



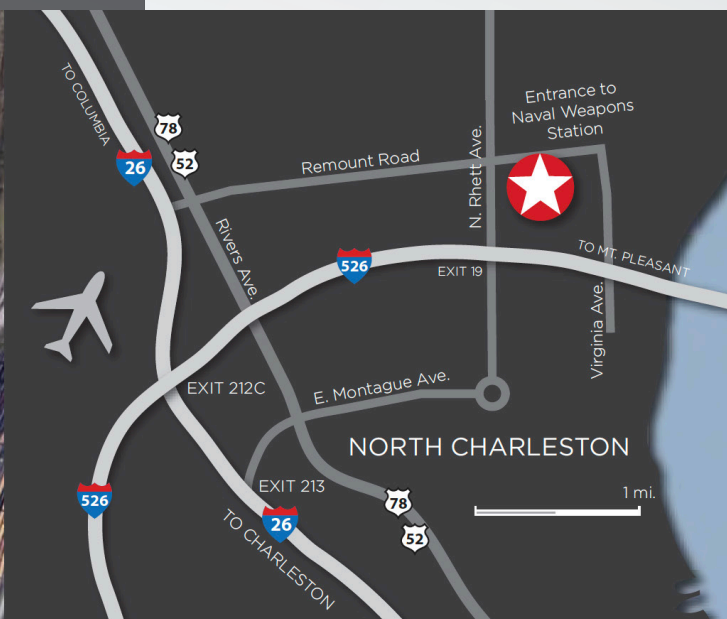
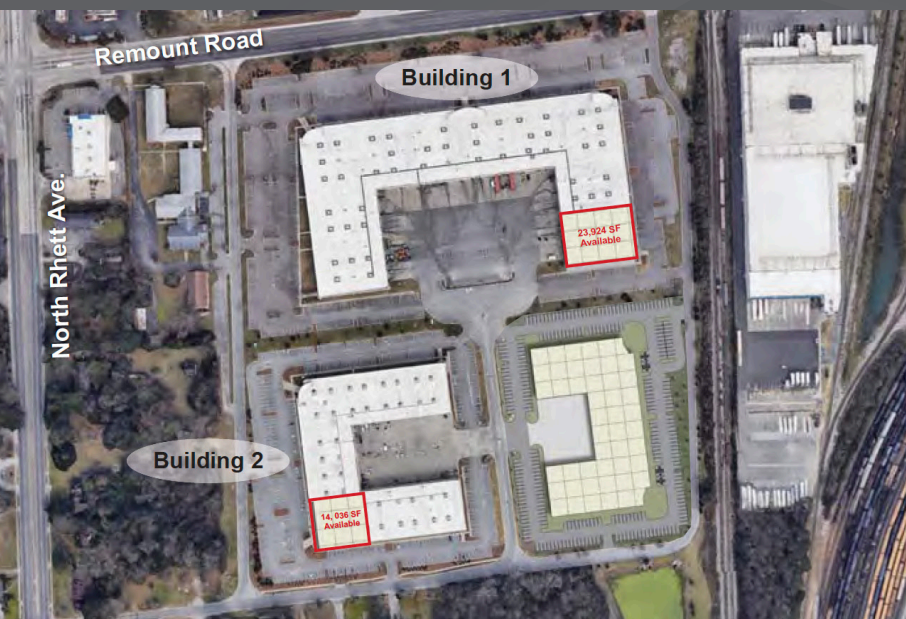
**1101 REMOUNT ROAD - N. CHARLESTON
23,924 SF**

**REMOUNT
BUSINESS
PARK**
NORTH CHARLESTON



**1141 REMOUNT ROAD - N. CHARLESTON
14,036 SF**

**FOR
LEASE**



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REMOUNT BUSINESS PARK

TWO SPACES • 23,924 SF & 14,036 SF

AVAILABLE FOR LEASE

TWO SPACES CURRENTLY AVAILABLE FOR LEASE

Remount Business Park is a Class "A" master planned office park. 1101 Remount Road, building 1, has 23,924 SF, which can be subdivided into approximately 12,743 SF and 11,148 SF. 1141 Remount Road, building 2, has 14,036 SF, which can be subdivided into approximately 10,186 SF or 3,850 SF. All areas are office/integration space in turnkey condition. The park is located near the intersection of North Rhett Avenue and Remount Road in North Charleston, South Carolina immediately adjacent to the entrance of Naval Weapons Station Charleston.

