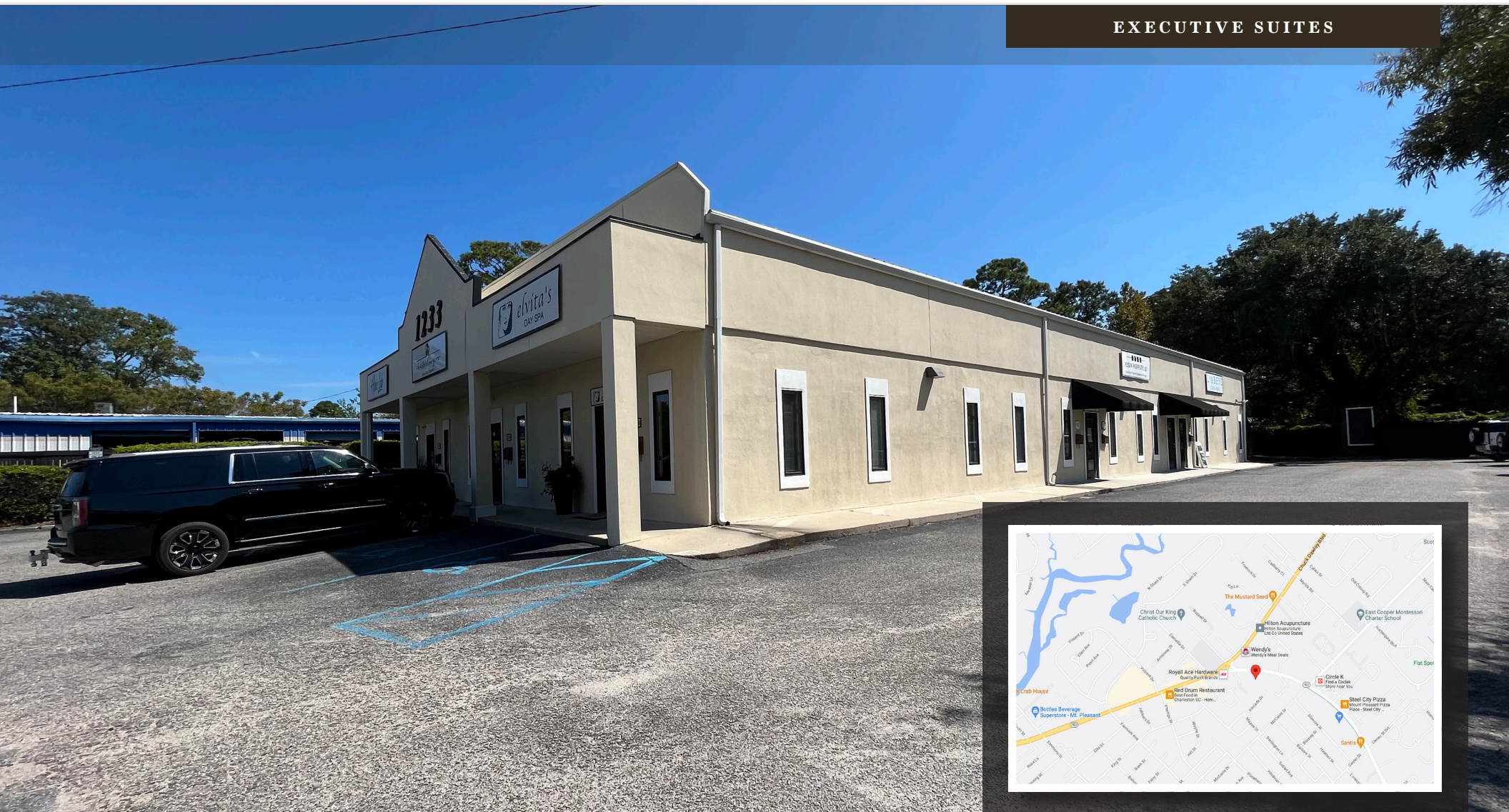


AVAILABLE - FOR LEASE

1233 BEN SAWYER BOULEVARD, SUITE 900

MT. PLEASANT, SC 29464

EXECUTIVE SUITES



Nearby Amenities:



LOCATION

OFFERED BY



(843) 856-4600
www.belklucy.com

Blair Belk, CCIM
blair.belk@belklucy.com
(843) 606-5449
(843) 709-9292 — mobile

AND

Katelyn Carter
katelyn.carter@belklucy.com
(843) 605-3859 — mobile

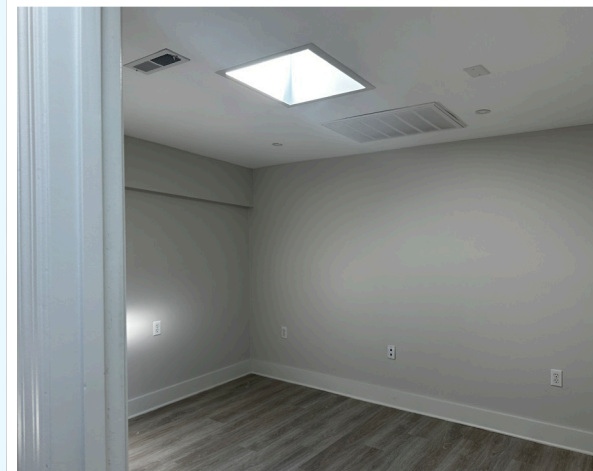
PROPERTY INFORMATION

PROPERTY DESCRIPTION

Belk | Lucy is pleased to present the exclusive listing for 1233 Ben Sawyer Boulevard, Suite 900. Ideally located on highly sought after Ben Sawyer Boulevard, this property boasts convenient access, excellent visibility, and ample parking. The available executive office suites are located on the second floor and have access to shared reception area, kitchen and restroom. Nearby amenities include Harris Teeter, CVS, Dunkin Donuts, Cantina 76, Red Drum, and Mozzo Deli, just to name a few.

