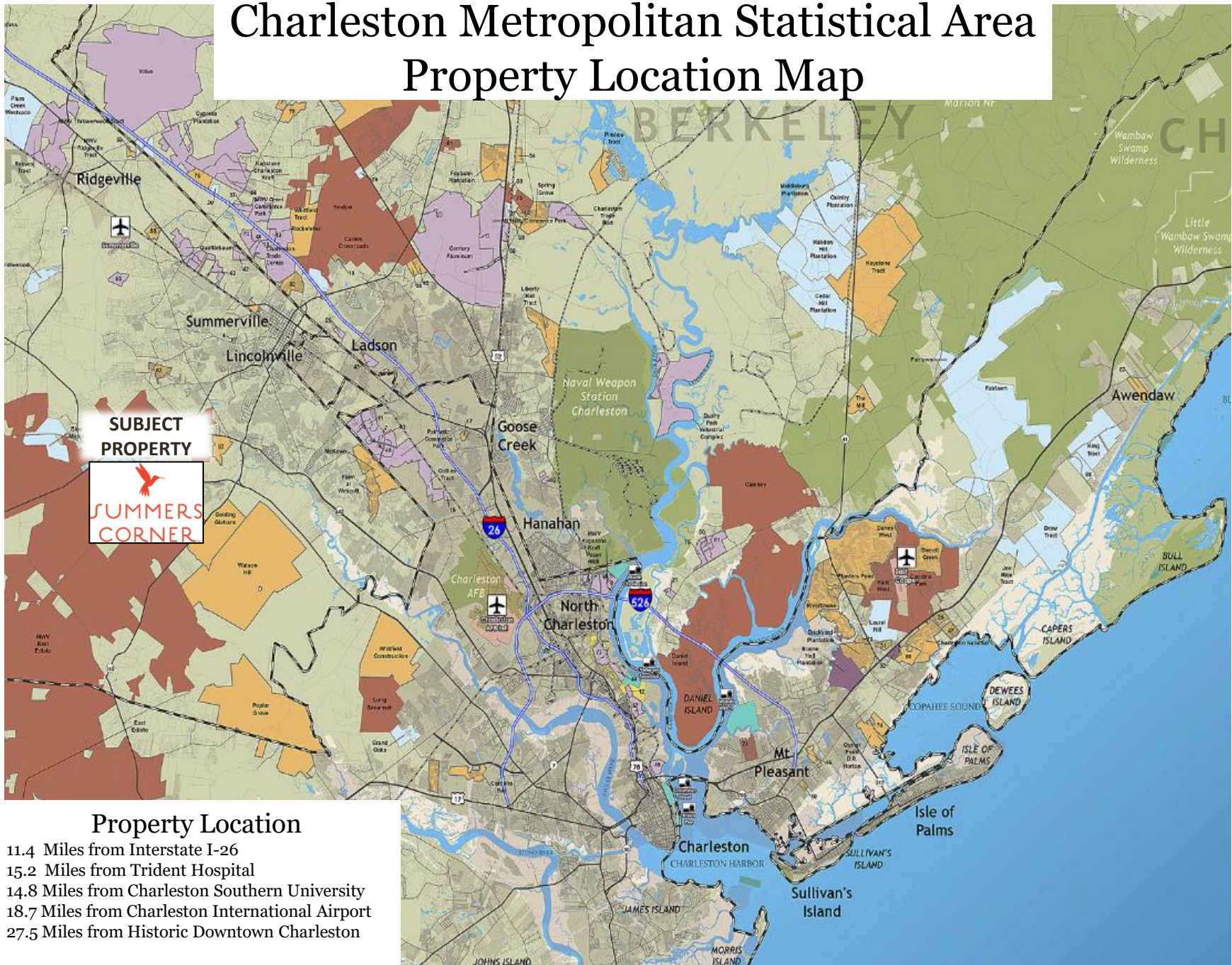




Commercial Land Presentation