LOCATION	1101 & 1141 Remount Road, North Charleston, SC 29406
TOTAL PARK ACREAGE	65 acres
BUILDING AREA	Building 1 - 199,964 SF - One Story Building 2 - 105,150 SF - One Story
AVAILABLE	23,924 SF - Turnkey Building 1, DH 12,743 SF - Turnkey Building 1, DH 11,148 SF - Turnkey Building 1, DH 14,036 SF - Turnkey Building 2 10,186 SF - Turnkey Building 2 3,850 SF - Turnkey Building 2
ENTRY	Private Entrances
UNIT DEPTH	120'
CONSTRUCTION	Tilt-up Concrete, Glass
CEILING HEIGHT	18' Clear
BAY SIZES	40' x 40'
LOADING	Drive-in Door Dock-high Doors Available
PARKING	4 per 1,000 SF, Fully Lighted
SPRINKLER	Fully Sprinklered
ROOF	45 Mil TPO White Membrane Roof System, R-19 Insulation
ELECTRICAL	Multiple Sources
ELECTRICAL SERVICE	To Suit - 480 Volt
ELECTRICAL BACK-UP	Connection Box for Back-up Generators
FIBER OPTIC	Multiple Sources with Loop in Park
BANDWIDTH	Abundant
AIR CONDITIONING	Fully Airconditioned
TENANT FINISH ALLOWANCE	Negotiable
RENTAL RATE	\$17.50 per SF, per year - NNN



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1101 & 1141 REMOUNT ROAD - NORTH CHARLESTON SC

