

888 COLLEGE PARK ROAD



FOR LEASE

RETAIL/FLEX / LIGHT INDUSTRIAL

PROJECT OVERVIEW

600

700



+ **Current Availability:**

6,567 SF Flex

+ Renovations Complete

+ Ample Drive in Doors and Parking

+ Build To Suit Options Up To 50,000 SF

+ **Future Availability:**

1,300 - 20,078 SF Retail (Q2 2025)

4,315 SF Warehouse with .80 Acre
Fenced in Yard (Q4 2024)

3,750 - 7,500 SF Warehouse (Q2 2025)

AERIAL

COLLEGE PARK ROAD

Building 3
Flex
Available Now
6,567 SF

Building 4
Industrial
Delivering Q4 2024
4,315 SF with 0.8 Acre
Fenced Yard

Building 5
Industrial/Flex
Proposed
Delivering Q2 2025
3,750-7,500 SF

Building 9 & 10
Industrial
Proposed
Build to Suit: Up to 50,000 SF
Access from Berkeley Farms Road

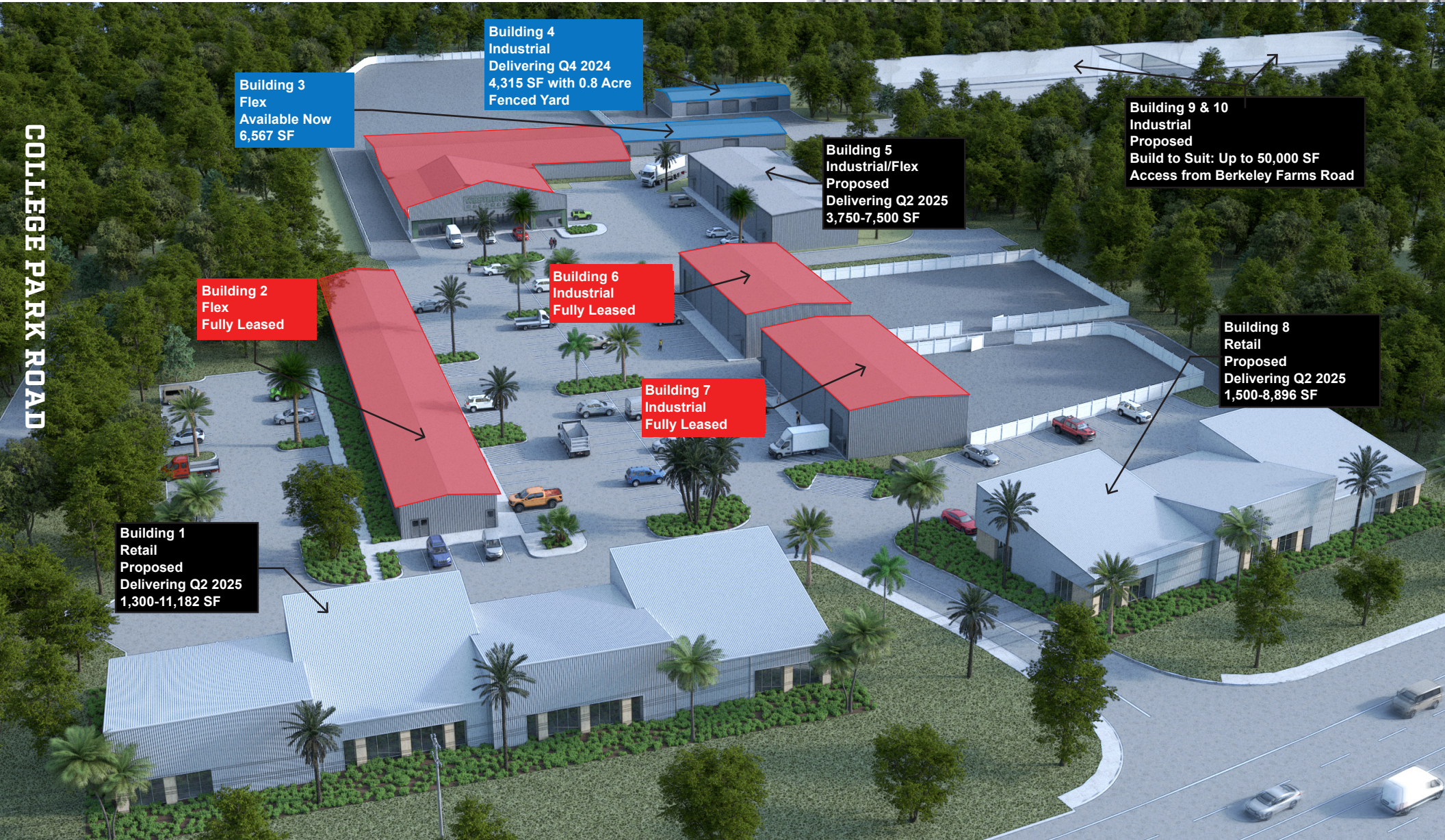
Building 2
Flex
Fully Leased

Building 6
Industrial
Fully Leased

Building 7
Industrial
Fully Leased

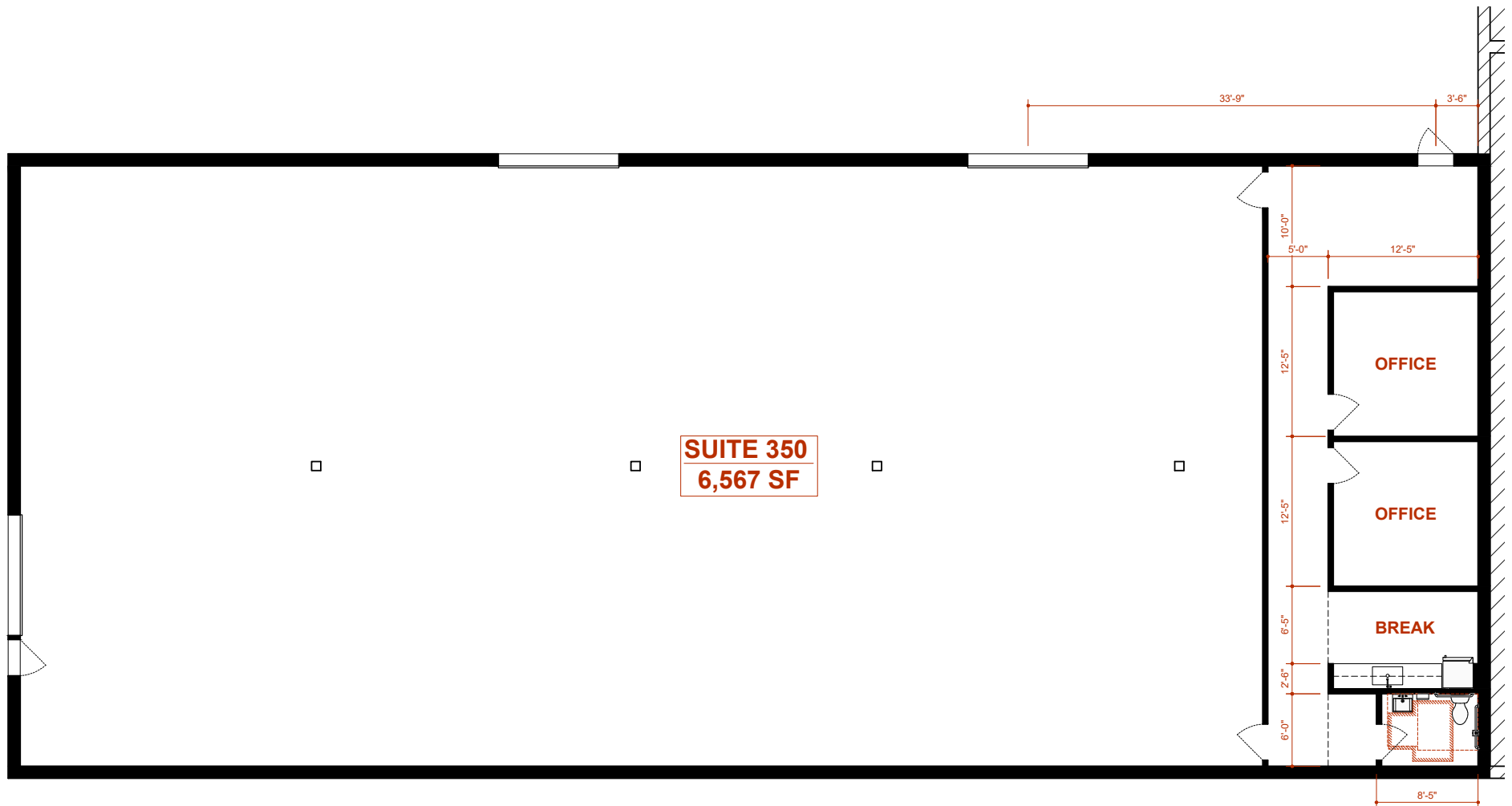
Building 8
Retail
Proposed
Delivering Q2 2025
1,500-8,896 SF

