

AVAILABLE - FOR LEASE

CAROLINA PARK

355 FAISON ROAD MT. PLEASANT, SC 29466

RETAIL BUILDING

RETAIL AVAILABLE:
4,800 SF



Nearby amenities include:



(843) 856-4600
www.belklucy.com

Trey Lucy
trey.lucy@belklucy.com
(843) 606-5455 — direct office
(843) 566-2867 — mobile

AND

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

PROPERTY INFORMATION



CAROLINA PARK

- Excellent opportunity to serve the North Mount Pleasant area
- Capitalize on high growth area and dense population
- Benefit from high visibility and convenient location across from Costco Wholesale
- Space delivered in vanilla box condition and ready for Tenant's upfit
- Enjoy excellent synergy from successful area businesses including Roper St. Francis, Costco, CVS, The Front Porch Coffeehouse, Sweetgrass Pharmacy, The Great Greek, High Tide Orthodontics, BKedSHoP, Mozzo and many more.

LEASING OPPORTUNITIES

Size	4,800 sf
Rate	\$40.00/sf NNN
CAM, Taxes, Ins. (est.)	\$7.50/sf

DEMOGRAPHICS (3-MILE)

Population	32,290
Households	12,000
Avg. HH Income	\$161,510



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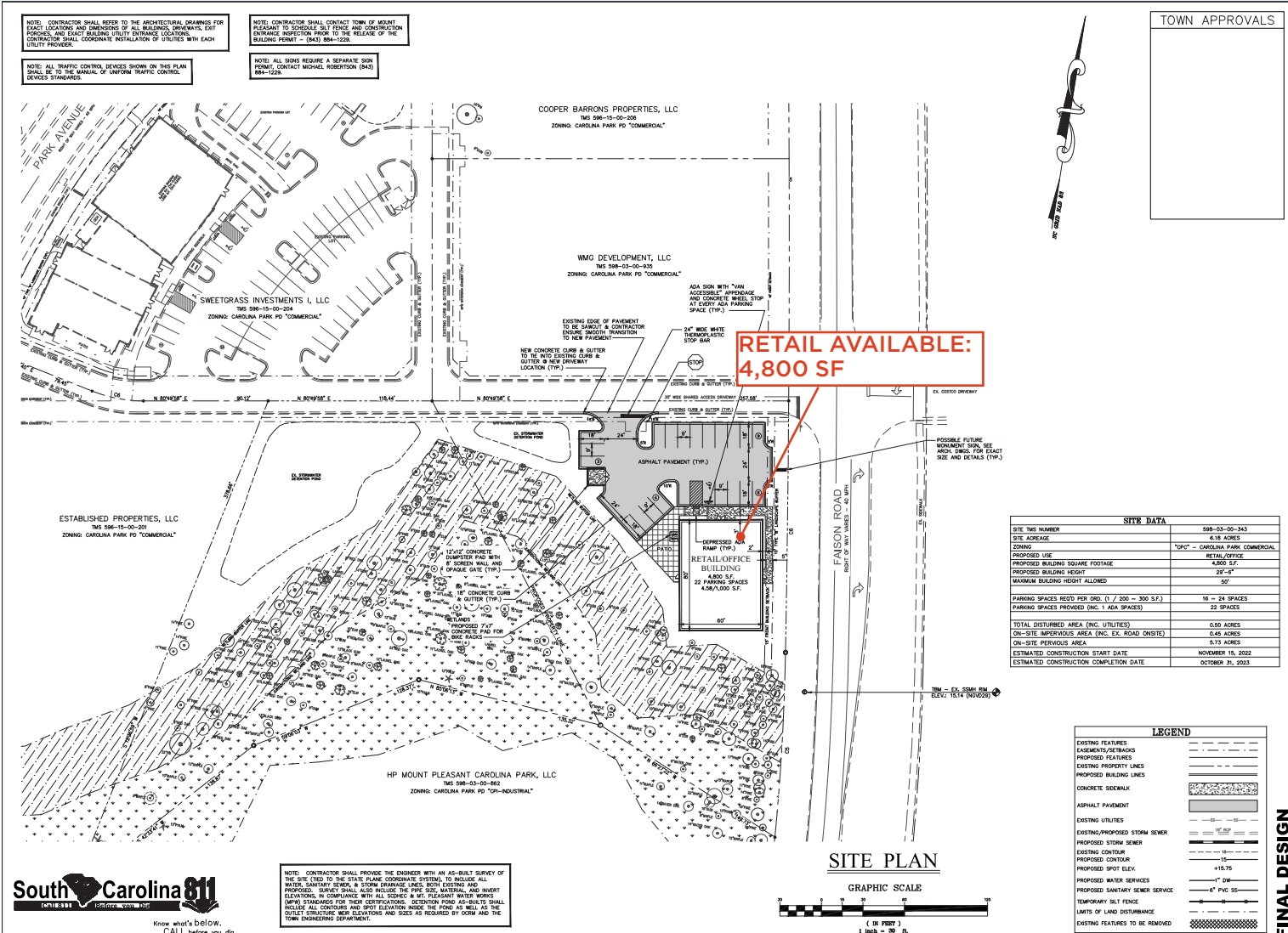
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SITE PLAN



