

BROOKING SQUARE VILLAGE

Point *VILLAGE* *Hope*



**±18,300 SF Class-A Retail
DELIVERING MAY 2026**

1000 Waterline Dr, Charleston, SC 29414

LEASING

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A DEVELOPMENT BY

WOODFIELD
DEVELOPMENT

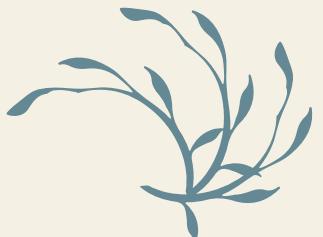

SIMPSON HOUSING
invest.
build.
manage.

Meet Brooking Square Village

INSPIRED BY NATURE

Brooking Square Village is a premier mixed-use development scheduled for completion May 2026. Located within Charleston, South Carolina's 9,000 acre master-planned community, Point Hope, Brooking Square Village features 348 luxury residential units complemented by \pm 18,000 square feet of Class A retail space. The retail leasing opportunity is comprised of three \pm 6,000 square foot single-story buildings positioned at the gateway of the development. Each building offers flexible floor plans that can be customized and subdivided to meet the specific needs of various tenants and their operational demands.

The Residences at Brooking Square Village consist of one-, two-, and three-bedroom apartments as well as three-bedroom townhomes. These four-story buildings were designed with a coastal lifestyle in mind, featuring hues of shell white, sand, and ocean. The interiors are airy, spacious, and will be professionally maintained with the utmost care. The residents of Brooking Square Village will have access to exclusive on-site amenities including pickleball courts, a resort-style saltwater pool, outdoor lounges, an activity lawn, a fitness club, a dog park and pet spa, and much more.





The opportunity

SITE PLAN

| | | |
|---|-----------------------------|----------------------------|
| A | Retail / Office Opportunity | $\pm 1,500 - \pm 5,810$ SF |
| B | Retail / Office Opportunity | $\pm 1,500 - \pm 6,214$ SF |
| C | Retail / Office Opportunity | $\pm 1,500 - \pm 6,214$ SF |

● Retail / Office Leasing Opportunity

● Leasing Office

● Multifamily

Mixed-use destination

PROJECT OVERVIEW

±18,300 SF

TOTAL RETAIL / OFFICE

New construction, Class A space

Premier visibility at the gateway to the development



5 MILES

TRAILS

Walking, biking, and hiking trails weave throughout the Point Hope development

13 MILES

DISTANCE

From Point Hope development to Charleston International Airport

Retail opportunities

BUILDING A

● 201 YUKON STREET

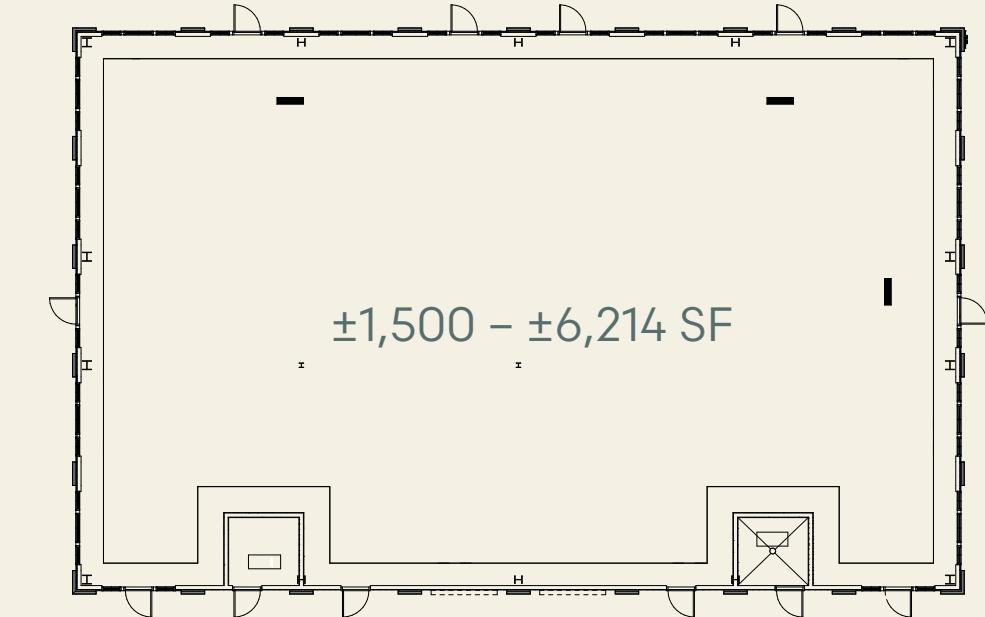
- 15'-6" ceiling height
- 12' tall windows
- Grease trap



