

4.0 ACRES: \$1,200,000

Nearby amenities include:



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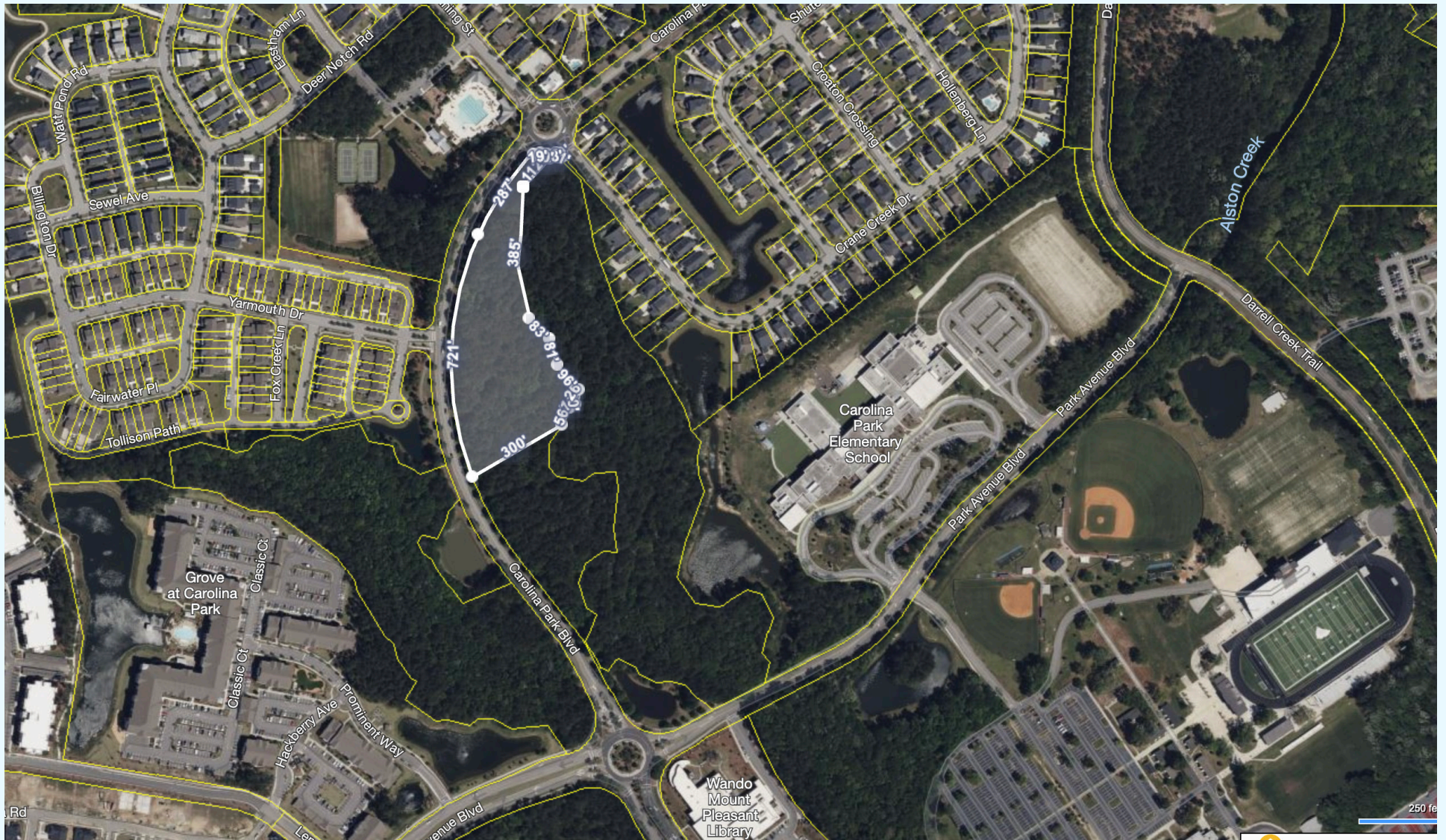
(843) 856-4600
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Trey Lucy
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AERIAL



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PROPERTY INFORMATION



- Excellent opportunity to serve the North Mount Pleasant area
- Capitalize on high growth area and dense population
- Traffic Impact Fees are prepaid
- DRB review performed by Carolina Park DRB, allowing for quicker approval process
- Permitted uses include: religious assembly or school; preschool or educational nursery; college or university facility; primary or secondary school; library, museum or nature exhibition; business or trade school; personal improvement education including Fine Arts or Driving School; family daycare home

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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



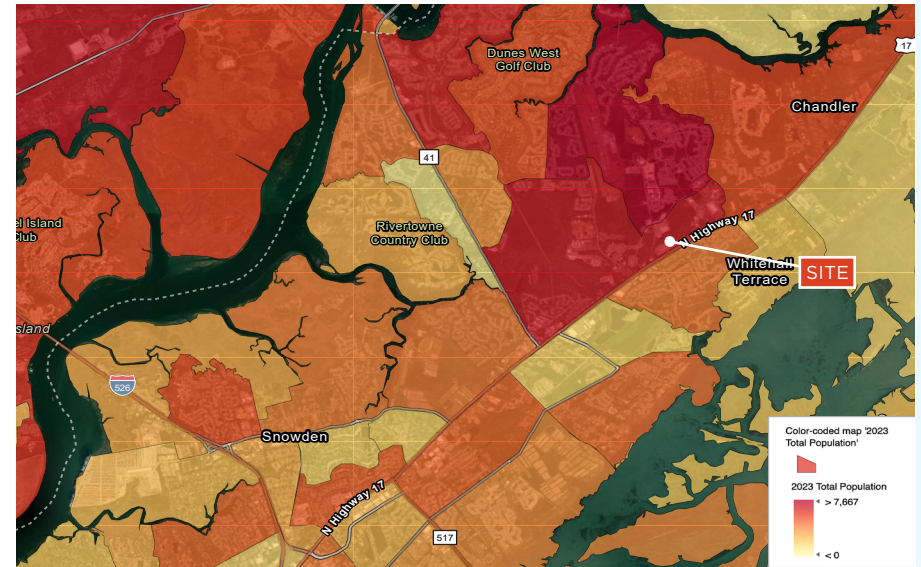
\$118,978

AVERAGE DISPOSABLE INCOME

*NORTH MOUNT PLEASANT



POPULATION DENSITY



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