Building 1
Retail
Proposed
Delivering Q2 2025
1,300-11,182 SF



BUILDING 3

- + 6,567 SF Available
- + Spec Office Complete
- + Three Drive in Doors



RETAIL AERIAL

Volvo Headquarters
4,000 Employees
15 Miles



Roper St. Francis
Berkeley Campus
90 Acre - 50 bed Hospital and
80,000 SF MOB

Northwood Church/Academy
700 Students

ALT.
17

Carnes Crossroads
Publix

FARMERS & MERCHANTS
SUNOCO

SUNOCO

Harris Teeter
PANDORA

The Grill at Windmill
ent
SHALLEGAR
PHILLY
PIZZERIA
FACTORY

THE BLAKE

289 Unit Multi-Family
Development

Carnes Crossroads Development
2,300 Acres | 5,000 Homes

CHARLESTON GI
LOWCOUNTRY
Women's Specialists

DUNKIN' DONUTS

EAT RY DELI

SHERWIN WILLIAMS

240 Unit Multi-Family
Development

260 Unit Multi-Family
Development

Rainbow CHILD CARE CENTER
PALMETTO EYE INSTITUTE
Solomon FAMILY DENTISTRY
Sweetgrass Pediatrics
MUSC Health

innexton.
4,500 Acres/8,500 Homes
15 Miles

Myers Rd

St James Ave

176



Royle Rd

888 COLLEGE PARK ROAD



AREA DEMOS



	2 MILES	5 MILES	7 MILES
POPULATION			
2022 Population - Current Year Estimate	38,330	124,633	247,489
2027 Population - Five Year Projection	41,119	134,319	262,418
2010 Population - Census	31,284	95,362	182,039
2000 Population - Census	23,350	72,045	130,228
2022-2027 Annual Population Growth Rate	1.41%	1.51%	1.18%
HOUSEHOLDS			
2022 Households - Current Year Estimate	14,162	47,850	93,966
2027 Households - Five Year Projection	15,172	51,577	99,721
2010 Households - Census	11,109	35,101	67,878
2000 Households - Census	7,980	25,126	46,968
2022-2027 Annual Household Growth Rate	1.39%	1.51%	1.20%
2022 Average Household Size	2.70	2.57	2.61
HOUSEHOLD INCOME			
2022 Average Household Income	\$89,816	\$88,841	\$90,642
2027 Average Household Income	\$101,108	\$101,302	\$102,992
2022 Median Household Income	\$74,001	\$70,991	\$72,547
2027 Median Household Income	\$81,872	\$79,993	\$81,047
2022 Per Capita Income	\$33,088	\$33,922	\$34,494
2027 Per Capita Income	\$37,195	\$38,680	\$39,220
HOUSING UNITS			
2022 Housing Units	15,190	51,756	100,715
2022 Vacant Housing Units	1,028	3,906	6,749
2022 Occupied Housing Units	14,161	47,850	93,966
2022 Owner Occupied Housing Units	9,555	32,222	62,882
2022 Renter Occupied Housing Units	4,606	15,628	31,084
EDUCATION			
2022 Population 25 and Over	25,661	83,004	165,277
High School Degree	6,474	19,977	36,907
Associates Degree	3,484	10,913	21,877
Bachelor's Degree	3,867	13,861	30,764
Graduate or Professional Degree	2,176	6,902	15,387
PLACE OF WORK			
2022 Businesses	572	3,163	5,777
2022 Employees	5,648	35,025	61,417

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