



570 LONG POINT ROAD | MOUNT PLEASANT, SC

LEASE OPPORTUNITY

- Class A professional or medical office space available in move-in condition
- Competitive rental rates, ample parking
- Generous Tenant Improvement Allowance available
- Accessible location at I-526 and Long Point Road intersection

NORVELL
REAL ESTATE GROUP

Contact

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MOUNT PLEASANT, SOUTH CAROLINA



LOCATION

570 Long Point is just off I-526, in **close proximity to Highway 17 N** in Mount Pleasant, and approximately 5 miles to I-26. **Daniel Island** and the **Cainhoy** area are within a 10-15 minute drive.

Nearby businesses and amenities include **Atria Assisted Living**, **Belle Hall Shopping Center** including **Starbucks**, **Moe's Southwest Grill** and **Harris Teeter**. The SC Ports Authority HQ and Wando Welch terminal are less than 2 miles away, and the building is surrounded by upscale neighborhoods.

East Cooper Medical Center is 2.8 mi from site, Roper Saint Francis Mount Pleasant approximately 8 miles away. Numerous medical facilities within 2-mile radius.

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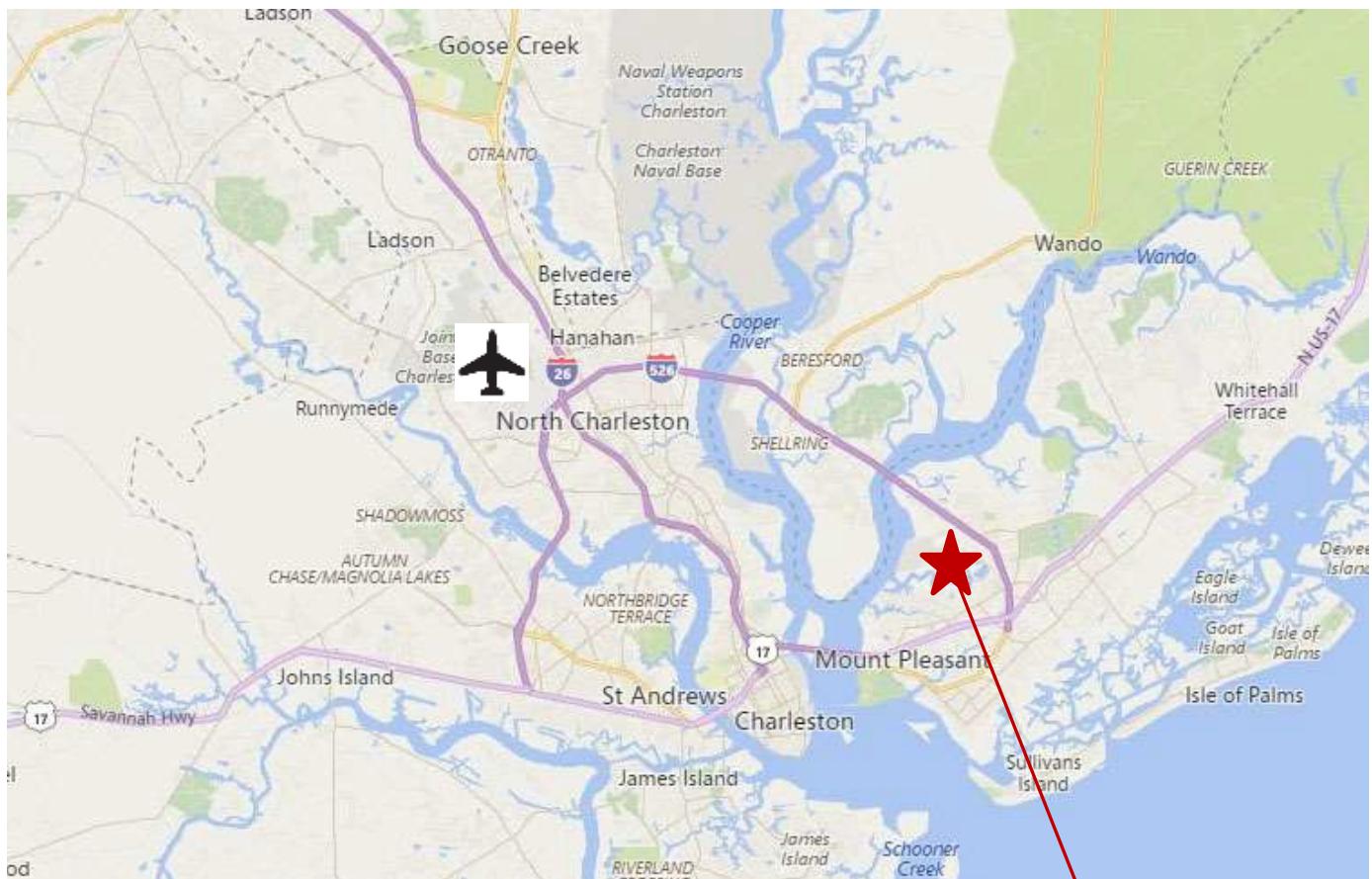
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RENTAL RATE

\$26.00 – 32.00 RSF, full service

TENANT IMPROVEMENTS

Several spaces in move-in condition. Landlord will upfit per tenants' specifications. Generous improvement allowance available.



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