RETAIL FOR LEASE

10659 OCEAN HWY UNIT C

PAWLEYS ISLAND, SC 29585

Demographics	1 Mile	3 Miles	5 Miles
Total Population	2,935	7,872	14,570
Total Units	2,104	5,550	10,507
Median Income	$49,141	$53,653	$55,296

OFFERING SUMMARY

PRICE:	$2,870
RENTABLE SF:	1,722
LEASE RATE:	$20.00
LEASE TERM:	5 Year Minimum
NNN:	Yes- $8.00 PSF
FLOORS:	1
HVAC:	Central
TYPE:	Retail
APN:	04-0158-045-00-00
COUNTY:	Georgetown
TRAFFIC COUNT:	41,000
ZONING:	GC

PROPERTY OVERVIEW

Prime Retail Opportunity in the Heart of Pawleys Island

This 1,722 SF retail space offers an exceptional leasing opportunity in one of the area's most charming shopping destinations. Formerly home to a women's boutique, the unit features prominent monument and façade signage directly on Hwy 17, ensuring excellent visibility to both local and seasonal traffic.
Island Shops is home to well-established anchor tenants Rustic Table and Bistro 217, alongside a curated mix of boutiques and specialty shops. Visitors enjoy the scenic pond setting with ducks and geese, meandering walkways, and the authentic Lowcountry atmosphere that makes this center a local favorite.

The space includes ample parking, strong co-tenancy, and a warm, inviting aesthetic ideal for retail, gallery, or service-based businesses. This rare opportunity in Pawleys Island's most picturesque and walkable retail center won't last long.

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