



simmons park

211 river landing drive, charleston, sc 29492

second generation fitness space

- Simmons Park is an upscale mixed-use development featuring 5,550 SF of street-front retail beneath 269 luxury apartment residences
- Positioned in the heart of Daniel Island's thriving commercial district, surrounded by an affluent customer base with \$118,187 median household income within a 5-minute drive
- 2,285 sf second generation fitness opportunity
- Highly visible endcap location offering abundant natural light and enhanced storefront exposure

nearby retailers



traffic counts

18,728 VPD | Seven Farms Drive
13,272 VPD | River Landing Drive

Source: ESRI 2025

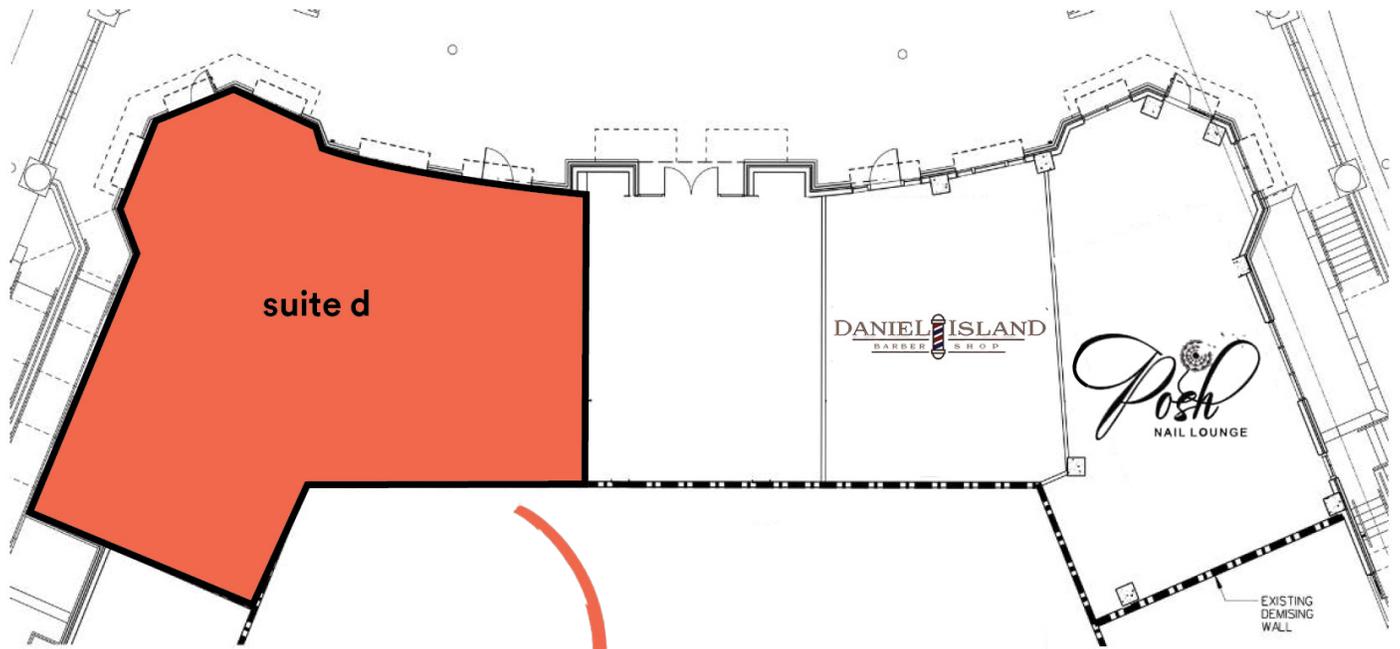
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site plan



space plan - suite d



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aerial



demographics

5 minutes



10 minutes



Source: ESRI 2025

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