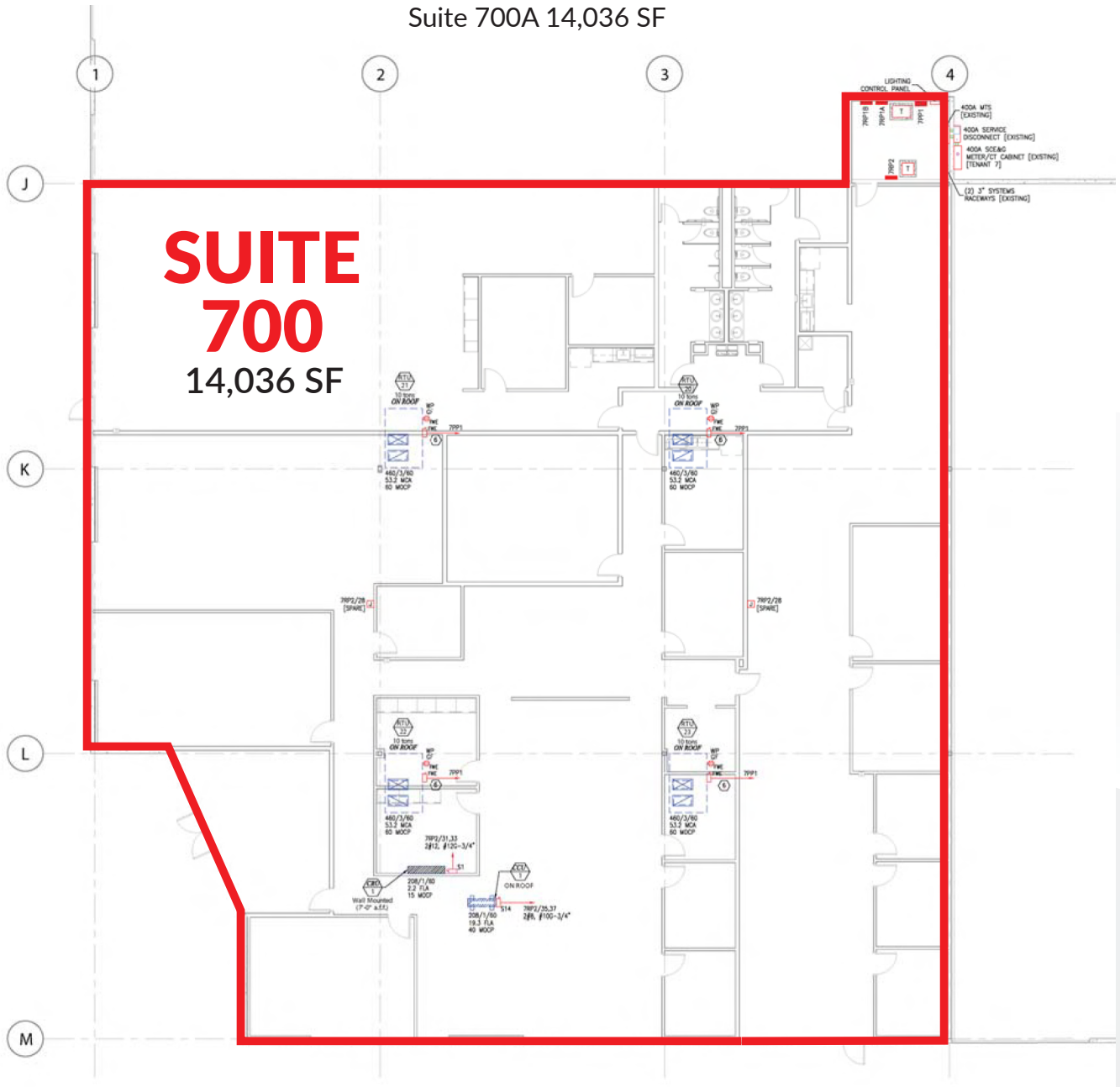
REMOUNT BUSINESS PARK

1141 REMOUNT ROAD

AVAILABLE FOR LEASE

BUILDING 2

Suite 700A 14,036 SF



1101 & 1141 REMOUNT ROAD - NORTH CHARLESTON SC



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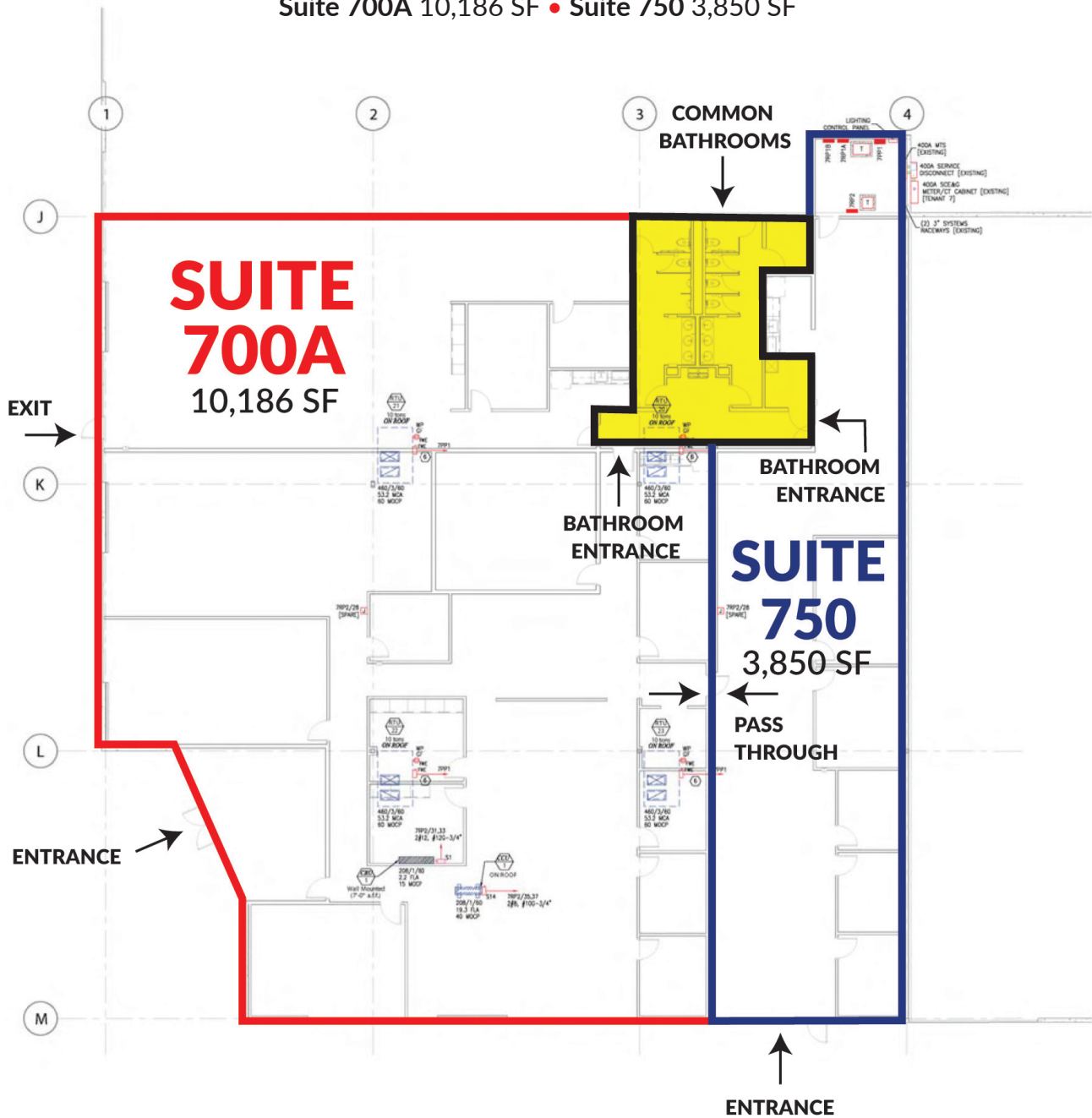
REMOUNT BUSINESS PARK

