



WOODLOCK CAPITAL

# LC LINE & LOW

## Downtown Charleston SC

DINING & RETAIL FOR LEASE // 4 UNITS // 930 SF - 8,479 SF // PARKING

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# ABOUT THE PROPERTY

**LC Low & Line** is a luxury mixed-use community located directly on the Charleston Lowline. This architecturally distinct development delivers 277 luxury residential units atop highly visible retail space at the corner of Line Street and Meeting Street — in the heart of Charleston’s most rapidly evolving neighborhood.

## PROPERTY SPECIFICATIONS

Space Available	930 - 8,479 SF
Residential Units	277 Units
Retail Parking	Underground Garage

## PROPERTY FEATURES

- Located directly on the Charleston Lowline — the city’s premier pedestrian corridor
- Garage parking for retail tenants
- Prominent location with excellent visibility from Meeting Street
- Surrounded by Charleston’s most exciting dining, retail, and residential growth
- 94/100 Walk Score – ‘Walker’s Paradise’

**Unit 1:** 930 SF

**Unit 2:** 7,504 SF + 975 SF Patio Space

**Unit 3:** 1,070 SF

**Unit 4:** 2,483 SF



# LC Line & Low

A STEP OFF UPPER KING. A WORLD OF ITS OWN.

Perfectly positioned at the corner of Line and Meeting, this destination sits just one block east of Charleston’s renowned Upper King corridor — close enough to capture the energy, yet tucked away enough to offer a more refined, intimate experience. Walkable to the city’s top culinary and cocktail destinations but without the late-night intensity, it’s an ideal setting for operators who want visibility, vibrancy, and authenticity in equal measure.



MEETING ST. VIEW



MORNING RITUAL

\* In House Concepts



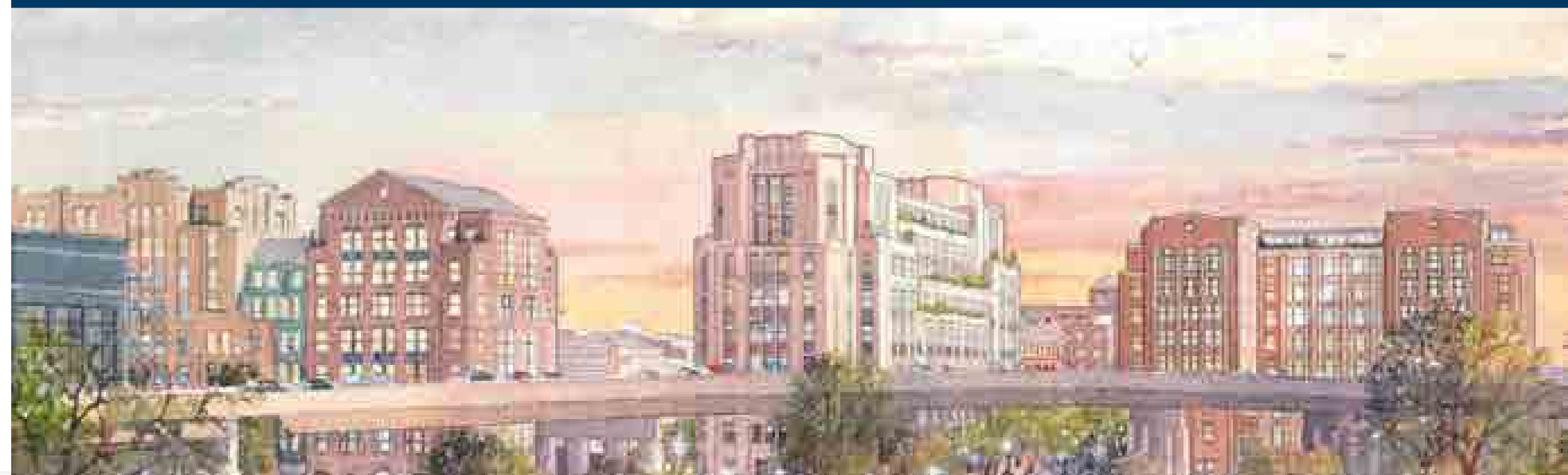
THE GOAT RESTAURANT



CODE WELLNESS



MEETING ST. VIEW (NORTH)

