

FOR LEASE

OFFICE SPACE FOR LEASE

23 PLANTATION PARK DR STE 204 BLUFFTON, SC 29910



VM REAL ESTATE



CONTACT

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FOR LEASE

PROPERTY OVERVIEW

23 PLANTATION PARK DR STE 204 BLUFFTON, SC 29910



OFFERING SUMMARY

Available SF:	1,300 SF
Lease Rate:	\$25/SF/YR (NNN)
NNN:	\$7.14/SF/YR
Market:	Bluffton
Available:	10/1/26

PROPERTY HIGHLIGHTS

- 1,300 SF End Unit
- Functional Layout
- Move In Condition
- Central Location
- Abundant Parking

PROPERTY OVERVIEW

Super clean 1,300 sf professional office suite for lease in Bluffton's central business district. The nicely appointed end-unit, has a functional layout including a reception area and waiting room, four offices, a conference room, kitchenette, and private restroom. There are windows in all of the offices, newer lighting and abundant parking. Ideal for all professional office uses. Move in ready with occupancy available October 1st.

LOCATION OVERVIEW

Plantation Park is a well-established and well maintained business park within the central business district of Bluffton. The development has a nice mix of national and local tenants including a variety of retail, medical and professional office users. Direct access off Highway 278 and easy access to the Bluffton Parkway via Simmonsville and Buck Island Roads. The property is surrounded by residential and commercial developments. Dynamic growth market with demographics confirming a population of approximately 50,000 people within a five-mile radius, with average annual household incomes of \$137,000.

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The information presented here is deemed to be accurate, but it has not been independently verified. We make no warranty or representation. It is your responsibility to independently confirm accuracy and completeness.