AREA DESCRIPTION

The Town of Mount Pleasant is an affluent South Carolina coastal community which is part of the 850,000-person Charleston, SC Metropolitan Statistical Area. Designated an "All-American City" in 2018, the town is South Carolina's fourth largest municipality. A leader in growth, this flourishing community was recently ranked number one fastest-growing city in the state and number two fastest-growing city in the country. Known for its high quality of life, people flock to this charming suburban town for its proximity to area beaches, outdoor activities, shopping and dining amenities, and laid-back atmosphere. Additionally, this dynamic community has proven to be an outstanding location for business, offering a highly desirable lifestyle to attract and retain key employees, while providing an available "highly skilled" regional workforce.



AVAILABILITIES

Office A	112 sf	\$700/month
Office B	215 sf	\$875/month
Office C	125 sf	\$750/month
Office D	125 sf	\$750/month
Office E	165 sf	\$750/month
Office F	144 sf	\$750/month
Office G	178 sf	\$1,000/month

DEMOGRAPHICS (3-MILE)

Population	41,257
Households	18,566
Avg. HH Income	\$146,229
Traffic Count	22,000 VPD

OFFERED BY



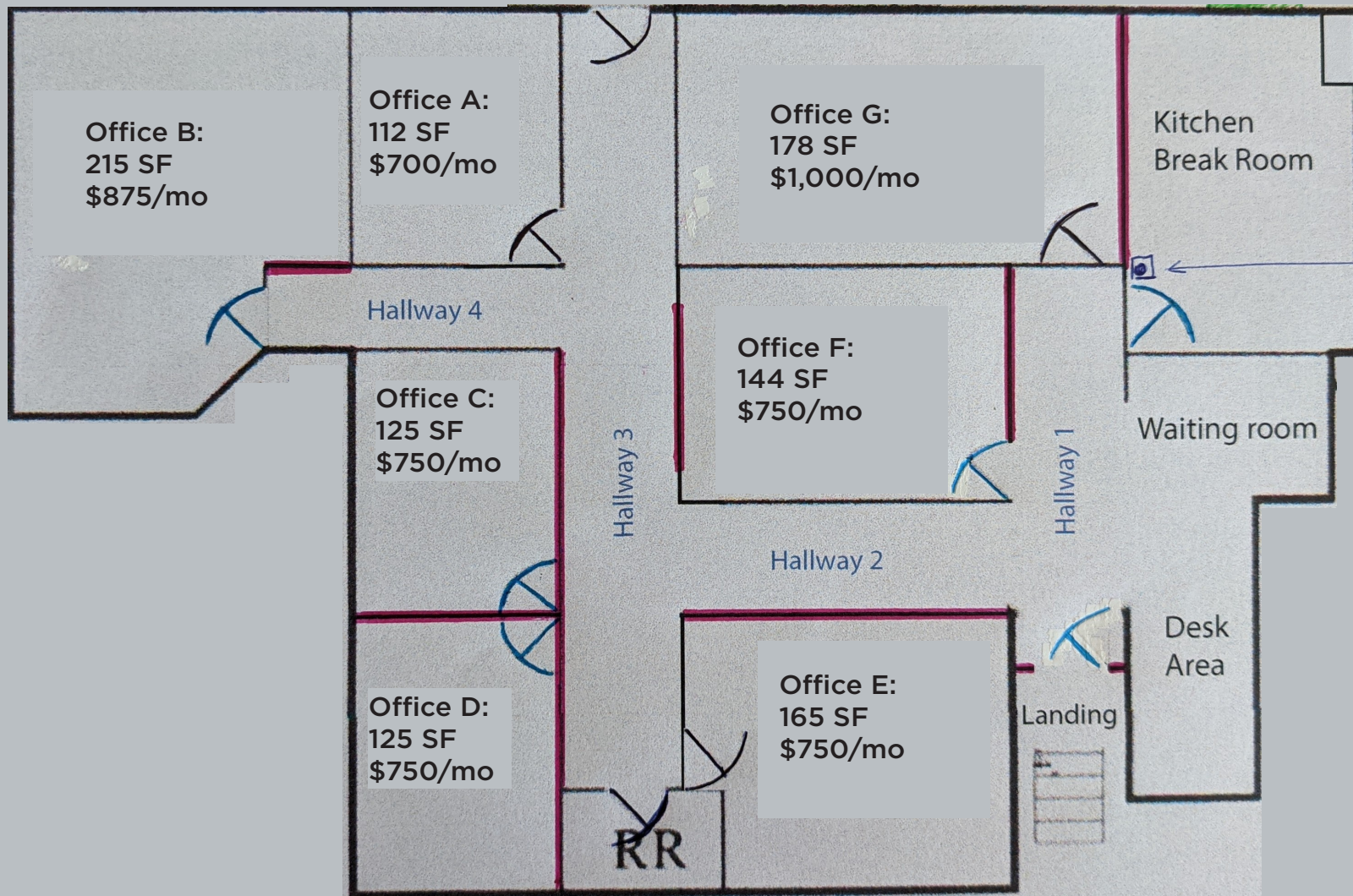
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FLOOR PLAN



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