

University Commons - Greenville

3040 South Evans Street | Greenville, NC 27834

35.5789, -77.3830

Pitt County Greenville, NC 636,031 Sq Ft



| Demographics | 1 Mile | 3 Miles | 5 Miles |
|--------------|----------|----------|----------|
| Population | 9,127 | 79,860 | 122,048 |
| Daytime Pop. | 11,640 | 122,386 | 155,898 |
| Households | 4,056 | 34,690 | 51,611 |
| Income | \$94,311 | \$88,016 | \$91,331 |

Source: Synergos Technologies, Inc. 2024

Harris Teeter and Target-anchored center with a strong lineup of national retailers including T.J. Maxx, HomeGoods, Barnes & Noble & Five Below

Ranked as the market's most highly trafficked community shopping center with an estimated 6.1M+ visits annually (Placer.ai 2025)

Strong daytime population with 122K+ within a 3-mile radius

Unparalleled visibility with 2K linear feet of frontage on Greenville Blvd/US 264 with 31K+ vehicles daily (Kalibrate 2021)

Close proximity to East Carolina University and Pitt Community College with a combined enrollment of 26K+ students (Natl Center for Education Statistics 2023)



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Available Spaces

0012 1,400 Sq Ft 360° 0021 1,200 Sq Ft 360°

Current Tenants Space size listed in square feet

| | | |
|-------|-------------------------------------|---------|
| 1A | Wellcare Health Plans | 6,393 |
| 1B | Kirkland's | 8,856 |
| 1C | Petco | 13,614 |
| 0002 | Milan Laser | 1,830 |
| 0002A | Crumbl Cookies | 2,470 |
| 0002B | K Nail Bar | 3,200 |
| 0003 | Hibachi Express | 1,200 |
| 004/0 | Hand & Stone Massage and Facial Spa | 2,921 |
| 0006 | Barnes and Noble | 25,000 |
| 007/0 | Hallmark Cards | 7,500 |
| 0013 | HomeGoods | 22,000 |
| 0014 | Great Clips | 1,600 |
| 0015 | Sally Beauty Supply | 1,600 |
| 016/0 | Sun Tan City | 3,200 |
| 0018 | Shoe Station | 11,250 |
| 0019 | T.J. Maxx | 30,000 |
| 0020A | Buff City Soap | 2,700 |
| 0020B | Gangnam Korean BBQ + Hotpot | 4,900 |
| 022/0 | Carter's + OshKosh B'gosh | 4,500 |
| 0026 | Michaelangelo's Pizza | 2,100 |
| 0027 | Harris Teeter | 67,722 |
| 0027A | Five Below | 15,300 |
| 0028 | Chili's Grill & Bar | 5,997 |
| NAP01 | Walmart | 262,578 |
| NAP02 | Target | 125,000 |
| NAP03 | IHOP | 0 |
| NAP04 | Chick-fil-A | 0 |
| NAP05 | Occupied | 0 |

This site plan is for illustrative and information purposes only, showing the general layout of the shopping center; and is not a legal survey. Brixmor makes no representation or warranty that the shopping center is exactly as depicted as site conditions and tenant mix are subject to change over time. 4133M