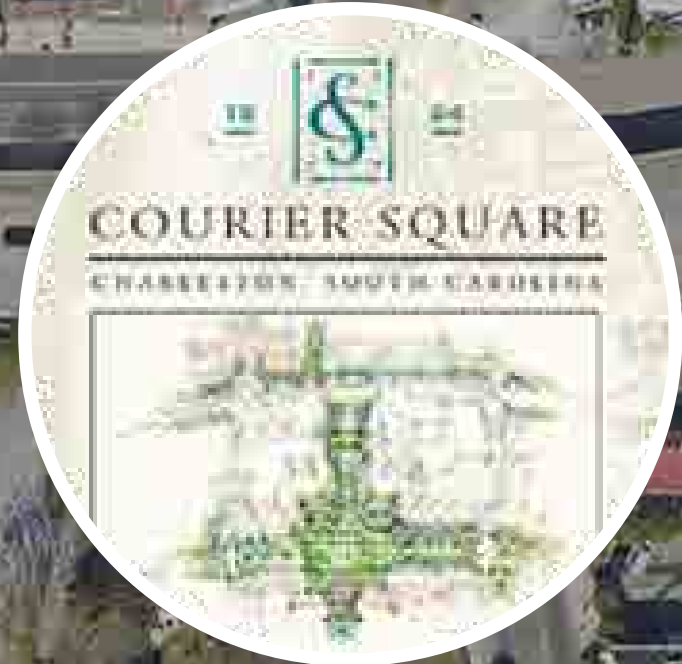


HIGHWAY 26 VIEW (SOUTH)

# AVAILABLE SPACES



COURIER SQUARE PHASE II (300 Units currently under construction - pilings are in.)