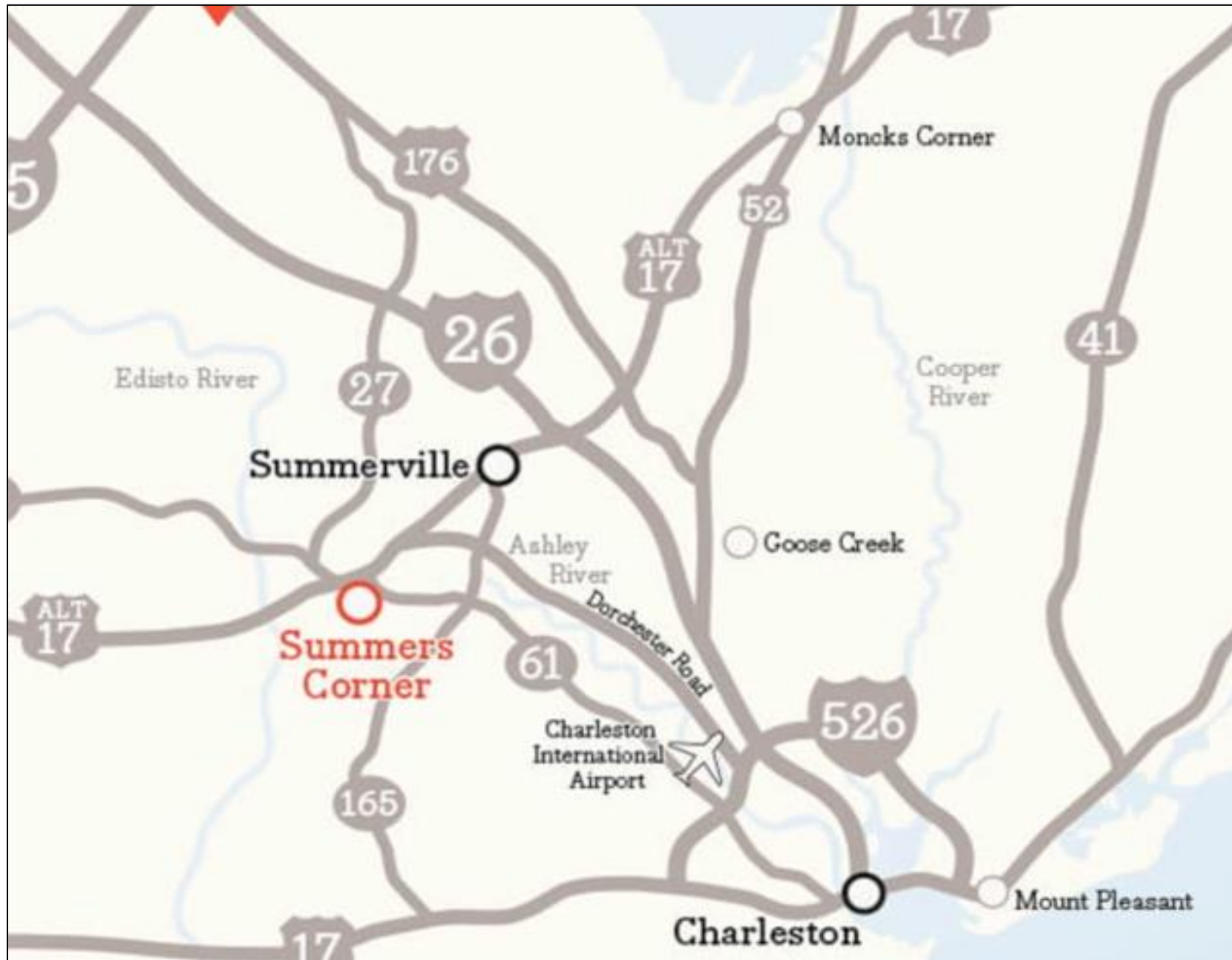
Charleston Metropolitan Statistical Area Property Location Map



