

AVAILABLE - FOR SUBLEASE

4307 RIVERS AVENUE, SUITES D&E NORTH CHARLESTON, SC 29405

RETAIL | OFFICE



LOCATION

OFFERED BY



(843) 856-4600
www.belklucy.com

Roddy Smith
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AND

Kevin Shields
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PROPERTY DESCRIPTION

Belk | Lucy is pleased to present the sublease opportunity for 4307 Rivers Avenue, Suites D&E. This 4,084 square foot unit is located within Rivers Edge Plaza in the heart of North Charleston. With its central location and ample parking this is an excellent opportunity for numerous retail/office/flex users.

AREA DESCRIPTION

North Charleston is a vibrant city that attracts more than 2 million visitors annually. This thriving, business friendly area is a major economic driver of the 850,000-person Charleston, SC MSA. The city has excellent shopping facilities, malls, restaurants, and beautifully planned neighborhoods. North Charleston brings an atmosphere of continued growth to the hub of the Lowcountry.

**PROPERTY INFORMATION****TERMS AND CONDITIONS**

Suites D&E	4,084 sf	\$11.75/sf NNN
CAM, Taxes and Ins. (est.)		\$2.00/sf

DEMOGRAPHICS (3-MILE)

Population	44,647
Households	18,323
Avg. HH Income	\$83,543
Traffic Count	18,400 VPD

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