TOWN APPROVALS

EMPIRE ENGINEERING LLC

CIVIL & STRUCTURAL CONSULTING ENGINEERS
590 Lone Tree Drive Suite 101
Mt. Pleasant, S.C. 29464
Phone: (843) 308-0800
email: idurante@empireeng.com

CAROLINA PARK CPC - 7
FAISON ROAD, TOWN OF MT. PLEASANT, SOUTH CAROLINA
TMS: 598-03-00-343
CAROLINA PARK DEVELOPMENT, LLC

REVISION	SCHEDULE	BY	DATE

DESIGNED: T.M.D.
DRAWN: T.M.D.
CHECKED: T.M.D.
JOB NUMBER: 22-020
DATE: AUGUST 17, 2022
SCALE: 1" = 30'

C-1

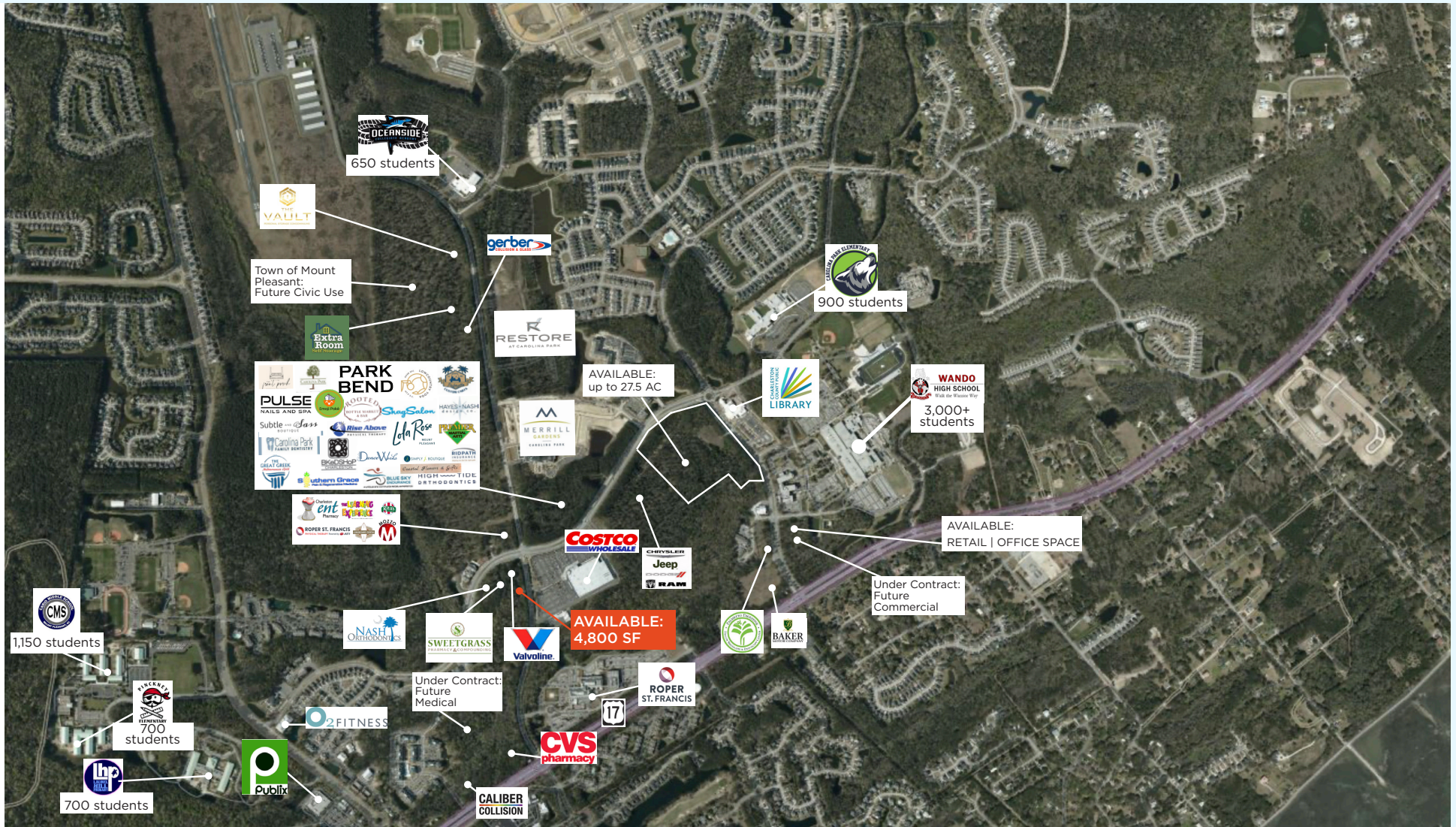


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AREA DEMOGRAPHICS