Summers Corner – Charleston MSA Aerial

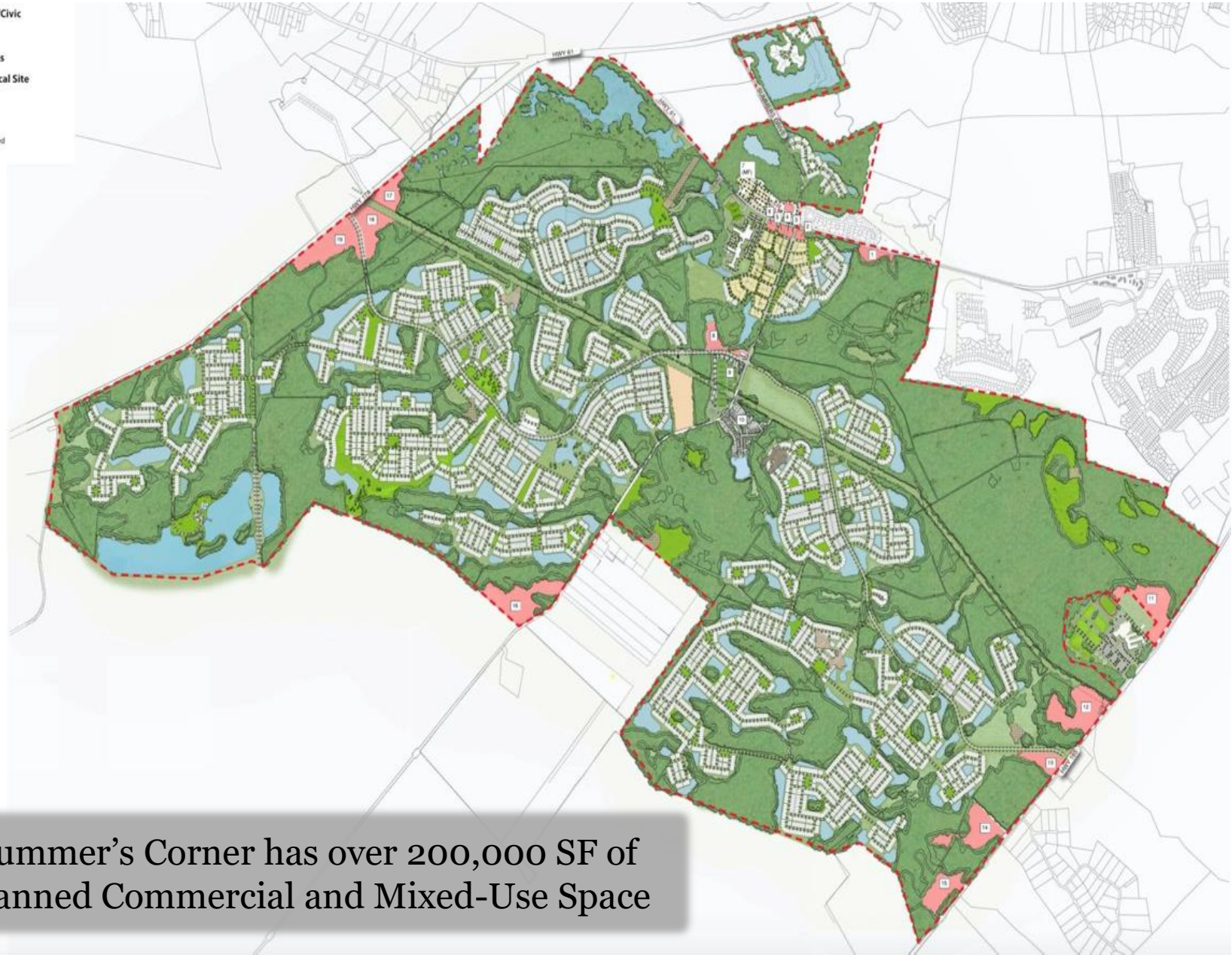


Graphic Map Rendering





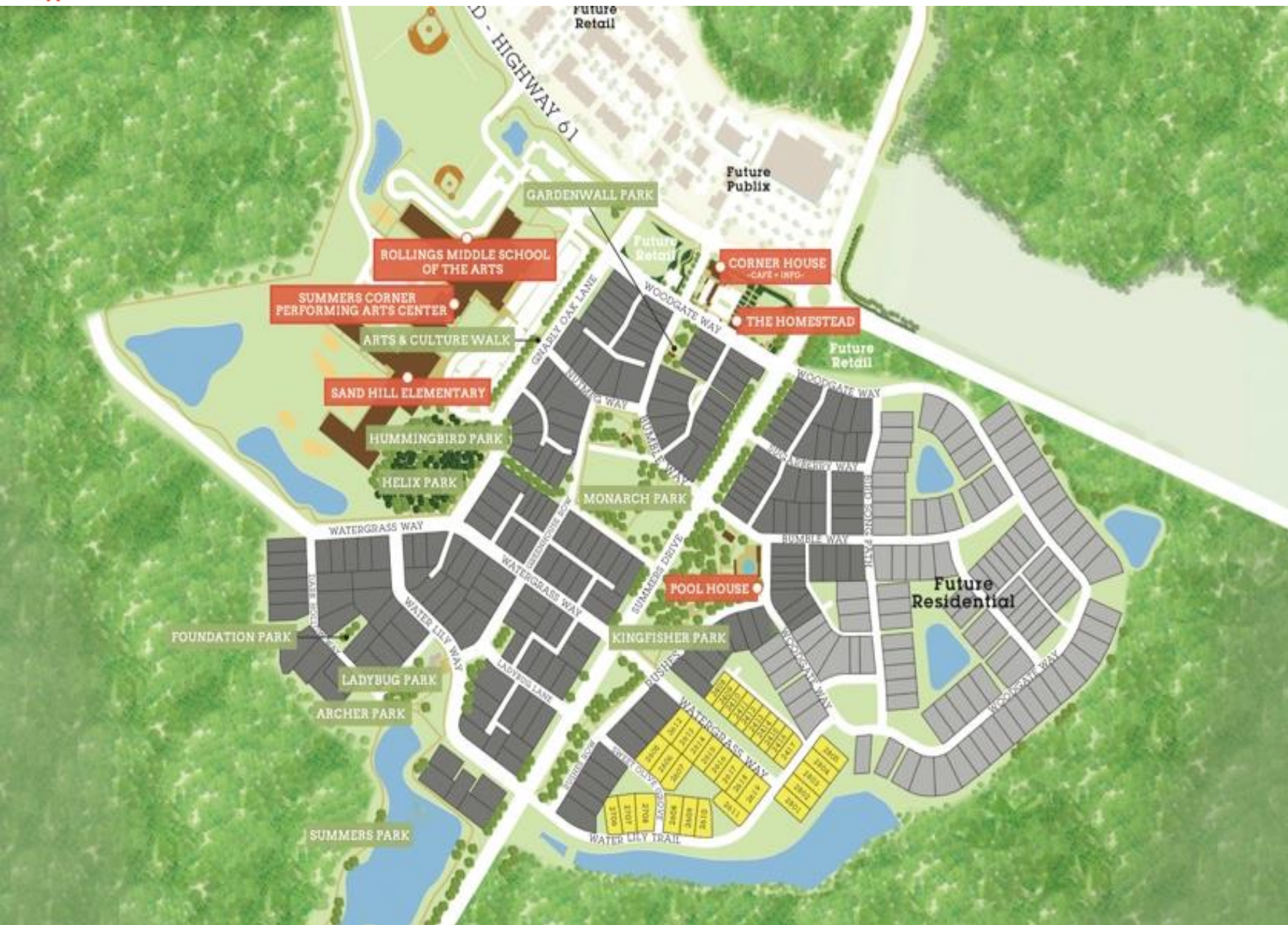
Summers Corner Master Plan



Summer's Corner has over 200,000 SF of Planned Commercial and Mixed-Use Space



Summers Corner Community Map





Community Amenities

Buffalo Lake:

- With 95 acres of open water, this site attracts many residents, offering yoga, painting classes, fishing, and kayaking



The Pool House:

- In the heart of the community, exclusive to residents only, this resort style amenity is complete with children's area, and changing rooms.



Walking and Biking Trails:

- Spanning over 12 Miles, the Summers Corner trails wind through rustic forest landscape as well as town center





Education Opportunities

Sand Hill Elementary:

- 745 Students
- 45 Teachers
- Pre-K through 5th Grade
- Rated in the top 20% of public elementary schools in South Carolina



Rollings School of The Arts:

- 705 Students
- 39 Teachers
- Grades 6-8
- Rated as being in the top 5% of Public middle schools in South Carolina



Summers Corner Performing Arts Center

- Built in 2018
- Equipped with over 1,000 Seats
- Hosts up to 18 events a year
- Features state of the art design and construction
- Concert Hall
- Orchestra Space
- Balcony Seating
- Side Porch Pavilion Space





Summer Corner Quick Facts:

- Purchased by Master Developer Lennar, on July 31, 2018
- Total of 6,932 acres, 6,300 of which have been reserved for housing
- Main Access Points: Hwy 61, Hwy 17-A, and Hwy 165



- Homes in Summers Corner are built by 4 different master builders: Saussy Burbank, Stanley Martin Homes, Sabal Homes, and Dan Ryan Builders



- 24 Miles from Downtown Charleston
- 8 Miles from Downtown Summerville
- 18 Miles from Charleston International Airport
- 5 Max from any home to a community greenspace



Development Summary

Expected Use	Expected Quantity
<u>Residential</u>	<u>Units</u>
Single family, detached	5,638
Attached (town homes / condominiums)	631
Age restricted	2,194
For rent apartments	455
	<u>Net Acres</u>
Commercial (office, retail, hotel, other)	193





Summers Corner Master Plan





For More Information:



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