1141 REMOUNT ROAD

AVAILABLE FOR LEASE

BUILDING 2 SUBDIVISION PLAN

Suite 700A 10,186 SF • Suite 750 3,850 SF



1101 & 1141 REMOUNT ROAD - NORTH CHARLESTON SC



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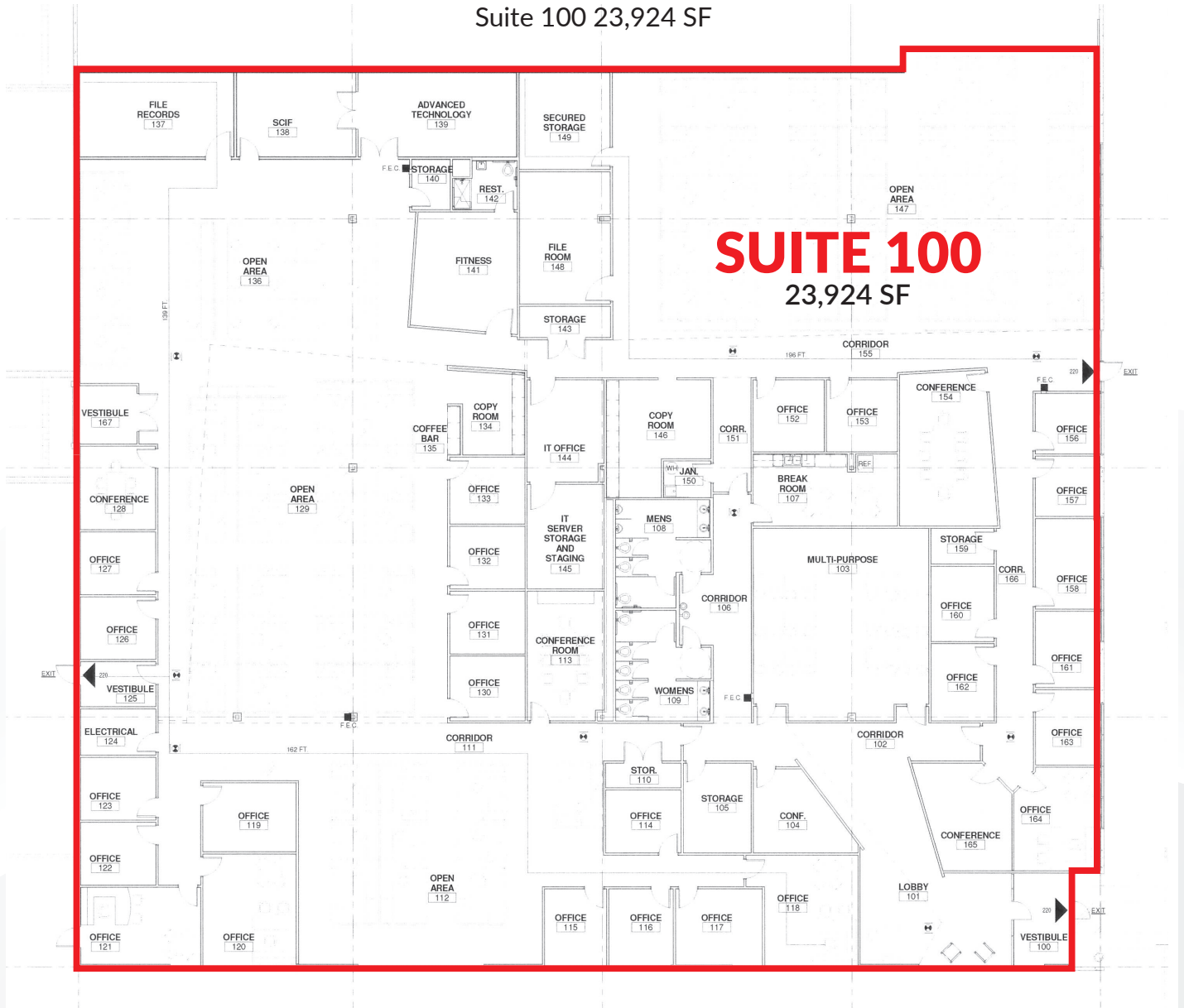
REMOUNT BUSINESS PARK