Unit #1	930 SF
Unit #2	7,504 SF + 975 SF Patio
Unit #3	1,070 SF
Unit #4	2,483 SF



511 MEETING APARTMENTS



THE GUILD APARTMENTS

LINE STREET

LINE STREET

COURIER SQUARE PHASE III



KING STREET

MEETING STREET

MEETING STREET

# SITE PLAN



Available
  Leased

## Unit 1: Retail

Available | 930 SF

## Unit 2: Restaurant

Available | 7,504 SF + 975 SF Patio

## Unit 3: Retail

Available | 1,070 SF

## Unit 4: Restaurant

Available | 2,483 SF

## The Goat

Leased

## Morning Ritual

Leased

## Code Wellness

Leased

# UNIT 1



## SIZE

Available | 930 SF

## DELIVERY CONDITIONS

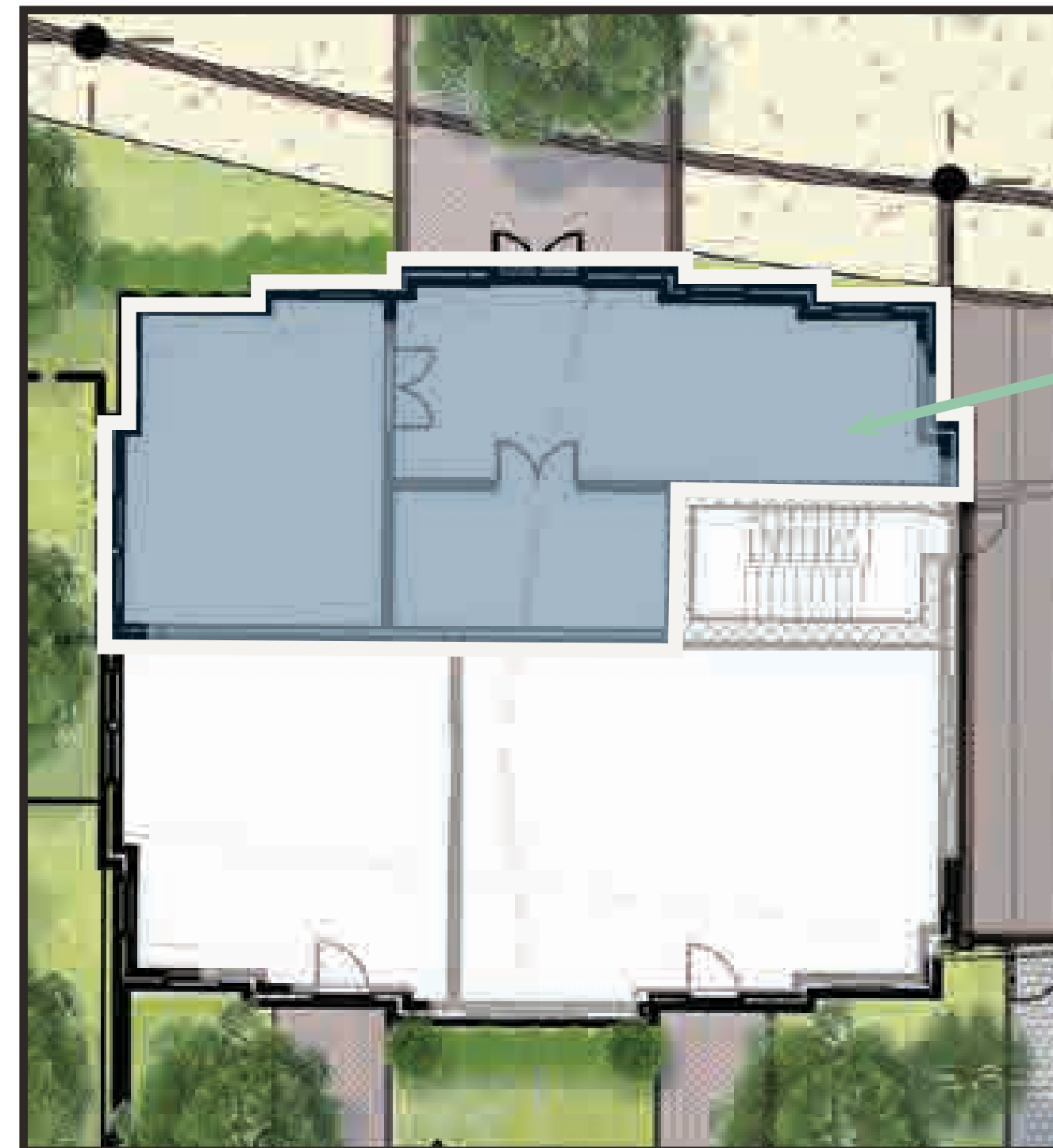
Vanilla Box Available

## ASKING RENT

\$35/SF NNN

## AVAILABILITY

Fall 2025



# UNIT 2



## SIZE

1st Floor: 3,524 SF  
 2nd Floor: 3,050 SF  
 Covered Terrace: 930 SF  
 Hagerman's Alley Patio: 975 SF

