LEASE OUT	4600
TOTAL		12467



CHARLOTTE HIGHWAY  
(U.S. HWY 521; PUBLIC R/W VARIES)

80.8'	2240	2235	2230	89.5'	2200
	LEASE OUT 4,600 SF	LEASE OUT 1,539 SF	BBQ CHICKEN 1,300 SF		AVAILABLE 5,028 SF



3 mi Radius

#	Community	Total Lots/Homes
1	ParkStone at Indian Land	266
2	Indigo	300
3	The Mason	300
8	Madison Woods	280
11	The Exchange	390
<b>Total Apartments</b>		<b>1,536</b>
1	Carolina Lakes/Sun City	3,649
2	Walnut Creek	3,840
4	Ansley Park	128
5	Chimneys of Marvin	283
6	Queensbridge	249
7	Carolina Reserve	599
8	Belair	366
9	The Greens	198
10	Shelley Woods	138
11	Bent Creek	273
14	Chastain	129
15	Carrington	83
16	Legacy Park/Ashley Glen/Highland Creek	1,282
17	Providence Downs South	650
18	Harris Mill	560
20	Riverchase	236
21	Beckenham	78
24	Bridgemill	1,110
26	Somerset Townhomes	110
27	Roselyn	1,850
32	Treetops	797
33	Telford	16
35	Retreat at Rayfield	389
58	Lynwood Farms	61
59	Oxford	111
60	Brookechase	315
61	Sandalwood	40
62	Cobblestone	125
63	Wilson Creek	325
64	Hancock Estates	11
67	The Exchange Townhomes	320
69	Hanover Crossing	272
70	The Grove	172
71	Ryan Homes TH	410
72	Harris THs	250
<b>Total Single-Family / Townhomes</b>		<b>19,425</b>
<b>Total Dwelling Units in 3-Mile Radius</b>		<b>20,961</b>