#3

Fastest growing city in South Carolina



\$171,983

AVERAGE ANNUAL HOUSEHOLD INCOME

*NORTH MOUNT PLEASANT

TOP NEIGHBORHOODS INCLUDING:

- CAROLINA PARK (2,763 UNITS)
- DUNES WEST (5,291 UNITS)
- PARK WEST (3,142 UNITS)
- RIVERTOWNE (2,100 UNITS)
- CHARLESTON NATIONAL (820 UNITS)



+35,000

RESIDENTS

*NORTH MOUNT PLEASANT

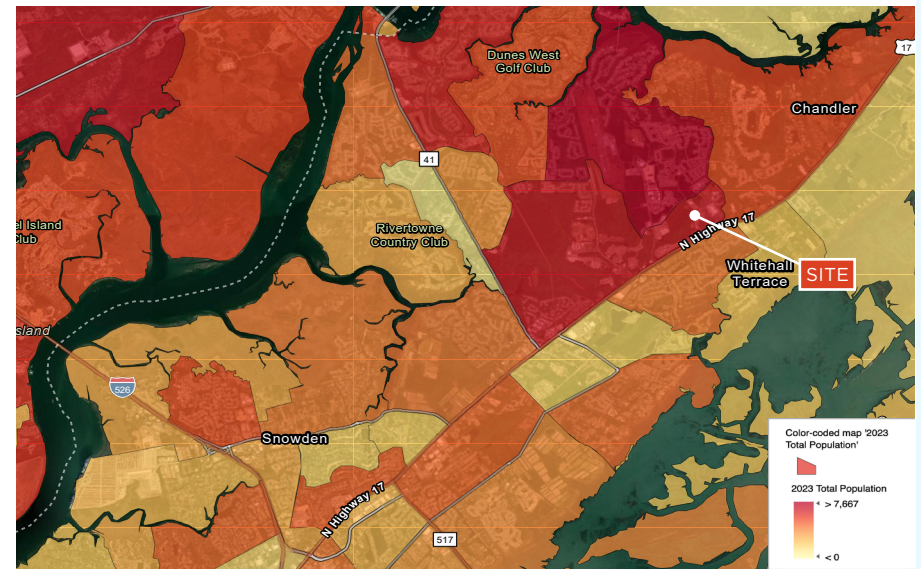


\$118,978

AVERAGE DISPOSABLE INCOME

*NORTH MOUNT PLEASANT

POPULATION DENSITY



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