## DELIVERY CONDITIONS

Cold Dark Shell

## ASKING RENT

\$52/SF NNN

## AVAILABILITY

Fall 2025



# UNIT 3



## SIZE

Available | 1,070 SF

## ASKING RENT

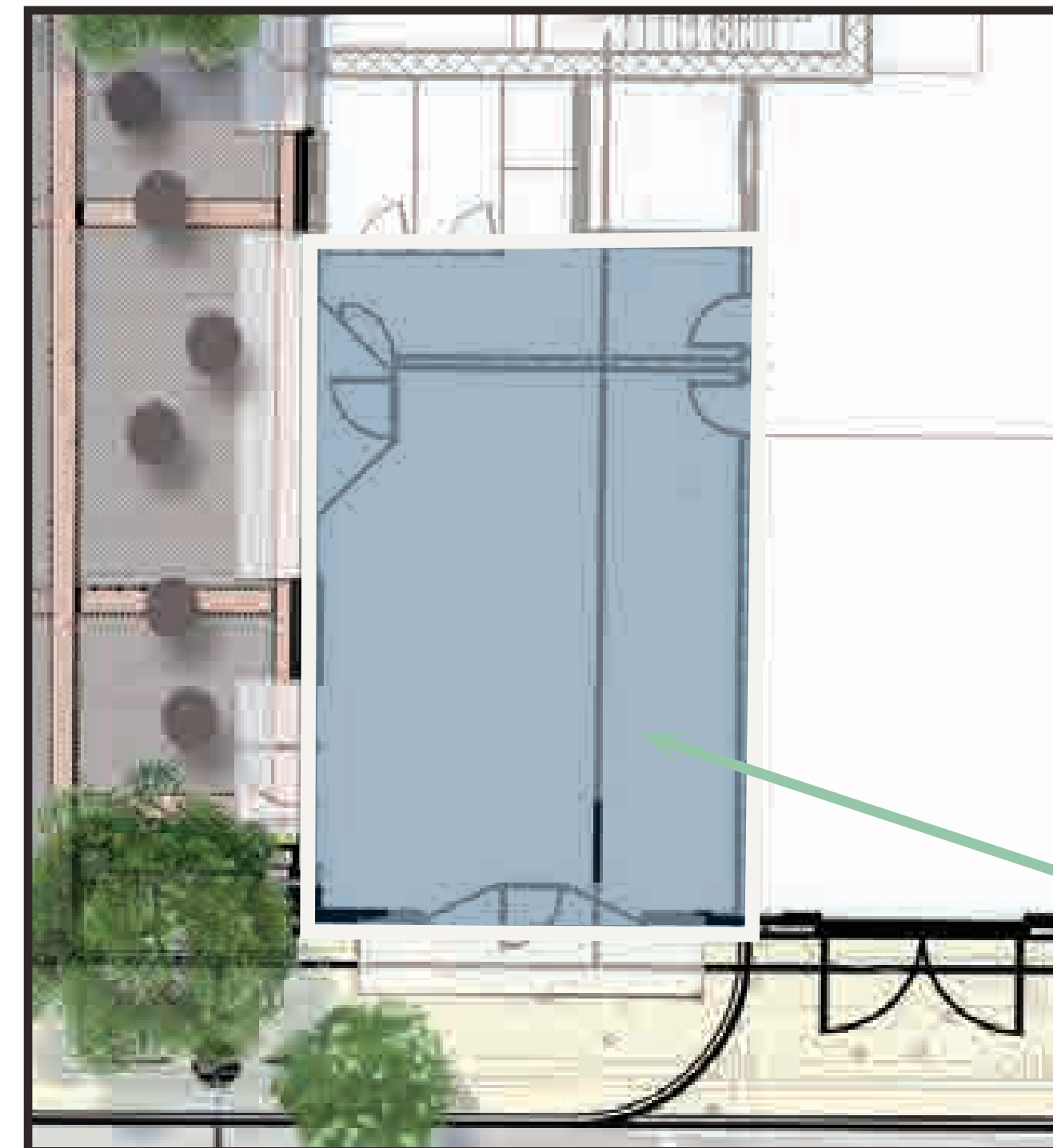
\$45/SF NNN

## DELIVERY CONDITIONS

Vanilla Box Available

## AVAILABILITY

Fall 2025



# UNIT 4



## SIZE

Available | 2,483 SF

## ASKING RENT

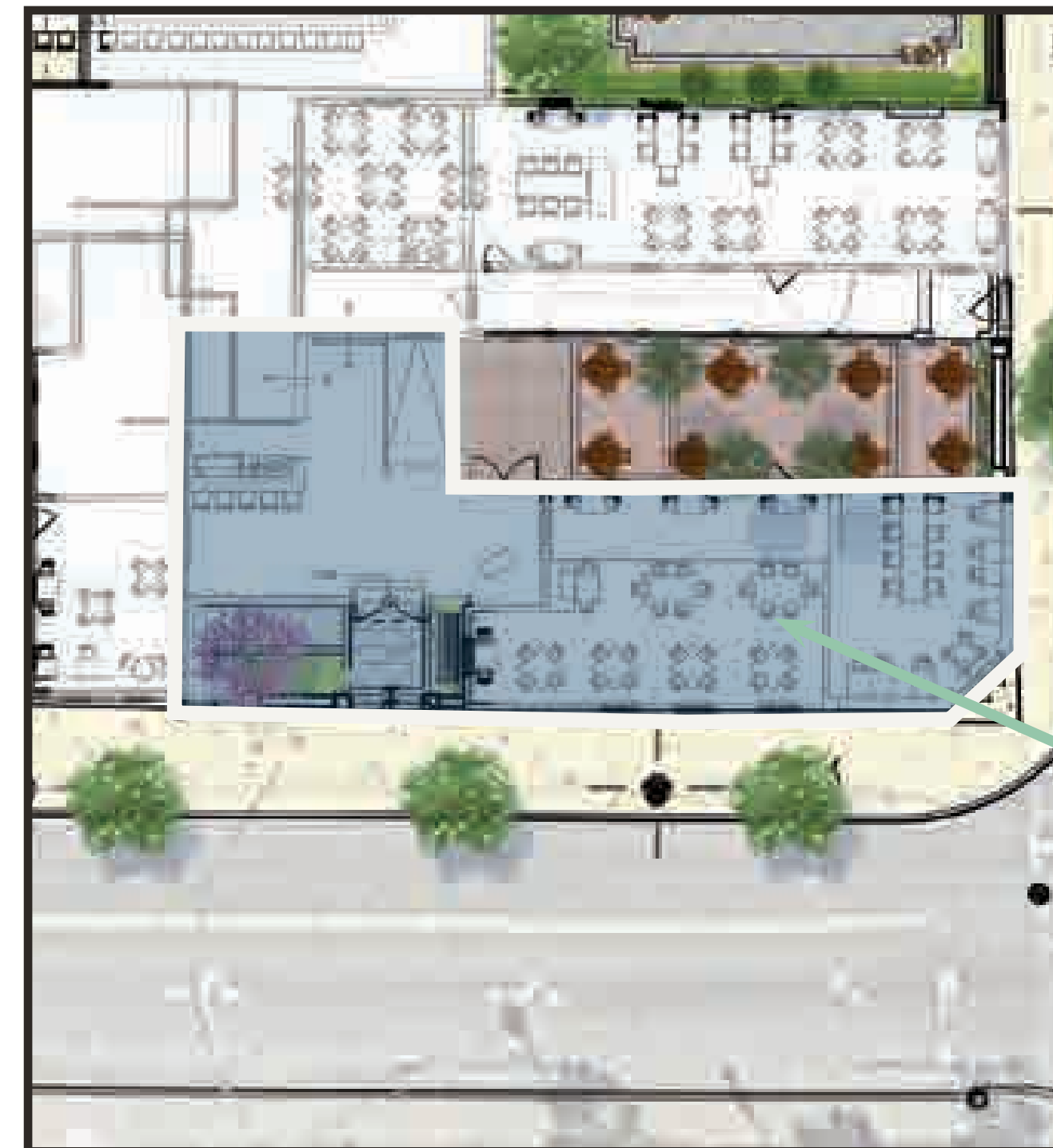
\$55/SF NNN

## DELIVERY CONDITIONS

Restaurant Shell

## AVAILABILITY

Fall 2025



# CHARLESTON

Charleston's retail and hospitality scene is booming, drawing national retailers and top-tier restaurants eager to tap into the city's vibrant, growing economy. Fueled by a strong pro-business climate and a steady influx of residents and visitors, Charleston has emerged as a must-visit destination for consumers seeking luxury shopping and world-class dining. Major luxury brands, including Gucci, Golden Goose, and Loeffler Randall, are now anchored along historic King Street, while the legendary Charleston Place hotel undergoes a \$150 million transformation to further elevate the city's status as a retail hub. The Four Seasons will also debut its first South Carolina hotel, bringing unparalleled service and luxury to the heart of the city by 2028.