1101 REMOUNT ROAD

AVAILABLE FOR LEASE

BUILDING 1

Suite 100 23,924 SF



1101 & 1141 REMOUNT ROAD - NORTH CHARLESTON SC



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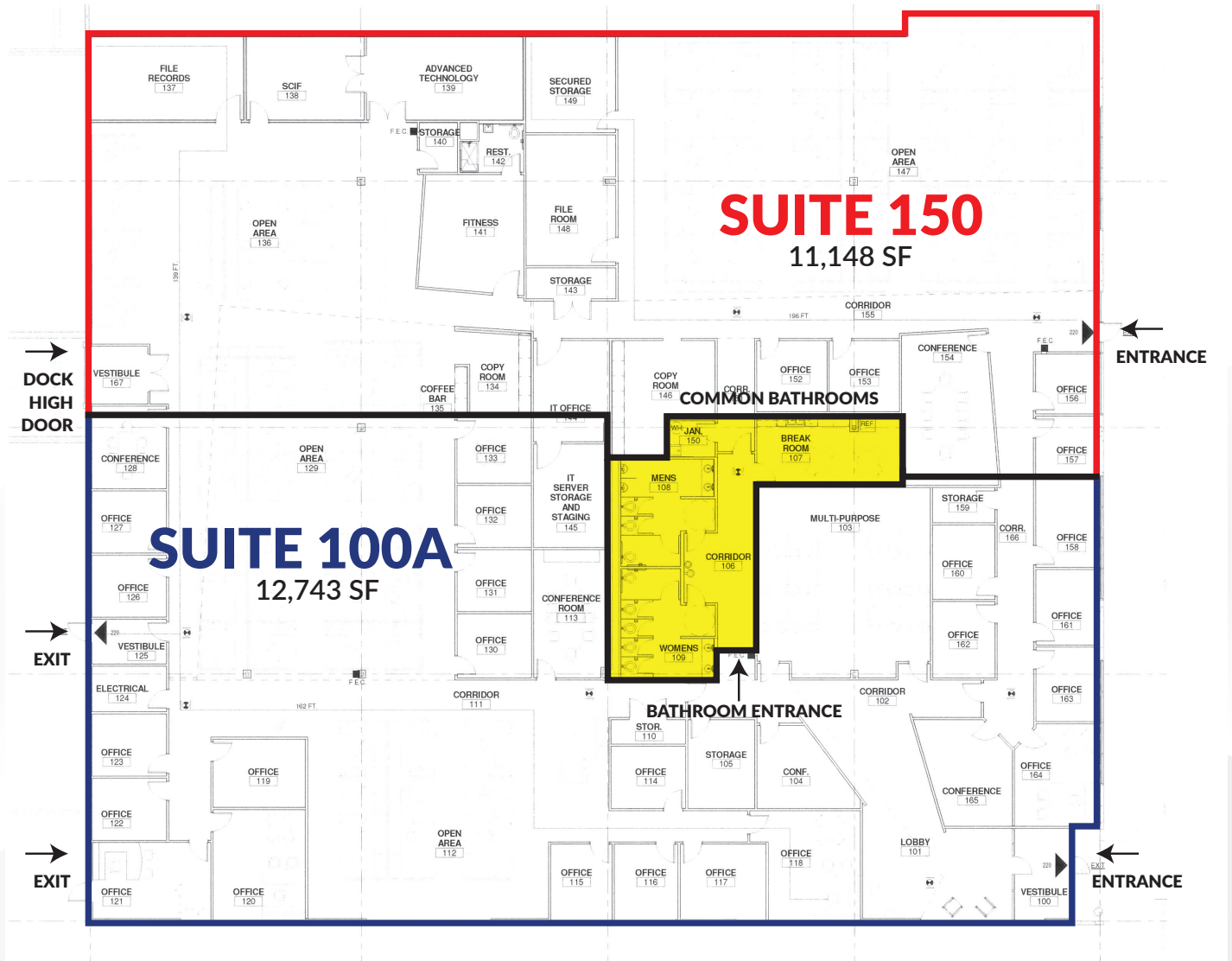
REMOUNT BUSINESS PARK

1101 REMOUNT ROAD

AVAILABLE FOR LEASE

BUILDING 1 SUBDIVISION PLAN

Suite 100A 12,743 SF • Suite 150 11,148 SF



1101 & 1141 REMOUNT ROAD - NORTH CHARLESTON SC



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