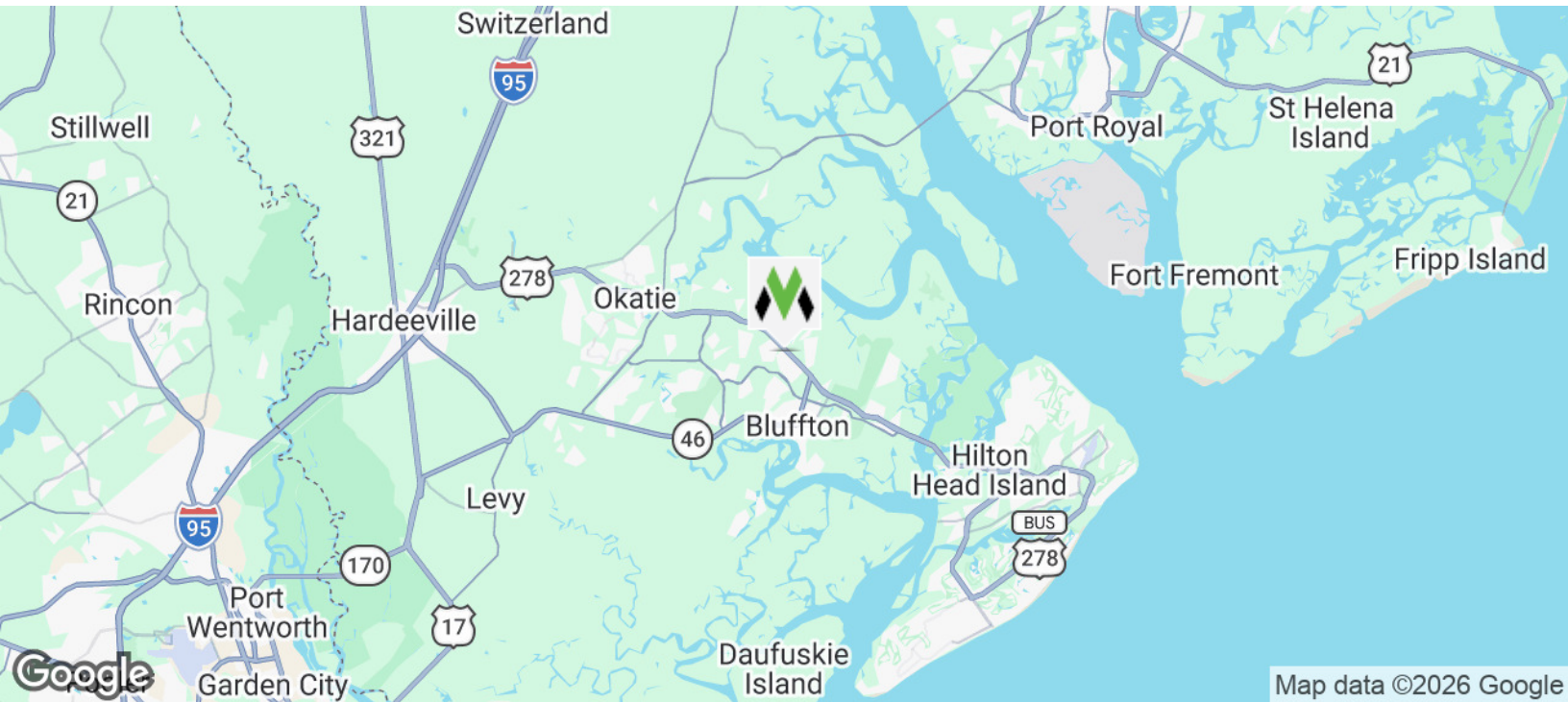
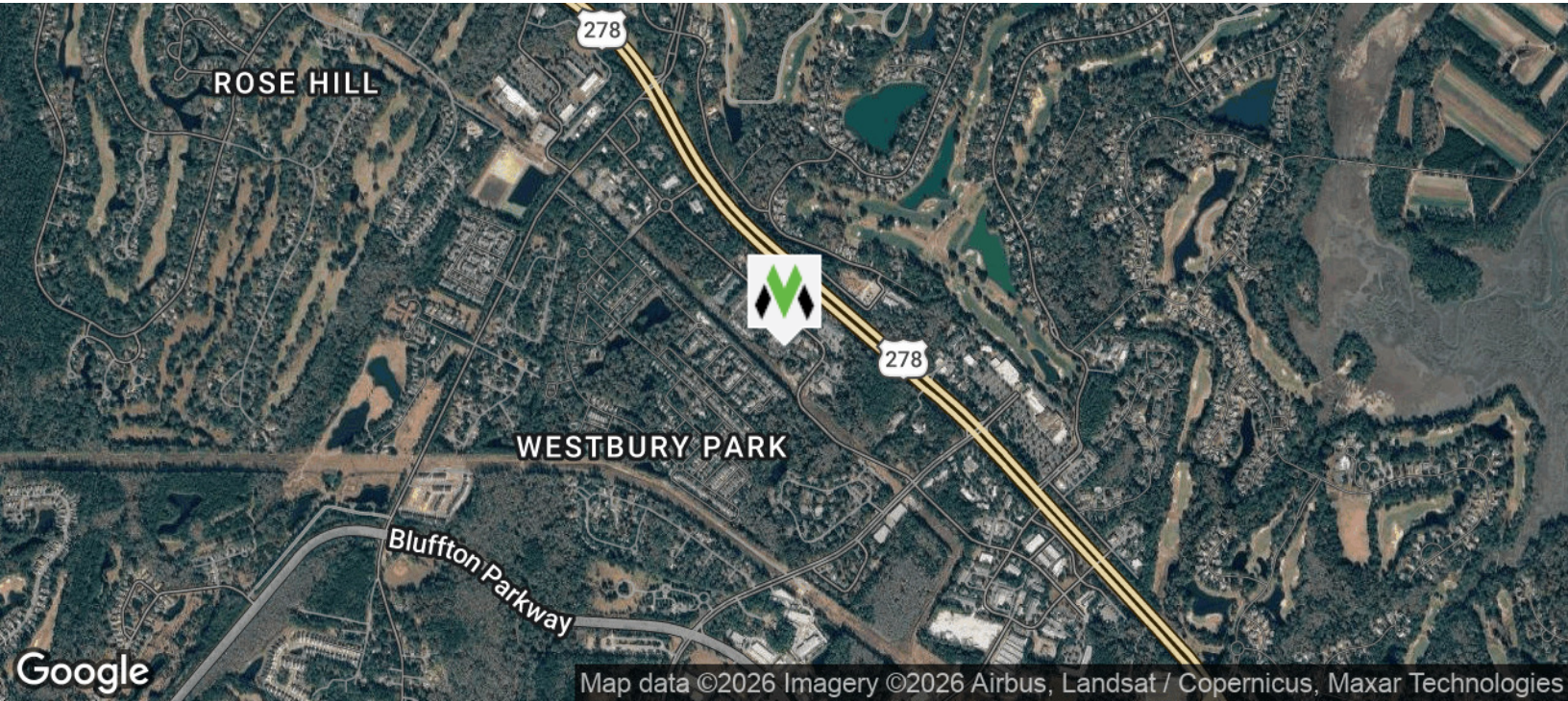


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LOCATION MAPS

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PICTURES

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