Charleston's culinary scene continues to shine with new arrivals from renowned chefs, including Sean Brock's Joyland and Michael Mina's Sorelle, which adds a multi-concept Italian market to Broad Street. These celebrated operators complement the city's rich food scene, with local institutions like Husk and FIG still captivating diners with Southern-inspired fine dining. The continued expansion of hospitality groups like Indigo Road, with concepts such as Two Bit Club, further elevates the city's dining offering.

Iconic local retailers, such as Hampden Clothing and M. Dumas & Sons, remain pillars of Charleston's downtown, ensuring a perfect blend of the old and the new. The city's momentum, amplified by its unique charm, keeps attracting visitors and expanding its reputation as a premier destination for high-end retail, dining, and hospitality. With new and established establishments flourishing side by side, Charleston is poised to continue its rise as a top retail and culinary destination.

# CHARLESTON PENINSULA

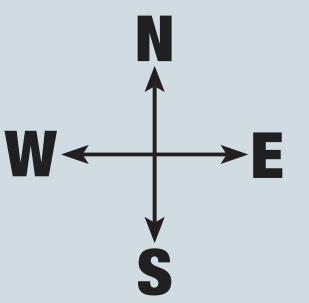
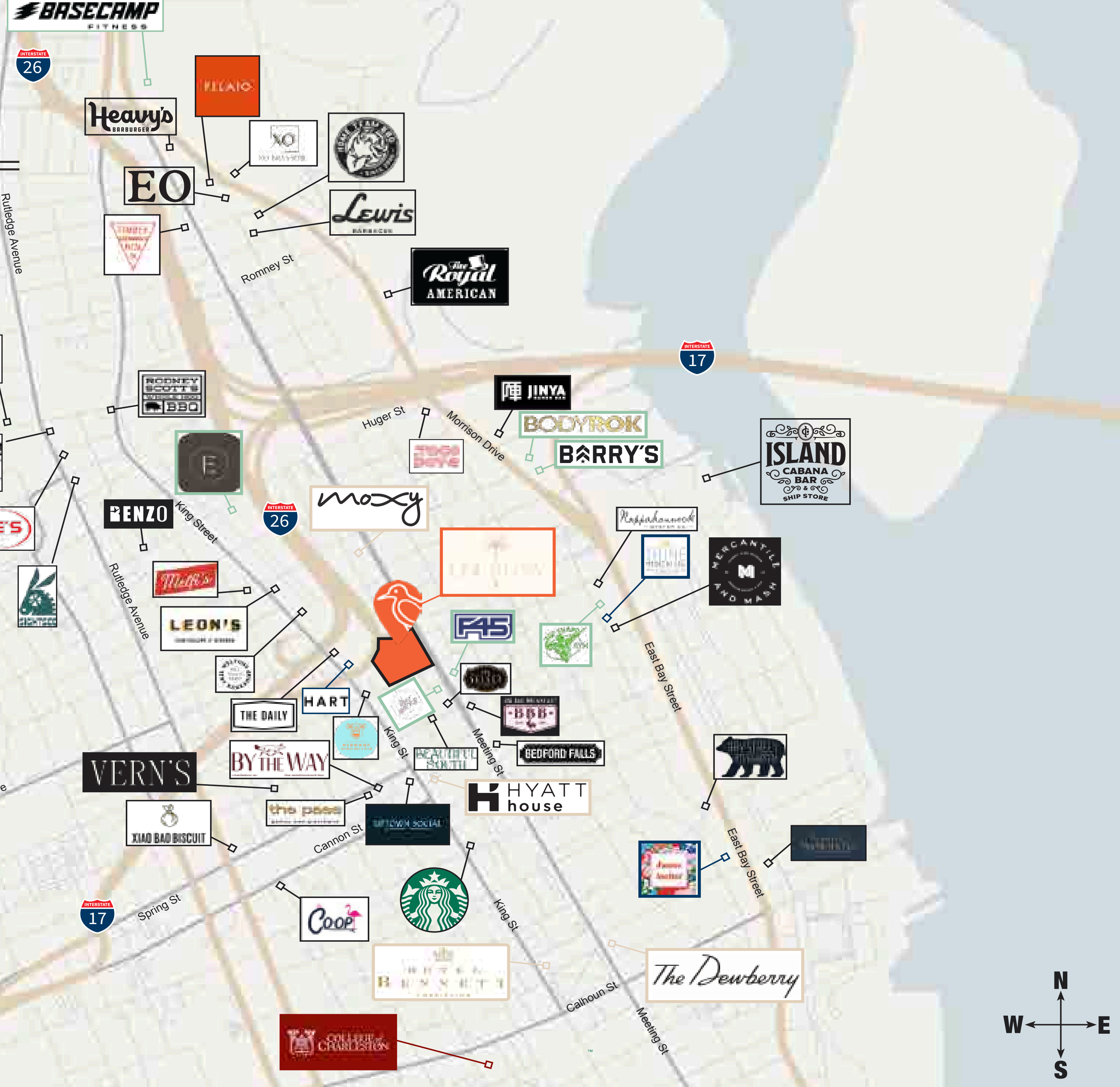
**Subject Property** 

