

# Prime Retail Space Available for Lease

5318 Sunset Boulevard  
Lexington, SC 29072



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## Property Overview

|                |             |
|----------------|-------------|
| Property size: | ±126,406 SF |
| Year built:    | 2017        |
| Leasable area: | ±1,983 SF   |

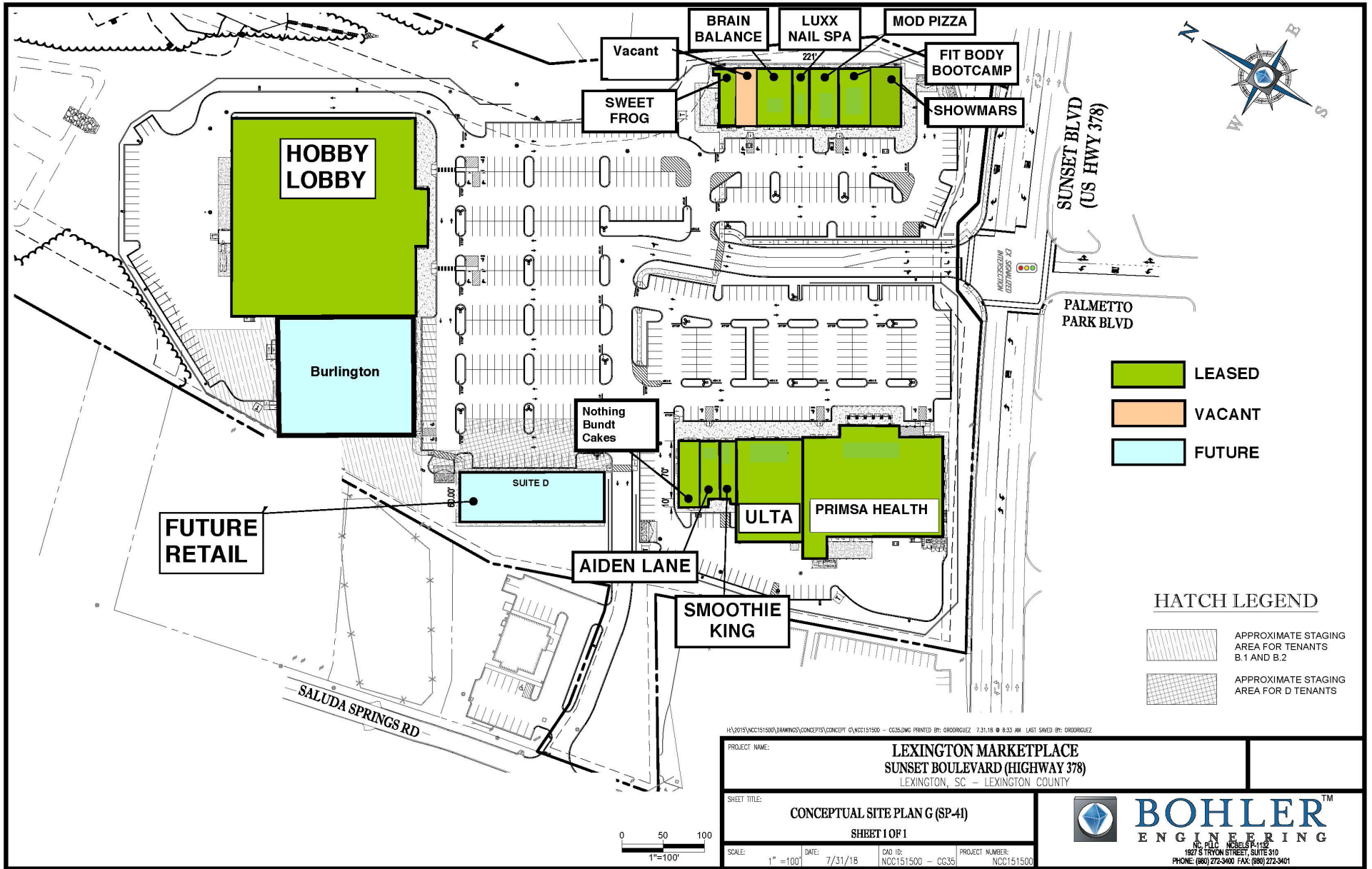
## The Site

This ±1,983-square-foot space available for lease is located on Sunset Boulevard (±38,400 vpd), the heart of Lexington's busiest retail corridor. Suite A1 is in excellent condition and is a great opportunity for retail or office use.

