

For Lease

Goose Creek Center

134 Saint James Ave, Goose Creek, SC 29445



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Property overview

Two retail units are available for lease at Goose Creek Center, located on St. James Avenue and Thomason Boulevard. The end-cap space is a former restaurant and donut shop and includes two hoods, a three-compartment sink, and a 24.8-gallon under-sink grease trap. The inline space is currently being used as a hair salon and is available on January 1, 2027. Co-tenants include Hungry Howie’s Pizza, Sanno Japanese Express, Advance America, and Tierra Caliente Mexican Restaurant. The center has great visibility, two pylon signs, and three access points. Surrounded by dense residential neighborhoods and established retail, Goose Creek Center offers an opportunity for retailers and service providers seeking a highly visible location within one of Goose Creek’s primary commercial corridors.

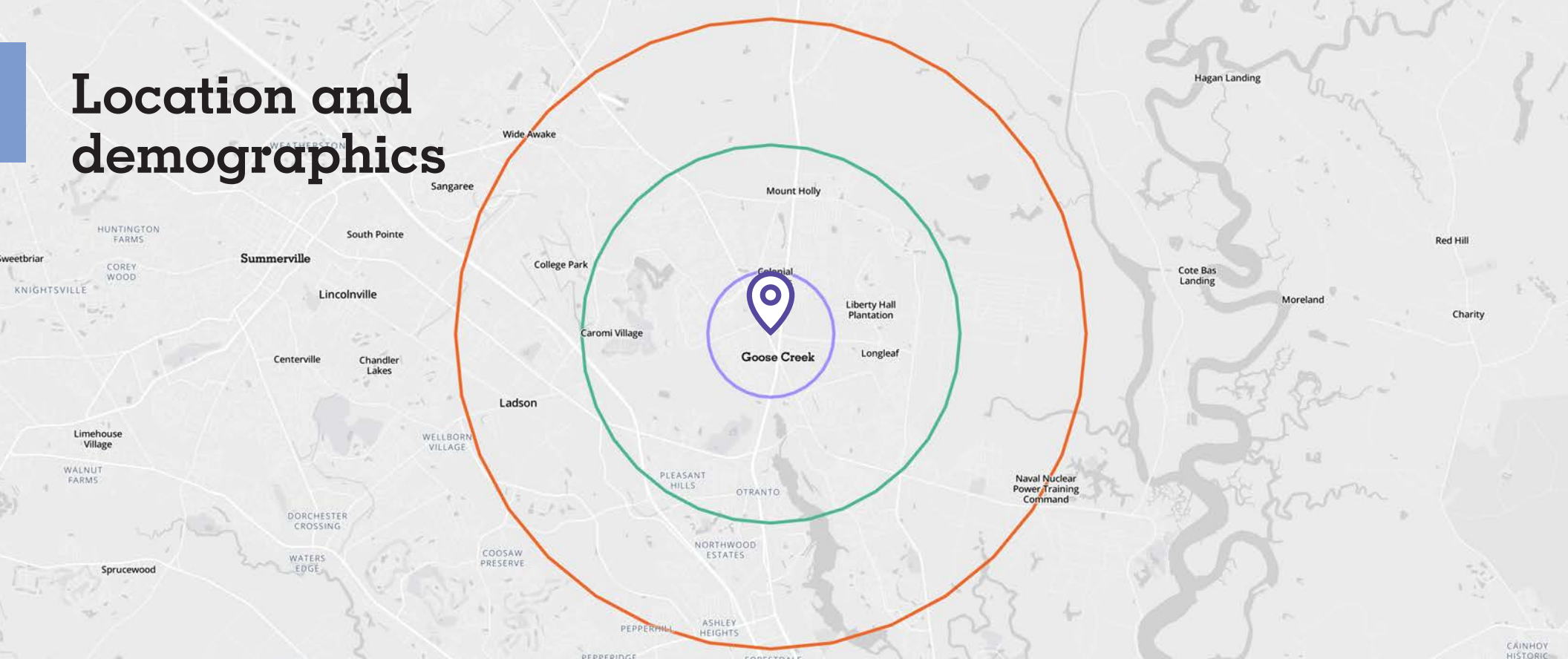
Unit	Size	Base Rent	Lease Type	Date Available
3	1,220 sf	\$24.00 psf	NNN	1/1/2027
8	1,420 sf	\$28.00 psf	NNN	Now

Property information

Address	134 Saint James Ave, Goose Creek, SC 29445
TMS	243-08-06-052
Year built	2001
Building size	9,925 sf
Lot size	1.3 ac
Space available	1,220 - 1,420 sf
County	Berkeley
Municipality	The City of Goose Creek
Zoning	Village Node in Central Creek District Overlay
Traffic Count	45,213 VPD