**Food & Beverage** 

**Fitness** 

**Retail** 

**Hotels** 





# LOCATION DETAILS

# NEIGHBORHOOD

Tucked just off Upper King Street, 40 Line Street sits in a prime location—close enough to benefit from the area’s foot traffic and energy, yet far enough removed to create a distinct environment away from the late-night bar crowd. It’s nestled within the Cannonborough–Elliottborough neighborhood, one of Charleston’s most dynamic and walkable districts, blending historic charm with a modern, eclectic lifestyle.

Located in South Carolina’s densest zip code, the area is experiencing a wave of residential growth, especially along Meeting Street. Projects like Meeting Street Lofts and the redevelopment of the old milk factory into 200+ units underscore the demand for luxury urban living. The upcoming Lowcountry Lowline, a 1.7-mile linear park, will add greenery and connectivity to this already walkable corridor—further enhancing the neighborhood’s appeal for both residents and retailers.

The local scene is a major draw, with a vibrant mix of dining, nightlife, fitness, and wellness. Just steps from 40 Line are standout concepts like **The Last Saint** (a speakeasy off King), **Beautiful South** (a fresh take on regional Chinese cuisine), **The Works** (Charleston’s signature “sweat studio”), **The Commodore** (a funk and jazz lounge), **Malagón** (authentic Spanish tapas), and King Street anchors like **Uptown Social** and **Bourbon & Bubbles**.

In short, the area around 40 Line Street offers unmatched access to Charleston’s hottest neighborhood while allowing tenants to create something unique and curated. It’s a walkable, growing, high-density enclave with a strong sense of place—an ideal setting for standout retail, wellness, or hospitality concepts.

**POPULATION**

22,865

**MEDIAN AGE**

30

**AVG HOUSEHOLD INCOME**

\$83,238

**TOTAL HOUSEHOLDS**

10,565

# FACTS & FIGURES

CHARLESTON, SOUTH CAROLINA

**7.89**

**Million**

Visitors to  
Charleston in 2024

**\$14.03**

**Billion**  
Tourism's  
economic impact  
in 2024

**42**

**New Residents**  
Move to the  
Region Everyday

**\$515,500**

**Median Home  
Price**  
May 2025

**8**

Charleston  
**James Beard  
Award  
Recipients**

**#3**

Charleston's 2025  
**Travel & Leisure  
Spot**

# WOODLOCK CAPITAL

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