BUILDING B

● 305 REDTAIL LANE

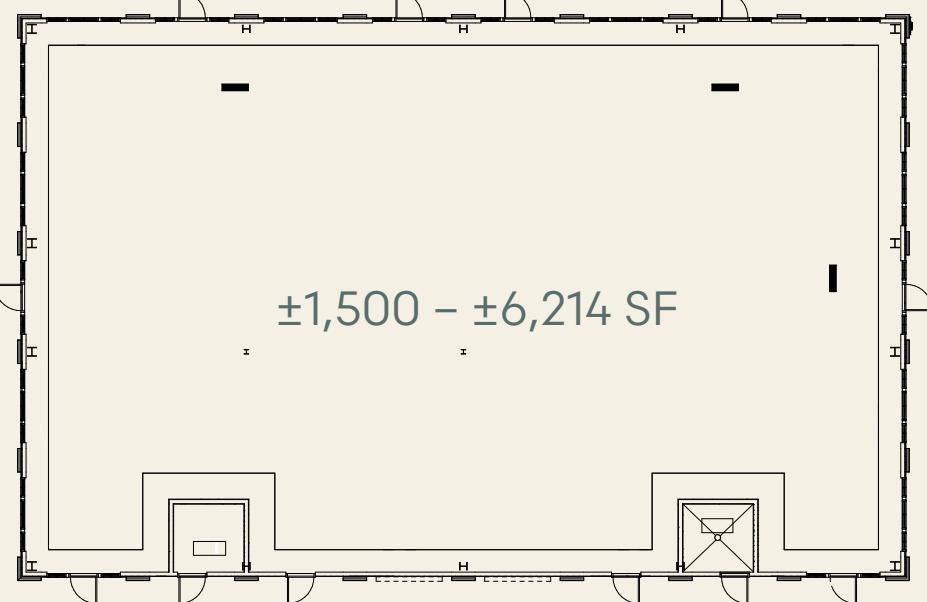
- 17'-4" ceiling height
- 12' tall windows



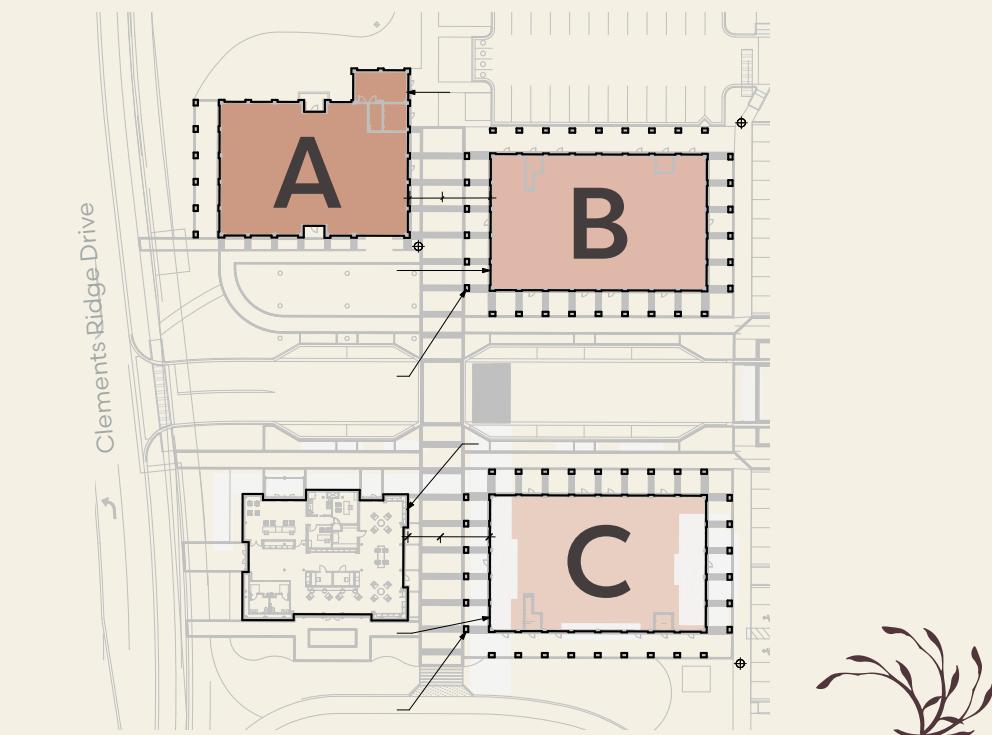
BUILDING C

● 311 REDTAIL LANE

- 17'-4" ceiling height
- 12' tall windows



KEY PLAN



Renderings

RETAIL/OFFICE BUILDINGS



Nearby retail and residential

LOCATION



Residential boom

AREA GROWTH

The area is experiencing significant residential growth through existing homes, active construction, and proposed developments. This expansion will bring the community to approximately 12,800 total residential units at full buildout, reflecting strong market demand and establishing the area as a thriving residential destination.

8,000
UNITS

Existing Multifamily

3,000
UNITS

Proposed Multifamily

1,800
UNITS

Under Construction



Existing

Proposed

Under Construction

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