Lease Rate:

**\$30 PSF**

# Site Plan



# Area Demographics (3 miles) 2023 estimates



Population  
34,380



Daytime  
Population  
35,401



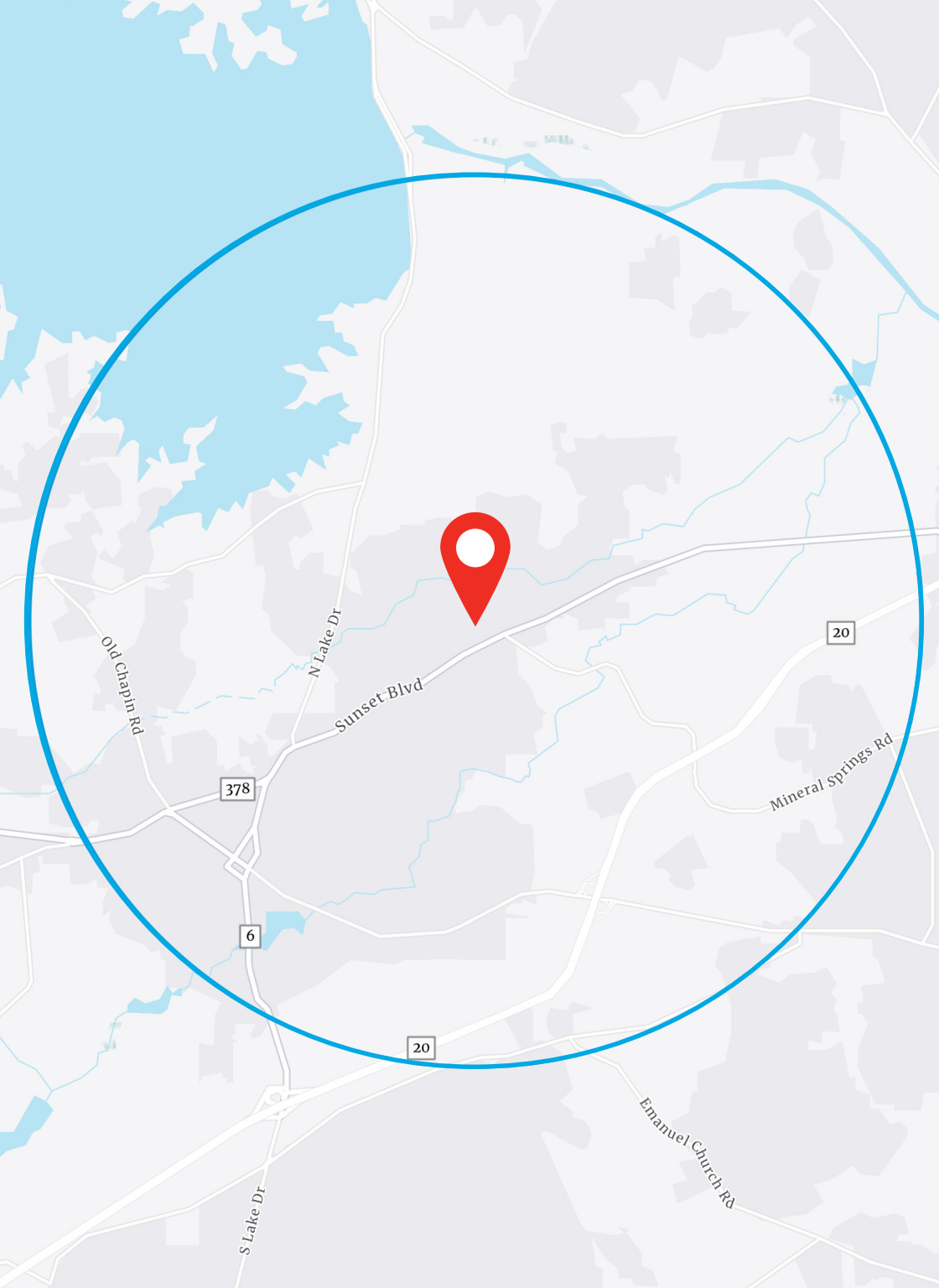
Households  
13,338



Household  
Income  
\$112,773



Median Age  
40.0



## Marketplace tenants include:





