

FOR LEASE - PRIME RETAIL SPACE

1954 Ashley River Road, Suite D | Charleston, SC 29407



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PROPERTY OFFERING



► HIGHLIGHTS

- City of Charleston
- ±1,080 SF Office/Retail Space Available
- Fully built-out juice bar concept, currently occupied by Synergy Nutrition
- Ideal for café, wellness, boutique retail, or specialty service use
- Strong co-tenancy including Active Day of Charleston, Little Heroes Therapy, Berkeley Rehab, Palmetto Awards, Japan Karate Institute, Summit Adventure Park and Davita
- Adjacent to the U.S. Post Office, driving consistent daily traffic
- High traffic counts and dense surrounding population
- Convenient access to I-526 and Sam Rittenberg Boulevard
- Ample on-site parking
- Positioned near established residential neighborhoods and office communities
- Charleston County Tax No. 351-03-00-103
- South Carolina Commercial MLS # 31007220

► OFFERING SUMMARY

Beach Commercial, LLC as the exclusive agent to market this property, is pleased to offer this ±1,080 sf retail/office space in a high traffic/population location in the West Ashley area of Charleston, SC.

► EXCLUSIVE LISTING AGENT

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► BEACH COMMERCIAL, LLC

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PROPERTY OVERVIEW



► 1954 ASHLEY RIVER ROAD, D | CHARLESTON, SC 29407

Discover an Exciting Leasing Opportunity In West Ashley

Pinepoint Shops in West Ashley offers approximately 1,080 square feet of fully built-out office/retail space available for occupancy. Currently configured as a juice bar, the space presents an ideal opportunity for café, wellness, boutique retail or specialty service users seeking a turnkey layout. The center benefits from strong co-tenancy including Active Day of Charleston, Little Heroes Therapy, Berkeley Rehab, Palmetto Awards, Japan Karate Institute, Summit Adventure Park and Davita, with the U.S. Post Office located adjacent to the property—driving consistent daily traffic. Positioned in a high-traffic corridor with convenient access to I-526 and Sam Rittenberg Boulevard, Pinepoint Shops offers ample parking and proximity to surrounding residential neighborhoods and office communities, creating strong visibility and built-in customer demand.

► MARKETING STATISTICS 29401 (3-MILE RADIUS)

- Total Population: Approximately 36,600 residents
- Median Household Income: Around \$80,000
- Number of Households: Over 18,000 households
- Median Age: Approximately 37 years

ADJACENCY MAP



8.2

Miles to North Charleston

6.5

Miles to Downtown Charleston

7.0

Miles to CHS International Airport

SITEPLAN



PINEPOINT PLAZA

1. Kings Valet Dr
2. Ed's Barbershop
3. World Finance
4. Green Dragon, Inc.
5. Island Dog Pet Wash

6. Renaissance Salon Suites
7. US Post Office
8. Summit Adventure Park
9. DaVitas Dialysis
10. Wells Fargo ATM*

PINEPOINT SHOPS

1. Active Day of Charleston
2. Transocean Equipment Mgmt.
3. Little Heroes Therapy, LLC
4. H Massage
5. Palmetto Awards

6. Rehab Carolina
7. Synergy Nutrition
8. Japan Karate Institute

ADDITIONAL PHOTOS



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DISCLAIMER: This information is submitted confidentially for a project as described herein. The information contains many assumptions and forward looking statements and are subject to changing market conditions, competition, etc that could negatively affect the results of operations. In addition, other information contained herein was taken primarily from third party reports, information and data. Neither Beach Commercial nor the Developer make any representation or warranty, express or implied, as to the accuracy or completeness of the information contained herein, and nothing contained herein shall be relied upon as a promise or representation as to the future performance of the Property.