Location and demographics



Location overview

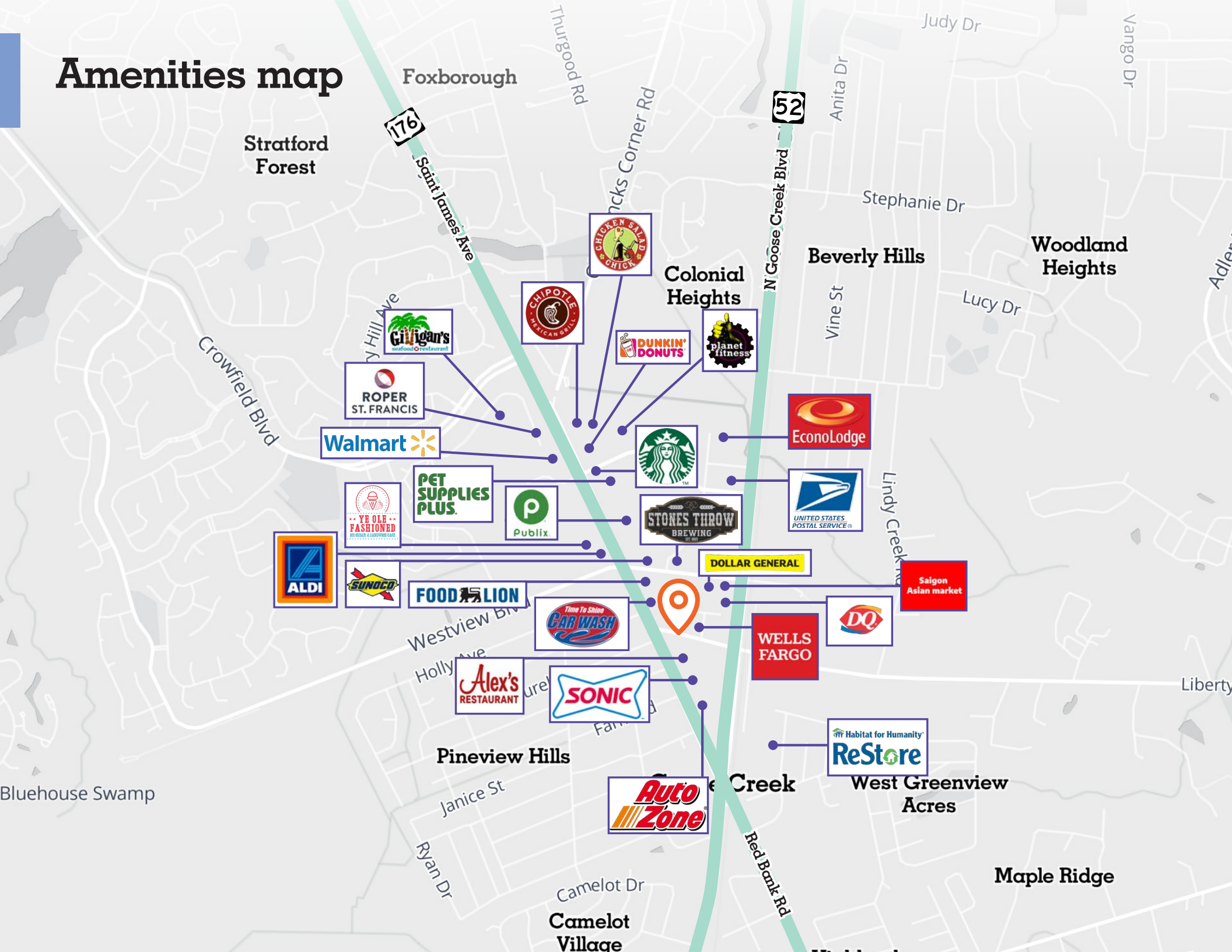
The area is characterized by a mix of established neighborhoods, expanding residential communities, and a diverse collection of national and local retailers that drive steady consumer activity. Proximity to Red Bank Road, Highway 52, and Interstate 26 provides convenient access throughout the Charleston region, making this location well-suited for retailers and service providers seeking visibility and accessibility.



Demographics

	1 mile	3 miles	5 miles
Population	6,050	57,544	129,931
Average age	38	36	34
Average HH income	\$121,843	\$103,228	\$98,108
Total households	2,692	23,478	53,971
Average house value	\$268,302	\$298,237	\$296,618
Total businesses	364	1,490	3,536
Total employees	2,573	12,907	30,989

Amenities map



Availabilities

Unit 3

In line retail unit

Size	Rate	Lease Type	Available
1,220 sf	\$24/sf/yr	NNN	1/1/2027

Unit 8

Corner retail/restaurant unit

Size	Rate	Lease Type	Available
1,420 sf	\$28/sf/yr	NNN	Now



Photos



For more information, please contact:

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